



CONSTRUCTION SUMMARY

Charisma Condominiums - Dulcina Investments Inc.

PURCHASERS: Kajeevan KANESHAMOORTHY and Ganesamoorthy RASENTHIRAM

TEL:

Unit 2, Level 4 (402-5)

Floor Plan  
B810

CABINETRY

1 - KITCHEN CABINETRY - EXTENDED UPPER CABINETS - STANDARD LEVEL

21Feb24 Note:

1 - CABINETRY - RAISE VANITY TO 36" HIGH VANITY IN LIEU OF STANDARD HEIGHT - ENSUITE

21Feb24 Note:

MISCELLANEOUS

1 - PACKAGE CHANGE FEE

21Feb24 Note:

PLUMBING

1 - TOE TESTER - ADD TOE TESTER SPOUT WITH INTEGRATED DIVERTER FOR SHOWER

21Feb24 Note: MASTER ENSUITE

EXTRAS AS PER OFFER

1 Parking Unit - location to be selected by the Vendor at their sole discretion.

Worksheet Note:

This Document is Extremely Time Sensitive - Printed 21 Feb 24 at 10:34

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FEB 21 2024



Purchasers:Kajeevan KANESHAMOORTHY & Ganesamoorthi

Const. No.: Unit 2, Level 4

Telephone Res. / Bus: /

Municipal: 402

Decor Advisor: Julia L Rosa

Suite Type: B810

Lock Date: 2/21/2024 10:34:37

Project/Phase: Dulcina Investments Inc./5

1. Kitchen and Vanities

|                          | Style and Colour | Hardware |
|--------------------------|------------------|----------|
| Kitchen                  | DORAL W-500      | Standard |
| Primary Ensuite Bathroom | DORAL W-500      | Standard |
| Main Bathroom            | DORAL W-500      | Standard |
|                          |                  |          |
|                          |                  |          |

Kitchen Extended Upper Cabinets ☒ Yes ☐ No

Comment

\*\* Refer to Construction Summary

2. Counters

|                          | Counter         | Edge     |
|--------------------------|-----------------|----------|
| Kitchen                  | QUARTZ - ISTRIA | Standard |
| Primary Ensuite Bathroom | QUARTZ - ISTRIA | Standard |
| Main Bathroom            | QUARTZ - ISTRIA | Standard |
|                          |                 |          |
|                          |                 |          |

Kitchen BacksplashTILE - GLOSSY WHITE 4X12

Comment

\*\* Refer to Construction Summary

3. Flooring - In all Non-Tiled Areas where Applicable

LAMINATE-LEXINGTON-LANEFFE OAK-TL-LW1311

Comment

\*\* Refer to Construction Summary

4. Tile

|                          | Floor Tile                | Wall Tile                |
|--------------------------|---------------------------|--------------------------|
| Primary Ensuite Bathroom | TILE - ULTRA BIANCO 12X24 | TILE - GLOSSY WHITE 8X16 |
| Main Bathroom            | TILE - ULTRA BIANCO 12X24 | TILE - GLOSSY WHITE 8X16 |
| Laundry Room             | TILE - WHITE MATTE 8X8    | N/A                      |
|                          |                           |                          |
|                          |                           |                          |

Kitchen BacksplashTILE - GLOSSY WHITE 4X12

Comment

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

5. Wall, Trim and Door Paint - Standard paint as per constuction specificationThroughout.

Comment

\*\* Refer to Construction Summary



6. General Comments

Revision Detail

Disclaimers and Notes

The following disclaimers apply to all of the Purchaser's Extra, Purchaser's Estimate Request and all Interior Colour Selection Schedules. The Purchaser(s) acknowledges that the following items may affect matters relating to their unit:

Natural Stone

The Purchaser acknowledges that natural stone products such as granite, marble and quartz that are installed in their dwelling may vary in shading, pattern, texture, veining, pores, colour and fissures from the sample in the Vendor's Décor Centre despite having the same name. Marble is not recommended in high traffic areas, such as the kitchen, as marble is a more porous stone

Ceramic Tile

any variables affect tile colour, pattern and/or design which means that installed tiles may not be identical to the samples. As a result of the manufacturing process, tiles with the same name but of different sizes, may have different colours, pattern or and will not be an exact match to each other. Furthermore, the staggered pattern of the laid tiles will vary due to size of the tile. Purchaser accepts tiles as laid by Vendor.

Hardwood/Laminate Flooring

Cupping and shrinkage are characteristics of hardwood/laminate flooring normally appearing some time after installation, and warranty is provided by the flooring supplier with respect to such cupping and shrinkage. Purchaser acknowledges that hardwood

Appliances

All appliance openings are set to Vendor's standard width. Please advise Décor Centre at time of colour appointment if custom sizing of cabinets and openings are required for any appliance. The Purchaser is responsible for costs and fees associated with changes to standard kitchen cabinets and openings and shall provide the Vendor with appliance specifications prior to of colour chart.

If applicable, where appliances are supplied by the Vendor, the model may vary according to availability and the Purchaser acknowledges that the Vendor may substitute appliances for same or better quality as determined by the Vendor in its sole unfettered discretion.

The Purchaser(s) acknowledge that all measurements and locations are approximate only and are subject to verification on site and may be adjusted to accommodate site conditions. Purchaser acknowledges that not all of the above modifications were available or offered to the Purchaser.

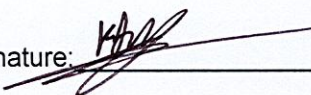
1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.


2) The selection images are digital photographs of the Vendor's samples at its Decor Centre. Such images when displayed on your computer monitor may not match Decor Centre samples due to the hardware/software configuration of the computer. In the event of conflict between selection images and the Décor Centre samples, Décor Centre samples shall prevail.

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


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

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

Signature: 

 Date: Feb 21/24

Signature: \_\_\_\_\_

 Date: Feb 21/24

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Page 2 of 2



The floor plan of the Main room is a rectangle with a width of 880 and a depth of 880. It features a large sofa (V800) along the bottom wall, a coffee table (VCG) in front of it, and a dining table (V800) with four chairs (V800) positioned against the right wall. A thick black line indicates the entrance area on the left.

The diagram shows a kitchen layout with the following dimensions and components:

- Overall Dimensions:**
  - Total width: 3260
  - Total depth: 2940
- Segment Dimensions (from left to right):**
  - 160
  - 1304
  - 1346
  - 450
- Appliances and Components:**
  - W376700:** Refrigerator unit, shown in two locations.
  - W340800:** Dishwasher unit.
  - W376500R:** Range hood unit.
  - W336CG B400L:** Cooktop unit.
  - 30-RANGE1:** Range unit.
  - W336CG BD500:** Cooktop unit.
  - XCUSTOM-A:** Custom cabinet or island unit.
  - BB90R1200:** Island unit.
  - D/W SPACE:** Dishwasher space.
  - PANEL 1455X895 EXT. BREAKFAST BAR:** Breakfast bar unit.
  - BS450L 300MM DEEP BASE CABS. BS1000:** Base cabinets.
  - BICG:** Island cabinet.
  - FG65:** Fridge unit.
- Other Labels:**
  - BCG:** Base cabinet.

**X 24 UNITS**

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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      | or copied unless applicable fee has been<br>paid or job order placed. | SITE: DULCINA (Charisma C)<br>MODEL: B748, B777, B786, B790, B810X<br>LOT #: |
| ST CENT    | 2X4            |   |  |
|            | VENT BOX COVER | DESIGNER: KS  | DATE: APR 20 23  |

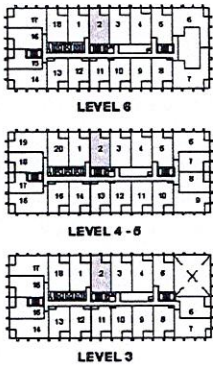
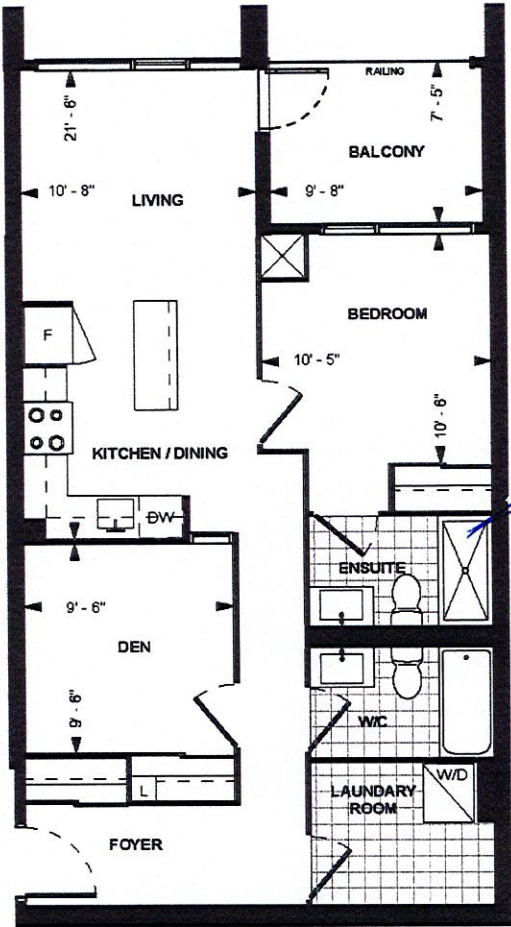
DESIGNER: KS  
DATE: APR 20 23



SCHEDULE "A"  
Agreement of Purchase and Sale

May 28, 2021

THE FIFTH  
AT CHARISMA



B810  
PODIUM SUITE  
9' CEILING  
810 sq. ft.  
1-BEDROOM+DEN

Dimensions, specifications, layouts, location of materials and fixtures, tile floor patterns and architectural detailing (including window size and location and door size, location and swing) are approximate only and are subject to change or modifications, without notice. Actual usable floor space varies from stated floor area. Ceiling height measured from top of floor slab to underside of floor slab above and excludes finishes, bulkheads and drop ceilings. Orientation of suite may be reversed and Purchaser agrees to accept same. Balconies, patios and terraces are exclusive use common elements shown for display purposes only and location and size are subject to change without notice. All illustrations are artist concept only. The provisions of the Agreement of purchase and sale apply to this Schedule, E. & O.E.

Unit 2, Level 4 Suite 402

Dimensions, specifications, layouts, location of materials and fixtures, tile floor patterns and architectural detailing (including window size and location and door size, location and swing) are approximate only and are subject to change or modifications, without notice. Actual usable floor space varies from stated floor area. Ceiling height measured from top of floor slab to underside of floor slab above and excludes finishes, bulkheads and drop ceilings. Orientation of suite may be reversed and Purchaser agrees to accept same. Balconies, patios and terraces are exclusive use common elements shown for display purposes only and location and size are subject to change without notice. All illustrations are artist concept only. The provisions of the Agreement of purchase and sale apply to this Schedule.  
E. & O.E. Oct 23, 2021

DS  
GR

DS  
kk

Initials: \_\_\_\_\_