

CONSTRUCTION SUMMARY
Legacy Hill - Trinigroup Development Inc.

PURCHASER: Long Juan SHEN

TEL:

LOT / PHASE 63 / 1	REG. PLAN # 65M-4818	HOUSE TYPE Rose 5 Elev 1 (4 Bedroom)		
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CABINETRY

1 - KITCHEN CABINETRY - TWO COLOUR KITCHEN - FLAT FEE 20Jan25 Note:	
1 - ADD BASE AND UPPER CABINETS TO SERVERY. 12Oct23 Note: REFER TO PURCHASER ALTERATION FORM	

CERAMIC TILE

1 - PRICE IS FOR LABOUR ONLY - INSTALL TILE IN A HERRINGBONE BONE PATTERN - BEDROOM 2 ENSUITE WALL - TUB 20Jan25 Note:	
1 - TILE - UPGRADE 1 WALL TILE - BEDROOM 2 ENSUITE WALL - TUB 20Jan25 Note:	

CONSTRUCTION

1 - PROVISION FOR FRAMELESS GLASS SHOWER ENCLOSURE - REMOVE SIDE WALL AND REPLACE WITH GLASS TO ACCOMMODATE FRAMELESS GLASS SHOWER ENCLOSURE SEE SKETCH 13May24 Note: MASTER ENSUITE	
1 - REMOVE WALK-IN PANTRY ALONG WITH FRONT WALL AND DOOR. ADD SERVERY BASE AND UPPER CABINETS. ADD BAR SINK TO SERVERY. ADD STANDARD VENDOR GRANITE COUNTERTOPS TO SERVERY. 12Oct23 Note: REFER TO PURCHASER ALTERATION FORM	
3 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 12Oct23 Note:	
1 - LOWER LEVEL - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL 12Oct23 Note:	
1 - FIRST FLOOR INCREASE CEILING HEIGHT FROM 9 FEET TO 10 FEET 12Oct23 Note:	

COUNTER TOP

1 - ADD STANDARD VENDOR GRANITE COUNTERTOPS TO SERVERY. 12Oct23 Note: REFER TO PURCHASER ALTERATION FORM	
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ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 13May24 Note: SEE SKETCH	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 13May24 Note: SEE SKETCH - IF CONSTRUCTION PERMITS	
1 - ELECTRIC VEHICLE ROUGH-IN PROVISION ONLY FOR FUTURE ELECTRIC CAR (CONDUIT FROM BASEMENT INTO JUNCTION BOX IN GARAGE WITH PULL STRING, NO WIRE) 13May24 Note: SEE SKETCH - IF CONSTRUCTION PERMITS	

FIREPLACE AND ACCESSORIES

1 - MANTEL - PAINTED - M 7 - IN LIEU OF STANDARD MANTEL 20Jan25 Note:	
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RECEIVED

JAN 23 2025

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63 / 1	65M-4818	Rose 5 Elev 1 (4 Bedroom)		

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR
13May24 Note:

MIRRORS AND GLASS

1 - MASTER ENSUITE – FRAMELESS GLASS SHOWER ENCLOSURE – INCLUDES CHROME KNOB AND HINGES
13May24 Note:

PLUMBING

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY
13May24 Note:

1 - ADD BAR SINK TO SERVERY
12Oct23 Note: REFER TO PURCHASER ALTERATION FORM
INCLUDES STANDARD BAR UNDERMOUNT SINK AND STANDARD BAR FAUCET

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER
12Oct23 Note:

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 Ten
Worksheet Note:

This Document is Extremely Time Sensitive - Printed 23 Jan 25 at 13:07

Purchaser:Long Juan SHEN

Property: 63

Telephone Res. / Bus: /

Project: Trinigroup Development Inc.

Decor Advisor: Ida Viola

Model and Elevation: Rose 5 Elev 1 (4 Bedroom)

Lock Date: 20-Jan-25

20-Jan-25

Plan #: 65M-4818

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	SEE BELOW	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL K38 RIVERSIDE	464SA
Master Ensuite Bathroom	MONACO 350 PLATINUM SILVER	464SA
Ensuite Bath - Bedroom 2	DORAL W500	464SA
Ensuite Bath - Bedroom 3	DORAL K38 RIVERSIDE	464SA
Ensuite Bath - Bedroom 4	MONACO 904 INK	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

DORAL K38 RIVERSIDE - BASE & ISLAND

DORAL W500 WHITE - UPPERS

Fridge

2. Counters

	Counter	Edge	Niche
Kitchen / Breakfast	GRANITE-GRIGIO SARDO	#370 EDGE	
Laundry Room	N/A		
Powder Room	LAMINATE-WHITE CARRARA 4924-38		
Master Ensuite Bathroom	LAMINATE-BLACK ALICANTE 4926K-07		
Ensuite Bath - Bedroom 2	LAMINATE-INUK SHUK CARBON P-346 LM		
Ensuite Bath - Bedroom 3	LAMINATE-WHITE CARRARA 4924-38		
Ensuite Bath - Bedroom 4	LAMINATE-ARGENTO ROMANO 6697-46		
Kitchen Backsplash	N/A		

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Plan #: 65M-4818

3. Ceramic Flooring

Entrance Vestibule	TILE- FRIGIA ANCHRACITE 13X13	At a 45
Main Hall	HARDWOOD	
Kitchen / Breakfast	TILE- FRIGIA ANCHRACITE 13X13	
Laundry Room	TILE-CONCEPT BLACK (603) 12X12	
Powder Room	TILE-CONCEPT BLACK (603) 12X12	
Master Ensuite Bathroom	TILE-S.N.PASTELLO BIANCO 13X13	
Ensuite Bath - Bedroom 2	TILE-FRIGIA LIGHT GREY 13X13	
Ensuite Bath - Bedroom 3	TILE-CONCEPT WHITE 13X13	
Ensuite Bath - Bedroom 4	TILE-HR CINZA CLARO GREY 13X13	
Mud Room	TILE- FRIGIA ANCHRACITE 13X13	

** 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-CONCEPT PLUS 10 GREY 8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2	TILE-#4500 GLOSSY WHITE (OT011) 4X16	INSTALL IN A HERRINGBONE PATTERN
Ensuite Bath - Bedroom 3	TILE-CONCEPT PLUS LIGHT GREY 8X16	
Ensuite Bath - Bedroom 4	TILE-SILVIA 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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Plan #: 65M-4818

7. Other Flooring

Main Hall	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Living Room	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Dining Room	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Family Room	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Den / Library / Study	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	HARDWOOD-STANDARD 3 1/4" NATURAL RED OAK
Upper Hall	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Master Bedroom	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Bedroom #2	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Bedroom #3	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Bedroom #4	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Bedroom #5	N/A
Flex Area	LAMINATE- LEXINGTON LANEFFE TL LW1311 PEFC
Underpad	Standard ☐ Upgrade

** Refer to Construction Summary PURCHASER ACKNOWLEDGES THAT HARDWOOD & STAIRS DO NOT MATCH LAMINATE COLOUR ON UPPER LEVEL



8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	AS PER CONSTRUCTION SPECIFICATIONS
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	AS PER CONSTRUCTION SPECIFICATIONS
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	AS PER CONSTRUCTION SPECIFICATIONS
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	AS PER CONSTRUCTION SPECIFICATIONS
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
		Flex Area	22 WARM GREY
		Mud Room	22 WARM GREY

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20-Jan-25

Plan #: 65M-4818

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 M7					
Surround				AS PER CONSTRUCTION SPECIFICATIONS					
Hearth				BIANCO					
				NO					

** Refer to Construction Summary

11. Air Conditioning

Air Conditioning

Comment

** Refer to Construction Summary

12. General Comments

** Refer to Construction Summary

Disclaimers and Notes

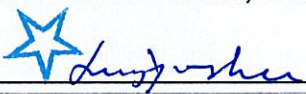
- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

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:

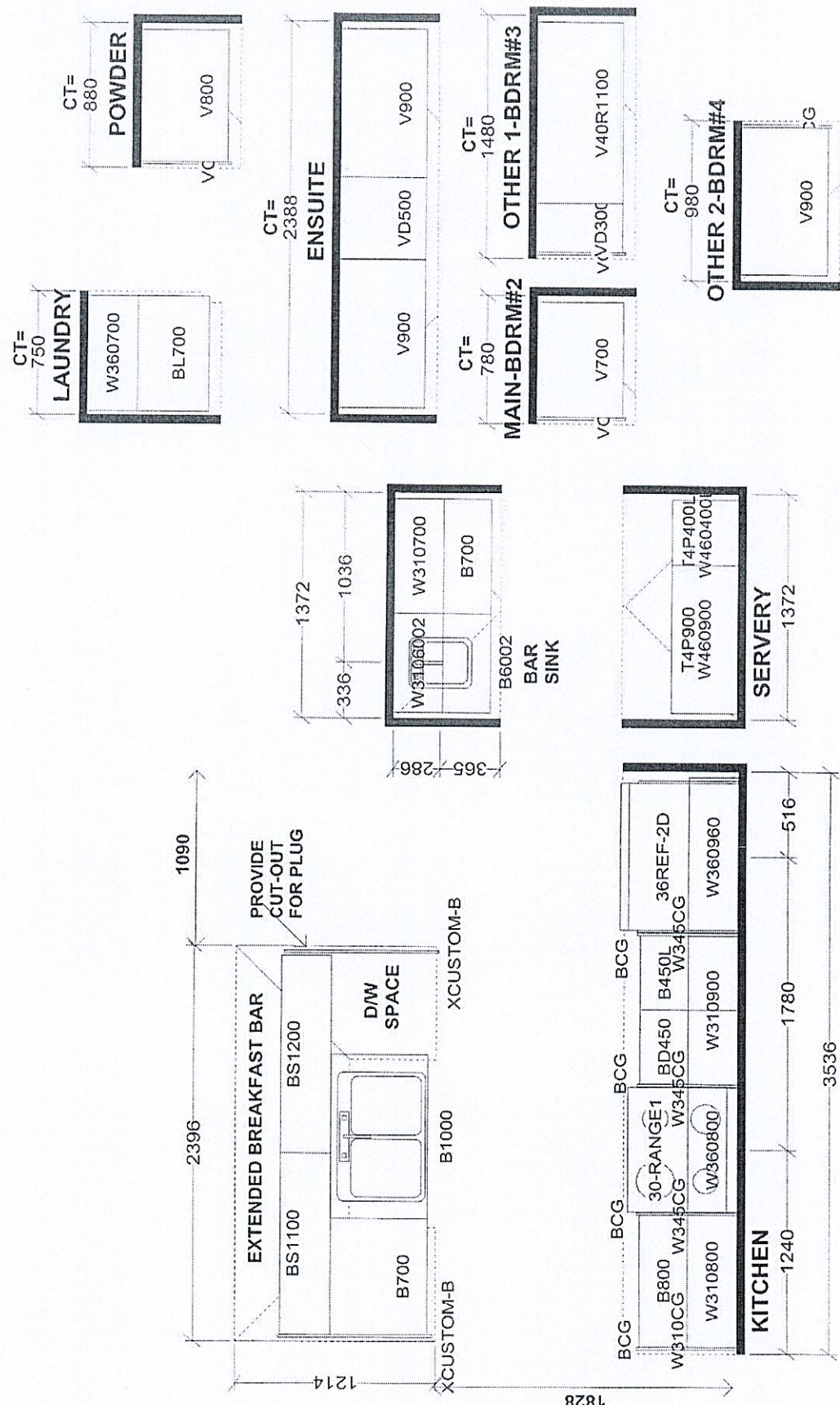
Date: Jan 20, 2025

THIS LAYOUT CONTAINS EXTRAS
THAT ARE NOT PART OF CONTRACT

FILE NAME: TRINIGROUP LOT 63 JAN 14 25
BM JAN 14 25

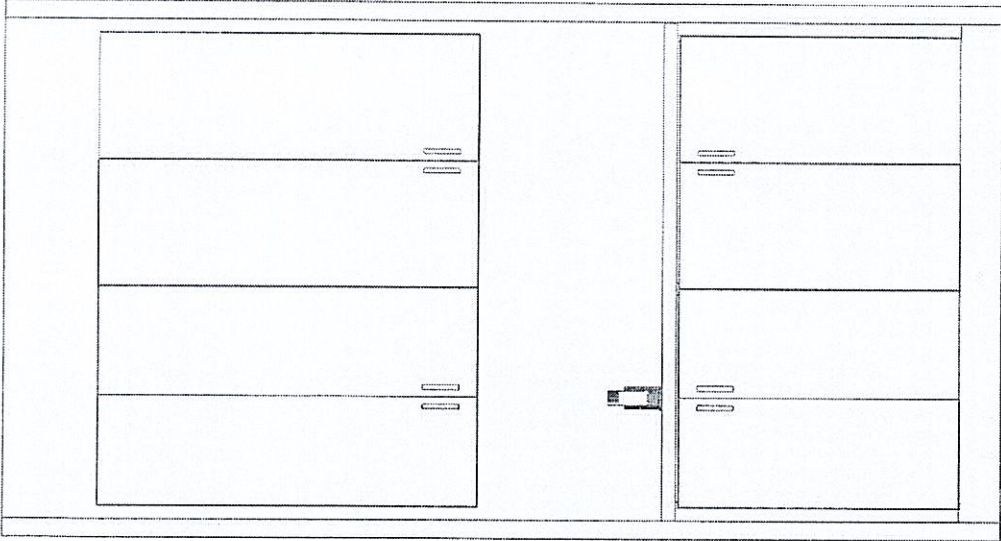
PROTOTYPE FOR EXTRAS

2 colour
Cabinets in
Kitchen
& serveny/
Bar areas.
Bases &
Island
Doral x 38 Riverside
uppers & fridge
Gabe's
Doral W500 white



Selba Industries J#	
W WIDTH	W HGT
W CNT	
FLOOR HGT	
DOOR HGT	
ST CENT	2X4
VENT BOX COVER	
DESIGNER: KS	
DATE: OCT 19 23	
LOT #: 63	
JOB NUMBER:	
BUILDER: GREENPARK HOMES	
SITE: TRINI GROUP, Richmond Hill	
MODEL: ROSE 5X EL 1	

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.

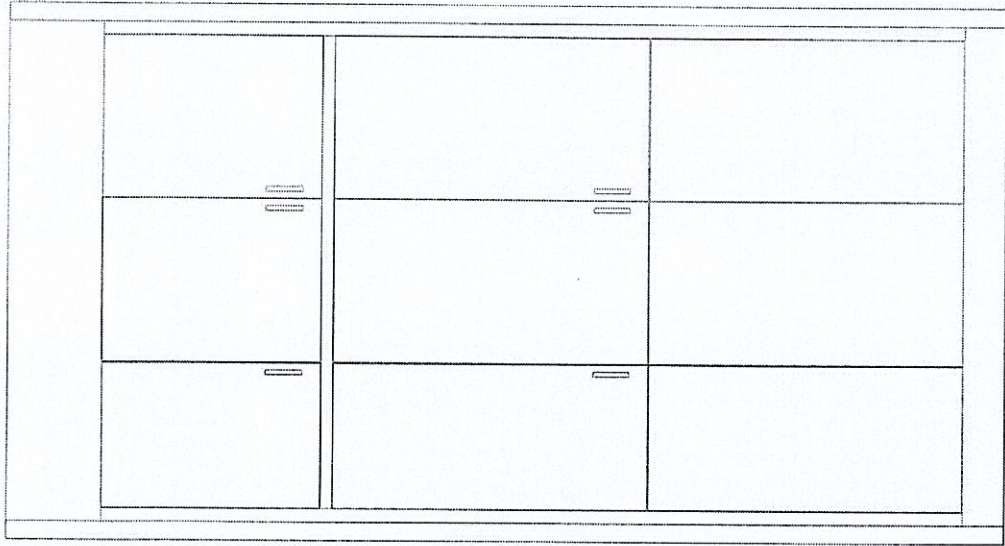


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Kitchen + Bath Designs

Designed: 1/14/2025
Printed: 1/14/2025



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Kitchen • Bath Designs

Designed: 1/14/2025
Printed: 1/14/2025

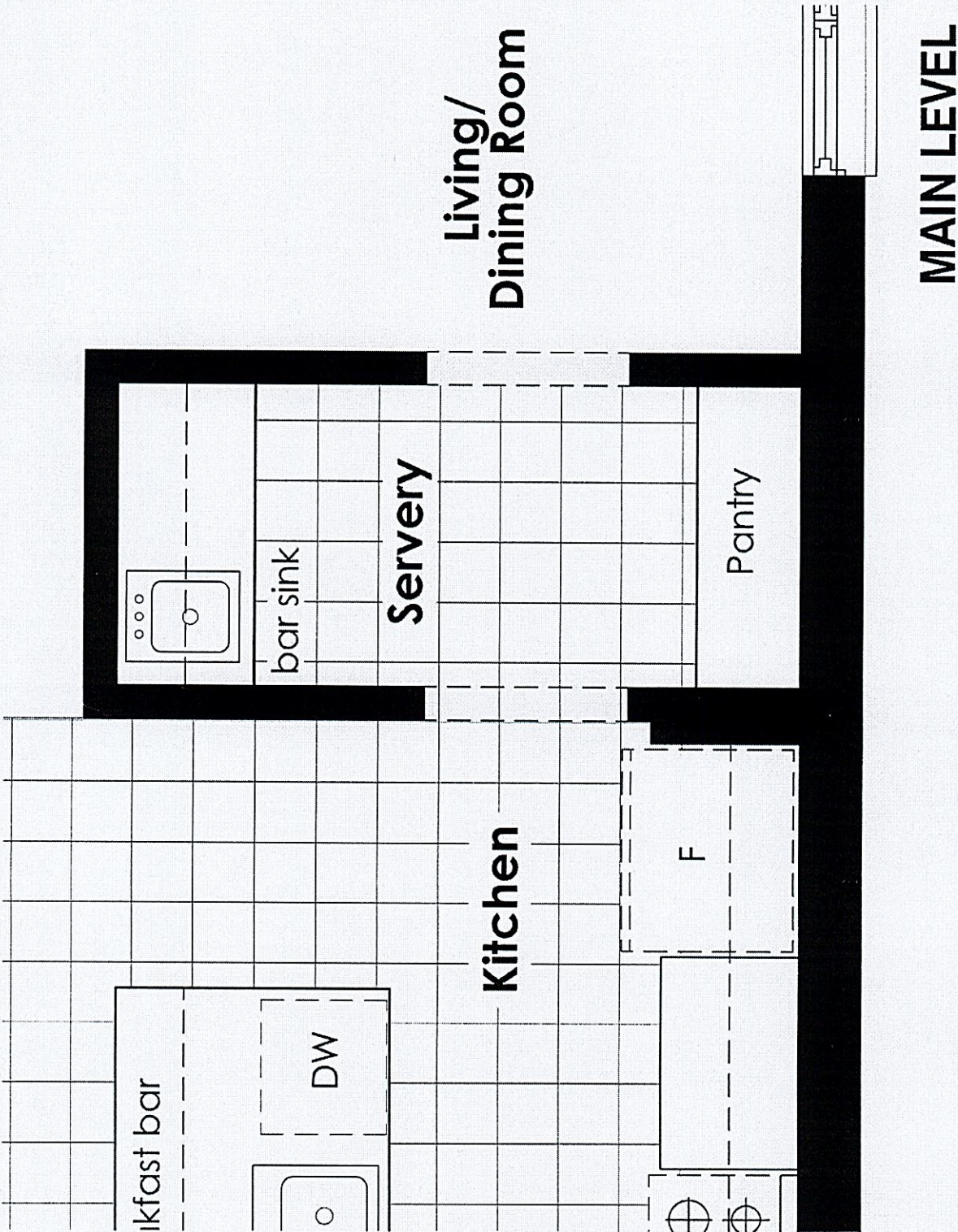
LOT 63
TRINIGROUP

LEGACY HILL
CITY OF RICHMOND HILL

ROSE 5
ELEVATION 1

REVISIONS:

- REMOVE WALK-IN PANTRY ALONG WITH FRONT WALL AND DOOR.
- ADD SERVERY BASE AND UPPER CABINETS.
- ADD BAR SINK TO SERVERY.



DISCLAIMERS: SKETCH NOT TO SCALE. DIMENSIONS, SPECIFICATIONS AND ARCHITECTURAL DETAILS SUBJECT TO MODIFICATION BY THE VENDOR. SKETCH IS ONLY FOR THE PURPOSE OF ILLUSTRATING REVISIONS REQUESTED BY THE PURCHASER AND ALL REVISIONS ARE SUBJECT TO VENDOR'S FINAL APPROVAL. ONLY REVISIONS ACCEPTED IN WRITING BY THE PURCHASER AND VENDOR ON A PURCHASER'S EXTRA SHEET WILL BE INCORPORATED INTO THE PLANS FILED WITH THE MUNICIPALITY. E. & O.E.

REGION	SCALE	BY	N.T.S.
DESIGN		MB	PAGE No.
INC.			2 OF 2



Rose 5 40' Lot

Elev. 1: 3,357 sq.ft. Elev. 2: 3,337 sq.ft. Elev. 3: 3,339 sq.ft.

LOT #63

Frameless Glass Shower Enclosure - Remove
Side Wall + replace w/ glass

Adding

Relocate Std.
light above
island

Refer to
Purchaser
alteration
Form

Enlarge
Basement
Windows

Electric vehicle
r/i (conduit)

*8'-6" concrete pour

*Gas line r/i for stove

*10' - ceiling height - 1st Floor

*water line r/i for fridge

