



CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

PURCHASER: INVENTORY HOME_134 TEL: RES.: 416-798-7700

LOT / PHASE 134 / 1	REG. PLAN # 40M-2763	HOUSE TYPE Penrose 2 Elev 2		
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COUNTER TOP

1 - KITCHEN COUNTER TOP - UPGRADE STONE COUNTER TOP 22Apr25 Note:	
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PLUMBING

1 - SINK - UNDERMOUNT SINK - TECO KITCHEN #602 22Apr25 Note:	
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STAIRS AND RAILINGS

1 - STAINED STAIRS - STANDARD STAIRCASE 22Apr25 Note:	
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Purchaser:

INVENTORY HOME_134

Telephone Res. / Bus:

(416) 798-7700 /

Decor Advisor:

Ida Viola

Lock Date:

22-Apr-25

Property: 134

Project: Zadorra Estates Corp.

Model and Elevation: Penrose 2 Elev 2

22-Apr-25

Plan #: 40M-2763

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO 1048 FLAX	467SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL K43 SUMMIT WHITE	468SA
Master Ensuite Bathroom	DORAL K43 SUMMIT WHITE	468SA
Ensuite Bath - Bedroom 2	DORAL K43 SUMMIT WHITE	468SA
Ensuite Bath - Bedroom 3/4	DORAL K43 SUMMIT 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-VIRGINIA	#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	LAMINATE-PALOMA POLAR 6698-46		
Ensuite Bath - Bedroom 3/4	LAMINATE-PALOMA POLAR 6698-46		
Kitchen Backsplash	N/A		

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3. Ceramic Flooring

At a 45

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

** 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-BIANCO LUCIDO 8X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2	TILE-BIANCO LUCIDO 8X16	
Ensuite Bath - Bedroom 3/4	TILE-BIANCO LUCIDO 8X16	
Mud Room		
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					

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7. Other Flooring

Main Hall	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Living Room	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Dining Room	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Family Room	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Den / Library / Study	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Upper Hall	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Master Bedroom	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Bedroom #2	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Bedroom #3	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Bedroom #4	LAMINATE - AVENUE BOWERY OAK TL AV229 PEFC
Bedroom #5	N/A

Underpad

Standard☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS BOWERY OAK
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS BOWERY OAK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS BOWERY OAK
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS BOWERY 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	43 BIRCH WHITE	Master Bedroom	43 BIRCH WHITE
Living Room	43 BIRCH WHITE	Bedroom #2	43 BIRCH WHITE
Dining Room	43 BIRCH WHITE	Bedroom #3	43 BIRCH WHITE
Kitchen / Breakfast	43 BIRCH WHITE	Bedroom #4	43 BIRCH WHITE
Family Room	43 BIRCH WHITE	Bedroom #5	43 BIRCH WHITE
Powder Room	43 BIRCH WHITE	Master Ensuite	43 BIRCH WHITE
Laundry Room	43 BIRCH WHITE	Ensuite Bath - Bedroom 2	43 BIRCH WHITE
Den/Library	43 BIRCH WHITE	Ensuite Bath - Bedroom 3/4	43 BIRCH WHITE
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Mud Room	43 BIRCH WHITE

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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				As Per Construction Specifications					
Mantle Type				MANTLE M2-STANDARD					
Colour / Stain				AS PER CONSTRUCTION SPECIFICATIONS					
Surround				NERO					
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: _____

Date: _____

Penrose 2 40' LOT

ELEVATION 1 3,045 sq.ft. • ELEVATION 2 3,045 sq.ft. • ELEVATION 3 3,042 sq.ft.

