

CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

RECEIVED

MAR 06 2024

TEL: RES.: 365-888-5633

PURCHASERS: Achuyuth Kumar PYDMARRI and Venkata Geetha Sushma PYDMARRI

LOT / PHASE 83 / 1	REG. PLAN # 40M-2763	HOUSE TYPE Rose 12 Elev 2		
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CABINETRY

1 - CABINETRY - BEDROOM 2 ENSUITE RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT 05Mar24 Note:	
1 - CABINETRY - BEDROOM 3 ENSUITE RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT 05Mar24 Note:	
1 - CABINETRY - BEDROOM 4 ENSUITE RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT 05Mar24 Note:	
1 - CABINETRY - MASTER ENSUITE RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT 05Mar24 Note:	
1 - CABINETRY - POWDER ROOM RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT 05Mar24 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR 10Oct23 Note:	
4 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 09Jun23 Note:	
1 - FIRST FLOOR INCREASE CEILING HEIGHT FROM 9 FEET TO 10 FEET 09Jun23 Note:	
1 - LOWER LEVEL - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL 09Jun23 Note:	

ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 10Oct23 Note:	
1 - STANDARD DINING ROOM LIGHT TO BE CENTERED BETWEEN LIVING AND DINING ROOM 10Oct23 Note:	
1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED 10Oct23 Note:	
1 - ELECTRIC VEHICLE ROUGH-IN PROVISION ONLY FOR FUTURE ELECTRIC CAR (CONDUIT FROM BASEMENT INTO JUNCTION BOX IN GARAGE WITH PULL STRING, NO WIRE) 10Oct23 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 10Oct23 Note:	
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HARDWOOD FLOORING

1 - LAMINATE – UPGRADE TO AVENUE SERIES IN LIEU OF STANDARD LAMINATE 05Mar24 Note:	
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PLUMBING



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LOT / PHASE	REG. PLAN #	HOUSE TYPE		
83 / 1	40M-2763	Rose 12 Elev 2		
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY				
10Oct23 Note:				

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER	
09Jun23 Note:	

STAIRS AND RAILINGS

1 - PICKETS - EUROLINE 1 - BLACK PICKETS	
05Mar24 Note:	
1 - STAINED STAIRS - STANDARD STAIRCASE	
05Mar24 Note: INCLUDING STEPS TO LOWER LANDING	

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 Fif	
Worksheet Note:	

This Document is Extremely Time Sensitive - Printed 5 Mar 24 at 13:30

Purchasers: Achuyuth Kumar PYDMARRI & Venkata Geetha

Property: 83

Telephone Res. / Bus: (365) 888-5633 /

Project: Zadorra Estates Corp.

Decor Advisor: Giulia Di Girolamo

Model and Elevation: Rose 12 Elev 2

Lock Date: 5-Mar-24

5-Mar-24

Plan #: 40M-2763

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	DORAL -WHITE W500	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL -WHITE W500	464SA
Master Ensuite Bathroom	DORAL -WHITE W500	464SA
Ensuite Bath - Bedroom 2	DORAL -WHITE W500	464SA
Ensuite Bath - Bedroom 3	DORAL -WHITE W500	464SA
Ensuite Bath - Bedroom 4	DORAL -WHITE W500	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	LAMINATE-WHITE CARRARA 4924-38		
Laundry Room	N/A		
Powder Room	LAMINATE-CALCUTTA MARBLE 4925K-07		
Master Ensuite Bathroom	LAMINATE-CALCUTTA MARBLE 4925K-07		
Ensuite Bath - Bedroom 2	LAMINATE-CALCUTTA MARBLE 4925K-07		
Ensuite Bath - Bedroom 3	LAMINATE-CALCUTTA MARBLE 4925K-07		
Ensuite Bath - Bedroom 4	LAMINATE-CALCUTTA MARBLE 4925K-07		
Kitchen Backsplash	n/a		

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Plan #: 40M-2763

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-KALMA BLANCO GLOSSY 12.5X12.5	<input type="checkbox"/>
Main Hall	LAMINATE	<input type="checkbox"/>
Kitchen / Breakfast	TILE-KALMA BLANCO GLOSSY 12.5X12.5	<input type="checkbox"/>
Laundry Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	<input type="checkbox"/>
Powder Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	<input type="checkbox"/>
Master Ensuite Bathroom	TILE-LOFT GRIS 12.5X12.5	<input type="checkbox"/>
Ensuite Bath - Bedroom 2	TILE-LOFT GRIS 12.5X12.5	<input type="checkbox"/>
Ensuite Bath - Bedroom 3	TILE-ESSENZE TAUPE 13X13	<input type="checkbox"/>
Ensuite Bath - Bedroom 4	TILE-ESSENZE TAUPE 13X13	<input type="checkbox"/>
Mud Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	<input type="checkbox"/>
		<input type="checkbox"/>

** 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-SILVIA WHITE 8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2	TILE-SILVIA WHITE 8X16	
Ensuite Bath - Bedroom 3	TILE-GROENLANDIA BLANCO LUCIDO 8X16	
Ensuite Bath - Bedroom 4	TILE-GROENLANDIA BLANCO LUCIDO 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			Kitchen/Breakfast		
Main Hall			Den/Library		
Living Room			Lower Landing		
Dining Room					
Family Room					

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7. Other Flooring

Main Hall	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Living Room	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Dining Room	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Family Room	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Den / Library / Study	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Upper Hall	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Master Bedroom	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Bedroom #2	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Bedroom #3	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Bedroom #4	LAMINATE - AVENUE - LAUREL OAK TL-AV 233 - PEFC
Bedroom #5	N/A

Underpad

Standard ☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-LAUREL OAK TL-AV 233
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-LAUREL OAK TL-AV 233
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-LAUREL OAK TL-AV 233

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	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 3	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Ensuite Bath - Bedroom 4	22 WARM GREY
		Mud Room	22 WARM GREY

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Plan #: 40M-2763

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
	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type				As Per Construction Specifications					
Mantle Type				MANTLE M2-STANDARD					
Colour / Stain				BIRCH WHITE					
Surround				GRIGIO CARNICO					
Hearth				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

Geetha Sushanth

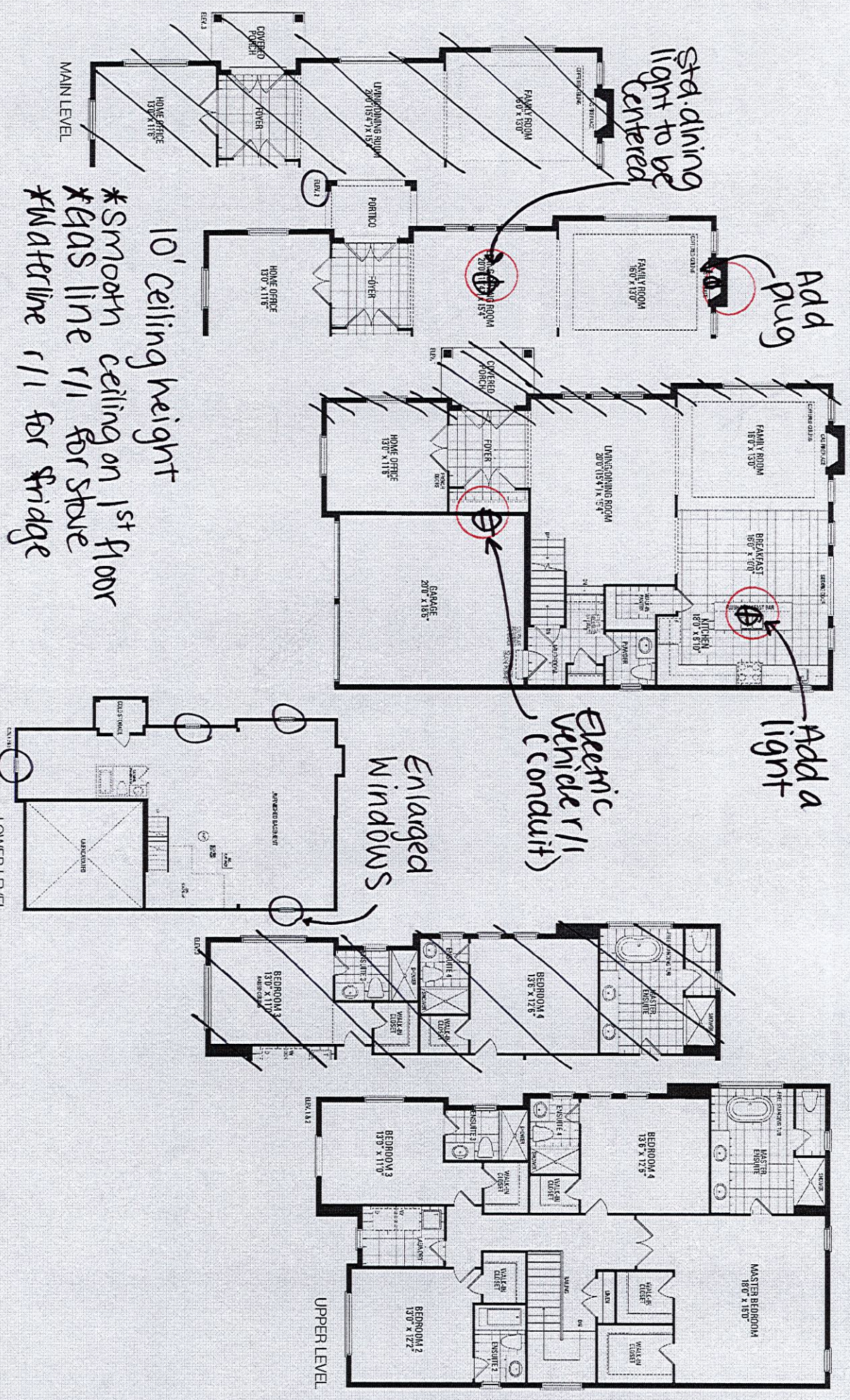
Date: 5/mar/24

Signature:

Date:
- Page 4 of 4
- Printed 2024-03-05 12:19:53

Rose 12 40' LOT

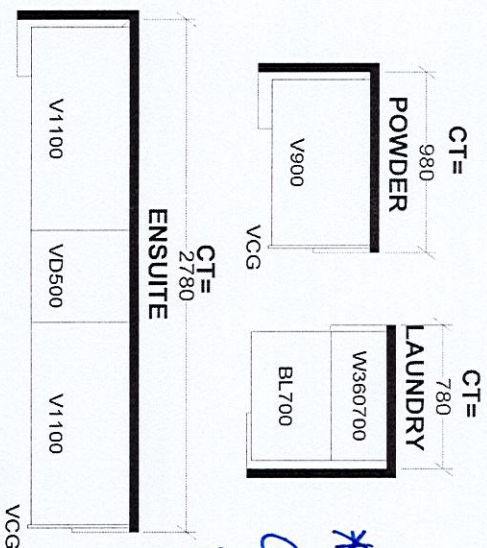
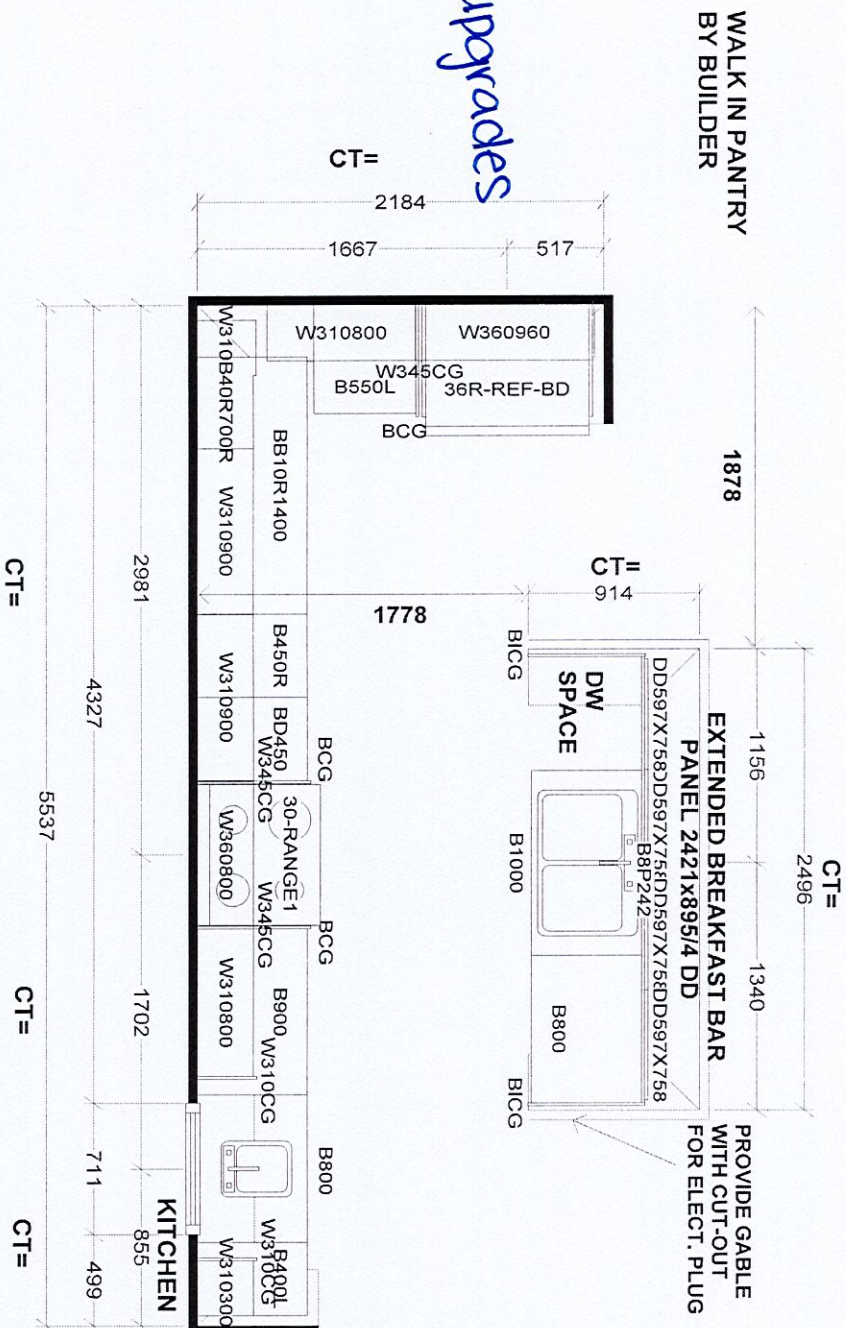
ELEVATION 1 3,162 sq.ft. • ELEVATION 2 3,162 sq.ft. • ELEVATION 3 3,162 sq.ft.



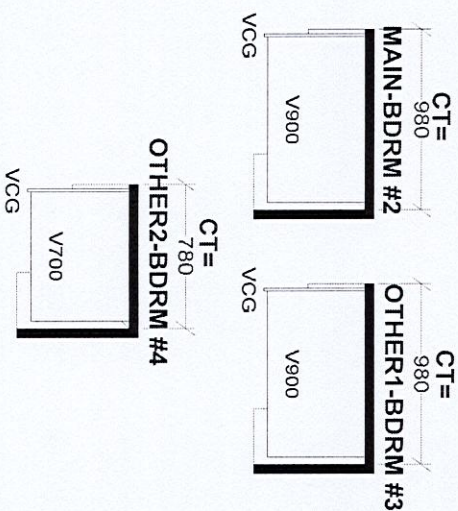
Orientation of home may be reversed and purchaser agrees to accept the same. Steps and porches may vary at any exterior entrance ways due to grading variance. Actual usable floor space may vary from the stated floor areas. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & O. E. May 2023

Zadora Lot # 83

*No upgrades



*increase
all bathroom
vanity
reigns to
36"



Selba Industries				J #
W WDT H	W HGT	W CNT	This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.	
FLOOR HGHT	DOOR HGHT	DESIGNER: BM		
ST CENT	2X4	VENT BOX COVER	DATE: AUG 3 23	LOT #:
JOB NUMBER:			BUILDER: GREENPARK HOMES	
SITE: ZADORA, Oshawa			MODEL: ROSE 12X EL 1,2,3	