

CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

RECEIVED

JAN 23 2024 TEL: RES.: 647-861-8106

PURCHASER: SANJIDA SYED

LOT / PHASE 82 / 1	REG. PLAN #	HOUSE TYPE Rose 6 Elev 2 (5 Bedroom)		
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CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD LEVEL 23Jan24 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE UPPER WITH GABLES - 650MM DEEP - PRICE IS EACH 23Jan24 Note:	

CERAMIC TILE

1 - TILE - UPGRADE 1 FLOOR TILE - POWDER ROOM 23Jan24 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - KITCHEN/BREAKFAST AREA 23Jan24 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - GARAGE ENTRANCE/MUD ROOM 23Jan24 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - FOYER 23Jan24 Note:	

CONSTRUCTION

1 - PRIMARY ENSUITE - PROVISION FOR SHAMPOO NICHE APPROX. 14" WIDE X 20" HIGH AS PER SKETCH – IF CONSTRUCTION PERMITS 01Nov23 Note:	
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COUNTER TOP

1 - BEDROOM 5 ENSUITE COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - BEDROOM 4 ENSUITE COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - BEDROOM 2/3 SHARED ENSUITE COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - POWDER ROOM COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - MASTER ENSUITE COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - KITCHEN COUNTER TOP - UPGRADE STONE COUNTER TOP 23Jan24 Note:	
1 - PRIMARY ENSUITE - SHAMPOO NICHE 14" WIDE X 20" HIGH AS PER SKETCH – MARBLE, GRANITE OR QUARTZ – IF CONSTRUCTION PERMITS - REQUIRES PROVISION FROM CONSTRUCTION 01Nov23 Note: SUPPLY & INSTALL	

ELECTRICAL

8 - POT LIGHT - LED - FIRST FLOOR INSTALLATION FAMILY ROOM - SEE SKETCH 01Nov23 Note:	
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82 / 1		Rose 6 Elev 2 (5 Bedroom)		
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE				
01Nov23 Note:				
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM				
01Nov23 Note:				
1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED				
01Nov23 Note:				
6 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE - SEE SKETCH				
01Nov23 Note:				
FIREPLACE AND ACCESSORIES				
1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR				
01Nov23 Note:				
HARDWOOD FLOORING				
1 - LAMINATE – UPGRADE TO AVENUE SERIES IN LIEU OF STANDARD LAMINATE				
23Jan24 Note:				
HEATING AND AIR CONDITIONING				
1 - HUMIDIFER (MANUAL)				
01Nov23 Note:				
PLUMBING				
7 - ALL WASHROOMS - SINK - UNDERMOUNT SINK - CONTRAC COLLETTE #4220CIY				
23Jan24 Note:				
1 - SINK - UNDERMOUNT SINK - TECO KITCHEN #170				
23Jan24 Note:				
3 - TOE TESTER - ADD TOE TESTER TO SHOWER				
PRIMARY ENSUITE/ ENSUITE 4/ ENSUITE 5				
01Nov23 Note:				
1 - HOSE BIB - EXTERIOR FROST FREE				
BACKYARD AND GARAGE				
01Nov23 Note:				
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY				
01Nov23 Note:				
PROMOTIONAL				
1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER				
23Jan24 Note:				
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$11,695.00 BALANCE FORWARD \$9,305.00 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$21,000.00 AS PER SCHEDULE PE.				
01Nov23 Note:				

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LOT / PHASE 82 / 1	REG. PLAN #	HOUSE TYPE Rose 6 Elev 2 (5 Bedroom)		
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1 - STAINED STAIRS - STANDARD STAIRCASE 23Jan24 Note: INCLUDING STEPS TO LOWER LANDING	
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EXTRAS AS PER OFFER

The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Two Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed 23 Jan 24 at 13:20

Purchaser: SANJIDA SYED

Telephone Res. / Bus: (647) 861-8106 /

Decor Advisor: Ida Viola

Lock Date: 23-Jan-24

Property: 82

Project: Zadorra Estates Corp.

Model and Elevation: Rose 6 Elev 2 (5 Bedroom)

Plan #:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO 823 DRIFTWOOD	464SA
Laundry Room	N/A	N/A
Powder Room	MONACO 350 PLATINUM SILVER	464SA
Master Ensuite Bathroom	DORAL K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 2/3	DORAL K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 4	DORAL K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 5	DORAL K44 TITAN GREY	464SA
Stove Opening	STANDARD	NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width
Fridge Opening	STANDARD	NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

	Counter	Edge	Niche
Kitchen / Breakfast	QUARTZ-BELLAGIO T5R7	#360 EDGE	
Laundry Room	N/A		
Powder Room	QUARTZ-TIVOLI T5R8	#360 EDGE	
Master Ensuite Bathroom	GRANITE-WHITE ICE	#360 EDGE	NICHE-QUARTZ VEGA
Ensuite Bath - Bedroom 2/3	GRANITE-WHITE ICE	#360 EDGE	
Ensuite Bath - Bedroom 4	GRANITE-WHITE ICE	#360 EDGE	
Ensuite Bath - Bedroom 5	GRANITE-WHITE ICE	#360 EDGE	
Kitchen Backsplash	N/A		

** Refer to Construction Summary

Initial: 

Purchaser:	SANJIDA SYED	Property:	82
Telephone Res. / Bus:	(647) 861-8106 /	Project:	Zadorra Estates Corp.
Decor Advisor:	Ida Viola	Model and Elevation:	Rose 6 Elev 2 (5 Bedroom)
Lock Date:	23-Jan-24	23-Jan-24	Plan #:

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-LONDRA GRIGIO 12X24	☐
Main Hall	LAMINATE	☐
Kitchen / Breakfast	TILE-LONDRA GRIGIO 12X24	☐
Laundry Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Powder Room	TILE-LONDRA GRIGIO 12X24	☐
Master Ensuite Bathroom	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Ensuite Bath - Bedroom 2/3	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Ensuite Bath - Bedroom 4	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Ensuite Bath - Bedroom 5	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Mud Room	TILE-LONDRA GRIGIO 12X24	☐
		☐

** Refer to Construction Summary ** METAL STRIP THRESHOLD WHERE APPLICABLE UNLESS SPECIFIED **

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Shower Stall	TILE-SILVA WHITE 8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2/3	TILE-SILVA WHITE 8X16	
Ensuite Bath - Bedroom 4	TILE-SILVA WHITE 8X16	
Ensuite Bath - Bedroom 5	TILE-SILVA WHITE 8X16	
Mud Room	N/A	
Kitchen Backsplash	N/A	

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Trim Carpentry

Interior Doors	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications

** Refer to Construction Summary

6. Plaster Mouldings and Medallions

Entrance Vestibule	N/A		Kitchen/Breakfast	N/A	
Main Hall	N/A		Den/Library	N/A	
Living Room	N/A		Lower Landing	N/A	
Dining Room	N/A				
Family Room	N/A				

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7. Other Flooring

Main Hall	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Living Room	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Dining Room	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Family Room	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Den / Library / Study	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Upper Landing	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Upper Hall	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Master Bedroom	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Bedroom #2	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Bedroom #3	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Bedroom #4	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Bedroom #5	LAMINATE - AVENUE - VENTURA OAK TL AV234 PEFC
Underpad	Standard ☐ Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-VENTURA OAK TL AV234 PEFC
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-VENTURA OAK TL AV234 PEFC
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-VENTURA OAK TL AV234 PEFC
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-VENTURA OAK TL AV234 PEFC
Red Oak Stairs as Per Vendor's Standard			

** Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	22 WARM GREY
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2/3	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 4	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Ensuite Bath - Bedroom 5	22 WARM GREY
		Mud Room	22 WARM GREY

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Model and Elevation: Rose 6 Elev 2 (5 Bedroom)

23-Jan-24

Plan #:

10. Fireplace

	Living Room			Family Room			Other Room - Specify		
	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
Fireplace Type	☐	☐	☒	☐	☒	☐	☐	☐	☒
Mantle Type				As Per Construction Specifications					
Colour / Stain				MANTLE M2-STANDARD					
Surround				AS PER CONSTRUCTION SPECIFICATIONS					
Hearth				NERO					
				NO					
** Refer to Construction Summary									

11. Air Conditioning

Air Conditioning

NO

Comment

** Refer to Construction Summary

12. General Comments

** Refer to Construction Summary

Disclaimers and Notes

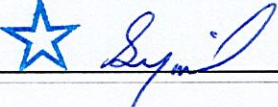
1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

3) The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

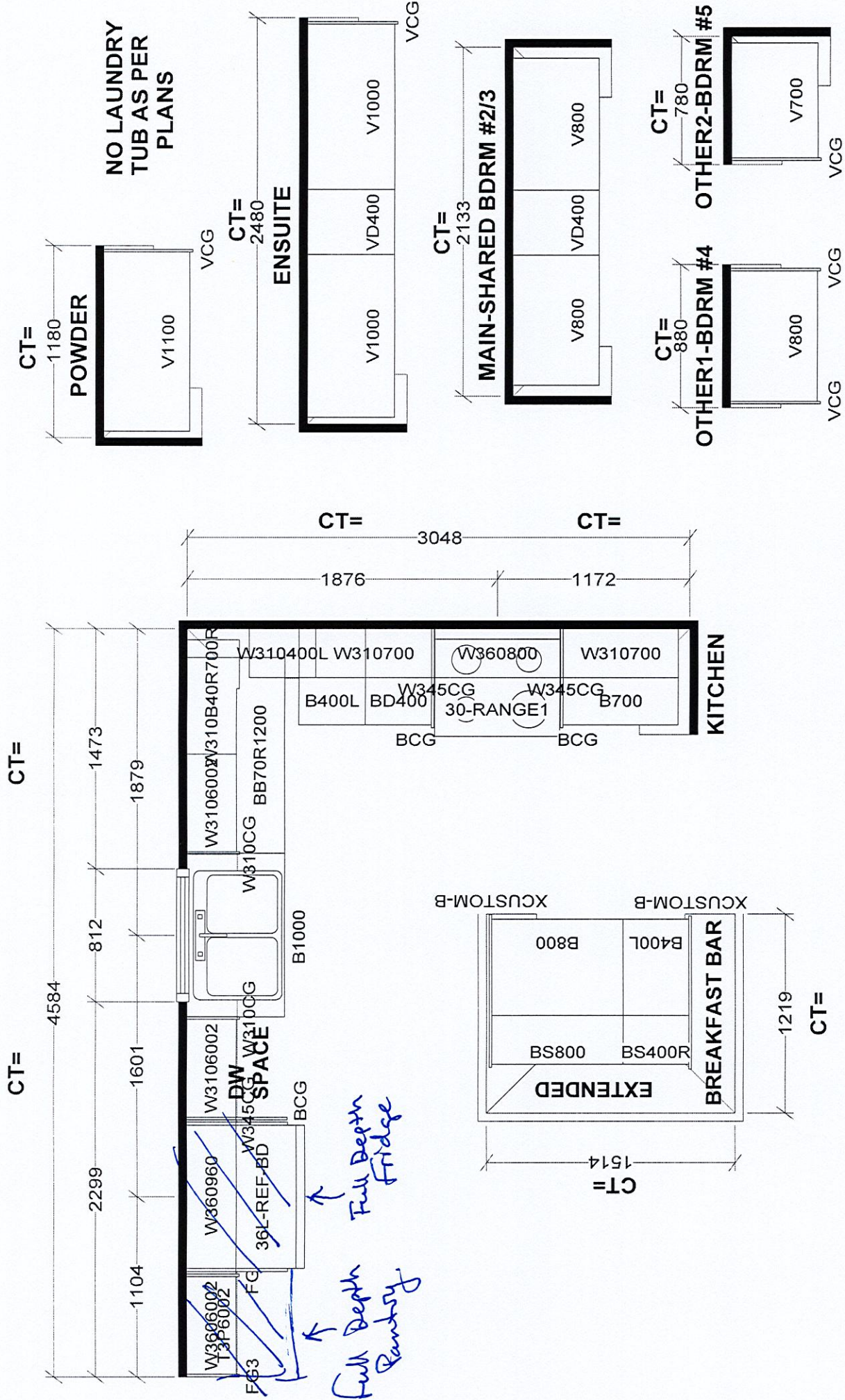
4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

5) In the event of a conflict between the Standard Features schedule of the Agreement of Purchase and Sale and the Interior Colour Scheme, the Interior Colour Scheme shall prevail.

Signature: 

Date: Jan 23/2024

Lot 82 Zadorra



Selba Industries				J #
W WDTH	W HGHT	W CNT	JOB NUMBER:	
FLOOR HGHT	DOOR HGHT		BUILDER: GREENPARK HOMES	
ST CENT	2X4	VENT BOX COVER	SITE: ZADORRA, Oshawa	
			MODEL: ROSE 6X OPT 5 BD EL 1,2,3	
			LOT #:	
			DESIGNER: BM	
			DATE: AUG 3 23	

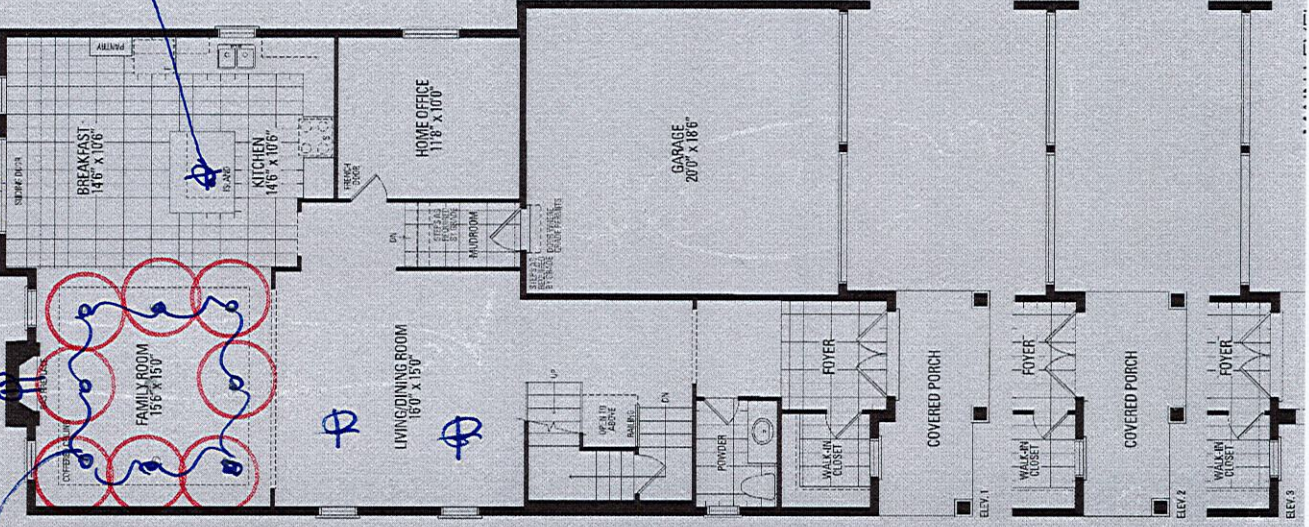
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Lot 82 Zadorra

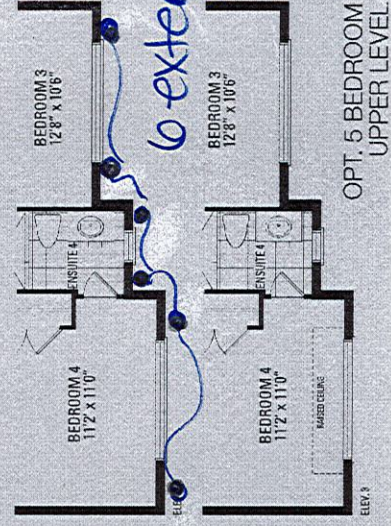
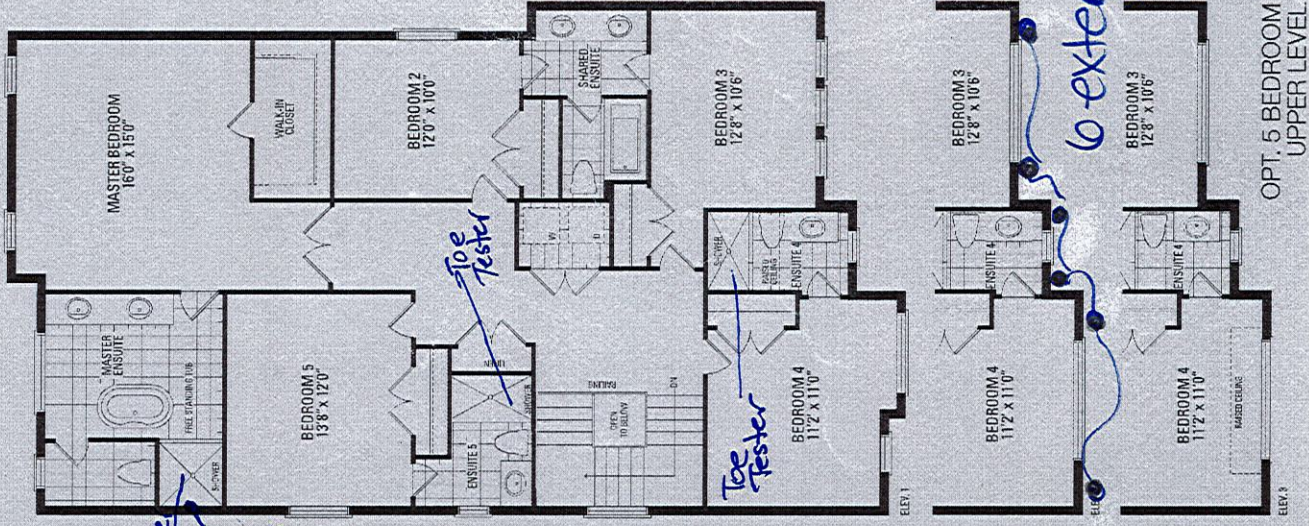
ROSE 6 40' LOT

Opt 2, 3, 4, 5, 6
Add Plug above fireplace

Add Light above Island



ELEVATION 1 3,215 sq.ft. • ELEVATION 2 3,197 sq.ft. • ELEVATION 3 3,197 sq.ft.
INCLUDES 11 SQ.FT. OF OPEN AREA.



6 exterior
patios

OPT. 5 BEDROOM
UPPER LEVEL