



CONSTRUCTION SUMMARY
Palmetto - Zadorra Estates Corp.

PURCHASER: INVENTORY LOT_64 TEL:

LOT / PHASE 64 / 1	REG. PLAN # 40M-2763	HOUSE TYPE Rose 6 Elev 3 (5 Bedroom)		
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CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR 21Apr25 Note:	
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COUNTER TOP

1 - KITCHEN COUNTER TOP - UPGRADE STONE COUNTER TOP 21Apr25 Note:	
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ELECTRICAL

1 - DELETE STANDARD CEILING LIGHTS IN FOYER, MAIN HALL AND SIDE HALL TO ACCOMODATE POTLIGHTS 20Jan25 Note:	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 20Jan25 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 20Jan25 Note:	
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION FOYER X2 MAIN HALL X4 LIVING/DINING ROOM INCLD SIDE HALL X7 FAMILY X6 OFFICE X4 KITCHEN X5 BREAKFAST X7 20Jan25 Note:	

PLUMBING

1 - SINK - UNDERMOUNT SINK - TECO KITCHEN #602 21Apr25 Note:	
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STAIRS AND RAILINGS

1 - STAINED STAIRS - STANDARD STAIRCASE 21Apr25 Note: INCLUDING STEPS TO LOWER LANDING	
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APR 22 2025



INTERIOR COLOUR SCHEME

Purchaser:

INVENTORY LOT_64

Telephone Res. / Bus:

/

Decor Advisor:

Natalie Mancuso

Lock Date:

21-Apr-25

Property: 64

Project: Zadorra Estates Corp.

Model and Elevation: Rose 6 Elev 3 (5 Bedroom)

Plan #: 40M-2763

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO PLATINUM SILVER	468SA
Laundry Room	N/A	N/A
Powder Room	K38 RIVERSIDE	468SA
Master Ensuite Bathroom	K38 RIVERSIDE	468SA
Ensuite Bath - Bedroom 2/3	DORAL 500 WHITE	468SA
Ensuite Bath - Bedroom 4	DORAL 500 WHITE	468SA
Ensuite Bath - Bedroom 5	DORAL 500 WHITE	468SA
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- MONTI	#370 EDGE	
Laundry Room	N/A		
Powder Room	LAMINATE-PALOMA POLAR 6698-46		
Master Ensuite Bathroom	LAMINATE-PALOMA POLAR 6698-46		
Ensuite Bath - Bedroom 2/3	LAMINATE-PORTICO MARBLE 7735-58		
Ensuite Bath - Bedroom 4	LAMINATE-PORTICO MARBLE 7735-58		
Ensuite Bath - Bedroom 5	LAMINATE-PORTICO MARBLE 7735-58		
Kitchen Backsplash			

** Refer to Construction Summary

Purchaser:	INVENTORY LOT_64	Property:	64
Telephone Res. / Bus:	/	Project:	Zadorra Estates Corp.
Decor Advisor:	Natalie Mancuso	Model and Elevation:	Rose 6 Elev 3 (5 Bedroom)
Lock Date:	21-Apr-25	21-Apr-25	Plan #: 40M-2763

3. Ceramic Flooring

		At a 45
Entrance Vestibule	TILE- KALMA BLANCO 12.5X12.5	☐
Main Hall	LAMINATE	☐
Kitchen / Breakfast	TILE- KALMA BLANCO 12.5X12.5	☐
Laundry Room	N/A	☐
Powder Room	TILE- KALMA BLANCO 12.5X12.5	☐
Master Ensuite Bathroom	TILE- CONCRETE WHITE 13X13	☐
Ensuite Bath - Bedroom 2/3	TILE- CONCRETE WHITE 13X13	☐
Ensuite Bath - Bedroom 4	TILE- CONCRETE WHITE 13X13	☐
Ensuite Bath - Bedroom 5	TILE- CONCRETE WHITE 13X13	☐
		☐
		☐

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

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall		
Shower Stall	TILE- FOX GREY 8X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2/3	TILE- FOX GREY 8X16	
Ensuite Bath - Bedroom 4	TILE- FOX GREY 8X16	
Ensuite Bath - Bedroom 5	TILE- FOX GREY 8X16	
Kitchen Backsplash		

** 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					

** Refer to Construction Summary

7. Other Flooring

Main Hall	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Living Room	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Dining Room	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Family Room	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Den / Library / Study	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Basement Landing(If Applies)	
Lower Landing (If Applies)	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Upper Landing	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Upper Hall	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Master Bedroom	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Bedroom #2	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Bedroom #3	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Bedroom #4	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC
Bedroom #5	LAMINATE- LEXINGTON- ROCHEFORT OAK TL- W1317-PEFC

Underpad

Standard☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS- ROCHEFORT OAK
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS- ROCHEFORT OAK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS- ROCHEFORT OAK
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS- ROCHEFORT OAK

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		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

** Refer to Construction Summary

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				FLAT ON WALL					
Colour / Stain				MANTLE M2-STANDARD					
Surround				AS PER CONSTRUCTION SPECIFICATIONS					
Hearth				BIANCO					
** 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.

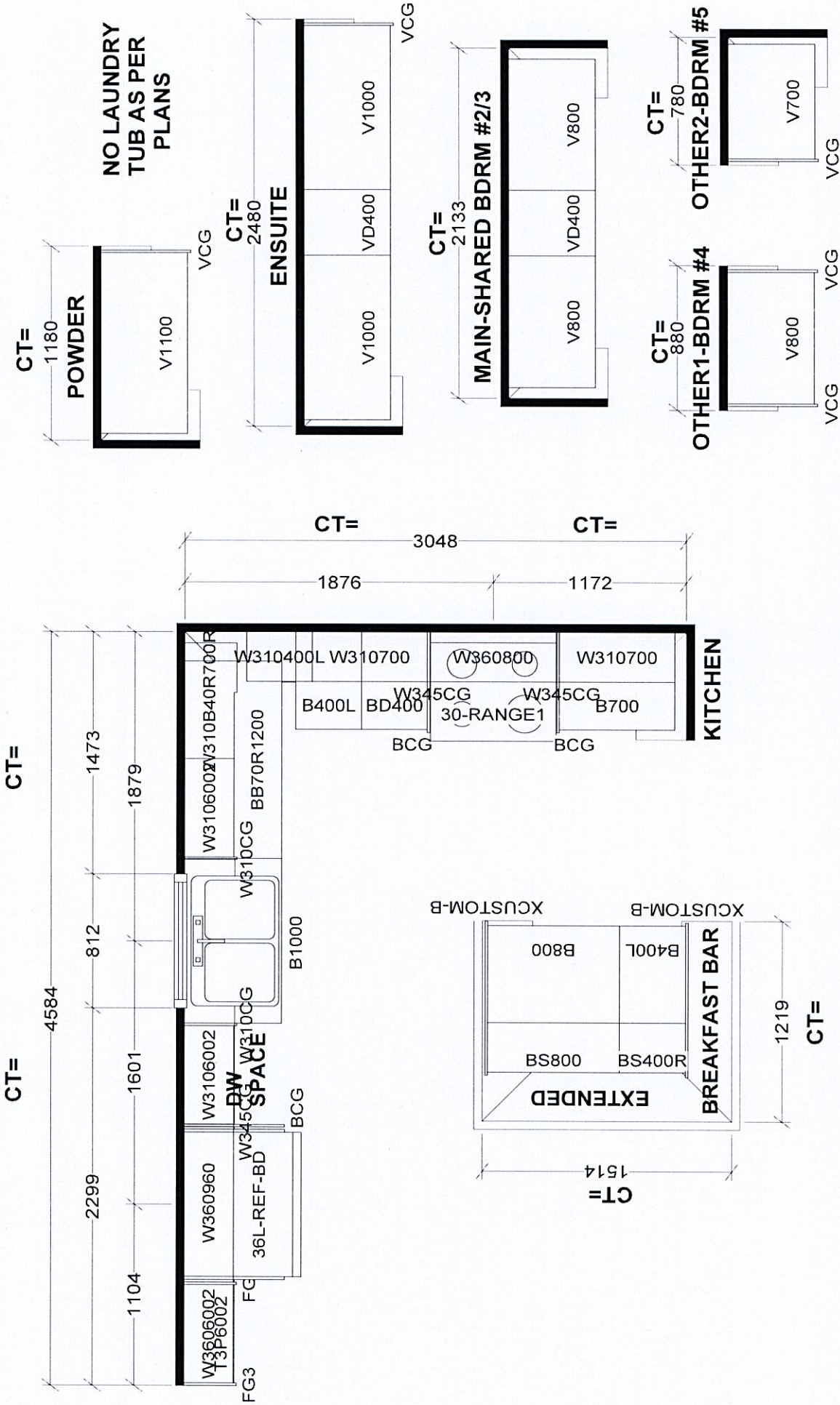
3) The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

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:_____



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	

HOUSE 6 ELEV 3 LOT 64 - 5 bedroom Electrical upgrade sketch

Delete standard lights in foyer, main hall and side hall to accommodate potlights

7 pots

6 pots

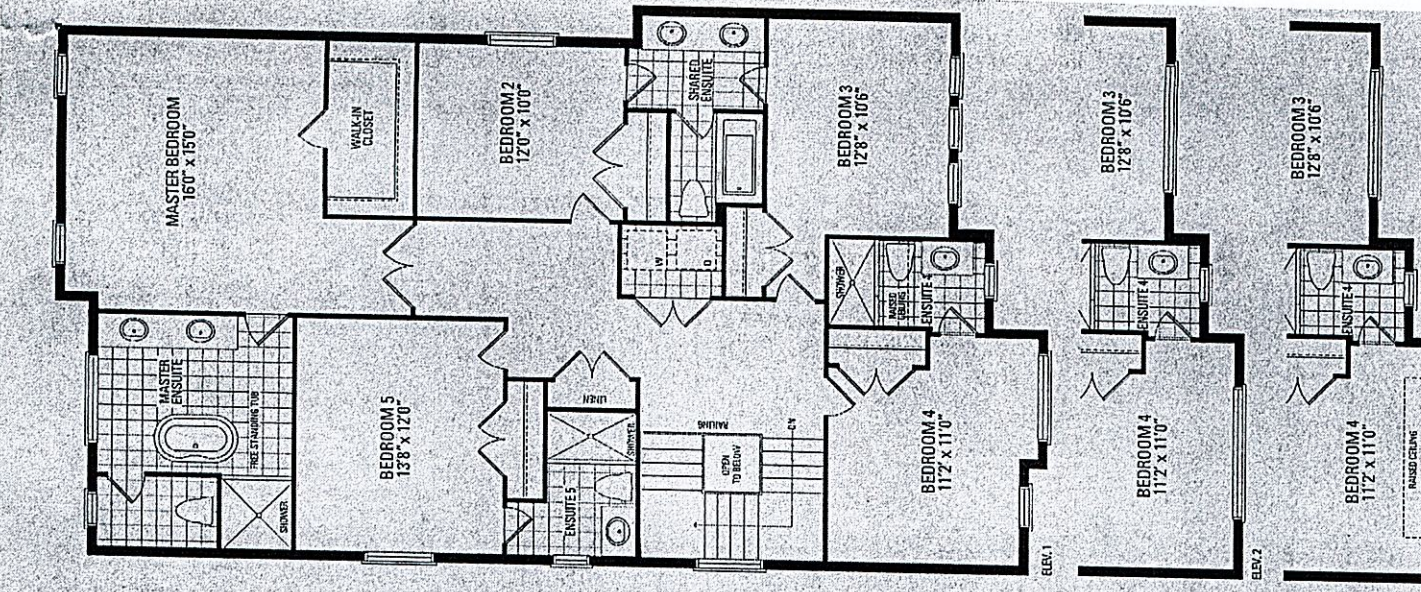
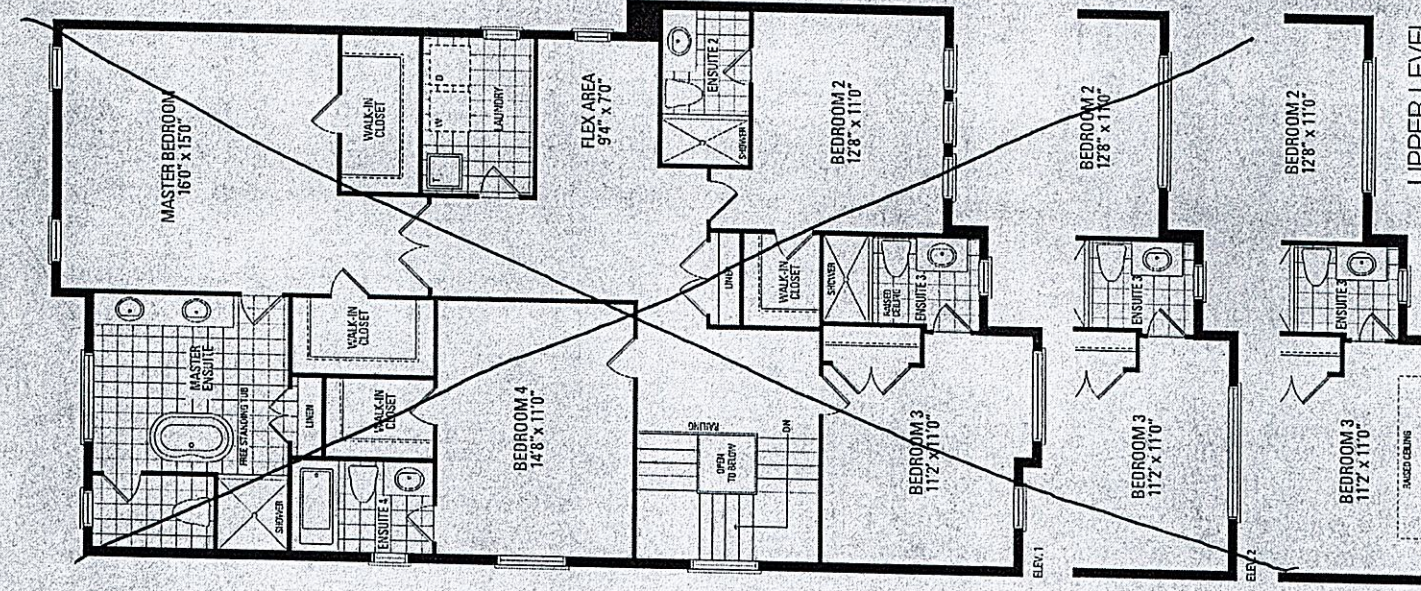
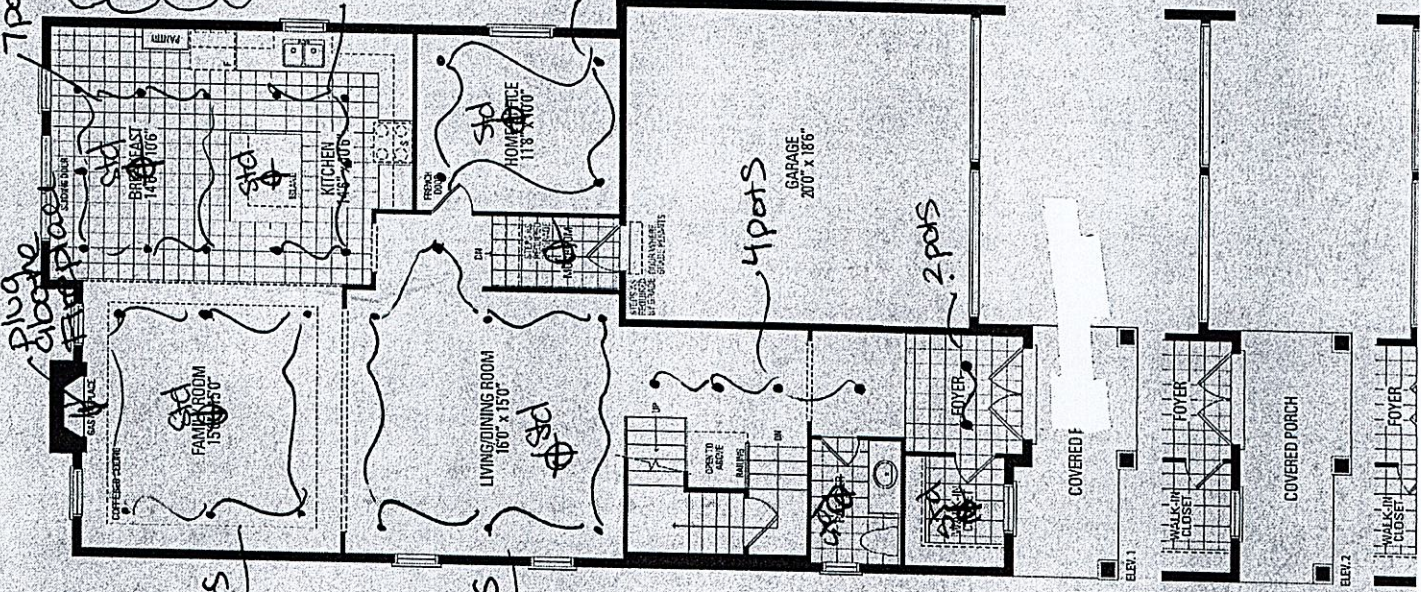
7 pots

4 pots

4 pots

2 pots

5 pots



LOWER LEVEL

UPPER LEVEL