



CONSTRUCTION SUMMARY

Kingsmen (Islington) Inc. / 9560 Islington

Lot/Unit: U247 Block 4 Phase/Building: 1 Model/Floor Plan: The Monaco - 3 Bed (C4-3B)

COUNTER TOP

Inv.5184	1 - As per schedule "PE": Vendor agrees to supply and install quartz or granite countertops in kitchen and all bathrooms from standard samples of the Vendor. THis promotion has no cash value, is non-negotiable and non-transferrable.	
Line 68065	Note:	
19Nov21 / 19Nov21		

ELECTRICAL

Inv.5184	1 - To supply & install the standard T.V rough in in the great room and master bedroom... see sketch # 1 & # 2	
Line 68066	Note:	
19Nov21 / 19Nov21		
Inv.5184	1 - To supply & install the standard Phone (CAT 5) Rough in in the great room, master bedroom and the den... see sketch # 1 & # 2	
Line 68067	Note:	
19Nov21 / 19Nov21		
Inv.5184	1 - To supply & install a capped ceiling elec. on a sep. switch in the living room area... see sketch # 1	
Line 68068	Note:	
19Nov21 / 19Nov21		

HARDWOOD

Inv.5184	1 - As per schedule "PE": Vendor agrees to supply and install hardwood flooring in the upper hallways from standard samples of the Vendor. THIS promotion has no cash value, is non-negotiable and non-transferrable.	
Line 68064	Note:	
19Nov21 / 19Nov21		

MISCELLANEOUS

Inv.5184	1 - Purchaser reviewed upgrade options and selected their interior finishes VIA ZOOM VIRTUAL meeting link on Nov.19, 2021.	
Line 68076	Note:	
19Nov21 / 19Nov21		

PLUMBING

Inv.5184	1 - To supply & install the standard Rectanguar top mount vanity sink in the powder room, master ensuite and main bathroom with the standard lav. faucet.	
Line 68075	Note:	
19Nov21 / 19Nov21		



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EXTRAS AS PER OFFER

5 Appliances including Stainless Steel Fridge, Stove, Dishwasher and white Washer / Dryer, from the standard offer of the Vendor. This promotion has no cash value, is non-negotiable and non-transferrable. <i>Worksheet</i> Note:	
Vendor agrees to supply and install hardwood flooring in the upper hallways from standard samples of the Vendor. This promotion has no cash value, is non-negotiable and non-transferrable. <i>Worksheet</i> Note:	
Vendor agrees to supply and install quartz or granite countertops in kitchen and all bathrooms from standard samples of the Vendor. This promotion has no cash value, is non-negotiable and non-tranferrable. <i>Worksheet</i> Note:	

Purchasers: NARGES JOHNGHORBAN & SAJAD SHIRALI-**Property:** U247 Block 4 of Plan -
Telephone Res. / Bus: / **Project:** Kingsmen (Islington) Inc.
Decor Advisor: Barbara Coccia **Model and Elevation:** The Monaco - 3 Bed (C4-3B)

Layout Changes: ☐ Yes ☒ No **Sketch Attached:** ☒ Yes ☐ No **Exterior Colour Scheme:** _____


1. Cabinetry	Style and Colour	Counter Top	Hardware
Kitchen / Breakfast	Trinity DHGL Arctico Gloss MWP	#1, C/S # 9141 Ice Snow 3cm.	#12881 Handle
Kitchen Island	Trinity DHGL Arctico Gloss MWP	#1, C/S # 9141 Ice Snow 3cm.	#12881 Handle
Laundry Room	/		
Powder Room	Trinity DHGL Arctico Gloss MWP	#1, C/S # 9141 Ice Snow 2cm.	#12881 Handle
Main Bathroom	Trinity DHGL Arctico Gloss MWP	#1, C/S # 9141 Ice Snow 2cm.	#12881 Handle
Master Ensuite Bathroom	Trinity DHGL Arctico Gloss MWP	#1, C/S # 9141 Ice Snow 2cm.	#12881 Handle
Second Ensuite Bathroom (If Applicable)	/		
	/		
	/		

Appliances **Custom Size Fridge** **Valance Lighting** **Microwave / Range Hood**
☐ Yes ☒ No ☐ Yes ☒ No ☐ Yes ☒ No
Cooktop / Rangetop **Built in Wall Oven** **Slide-in Range**
☐ Yes ☒ No ☐ Yes ☒ No ☐ Yes ☒ No

Comment

2. Flooring	Selection
Foyer	/
Main Hall	5" Elements Brushed Oak Stonecrop
Back Hall	/
Breakfast	/
Laundry Room	
Kitchen	5" Elements Brushed Oak Stonecrop
Powder Room	13 x 13" Malena Ice
Main Bathroom	13 x 13" Malena Ice
Master Ensuite Bathroom (If Applicable)	13 x 13" Malena Ice
Mud Room	/
	/
Living Room	5" Elements Brushed Oak Stonecrop
Dining Room	5" Elements Brushed Oak Stonecrop
Family / Great Room	/
Den / Library / Study	5" Elements Brushed Oak Stonecrop (Den on the 2nd. floor)
Basement Landing (If Applies)	
Lower Landing (If Applicable)	5" Elements Brushed Oak Stonecrop
Upper Landing	5" Elements Brushed Oak Stonecrop
Upper Hall	5" Elements Brushed Oak Stonecrop
Master Bedroom	Remarkable Quality , 749 Autumn Ash
Bedroom #2	Remarkable Quality , 749 Autumn Ash
Bedroom #3	Remarkable Quality , 749 Autumn Ash
Bedroom #4	/
Bedroom #5	/
Master & main shower floor	2 x 2" Ontario Snow White Matte

SEE ATTACHED FOR SIGNATURES

↓ ↓


Flooring Continued on Page 2

Initial:

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 Decor Advisor: Barbara Coccia Model and Elevation: The Monaco - 3 Bed (C4-3B)
 2. Flooring - Continued -

Upgrade Underpad	Type Standard	Area Master bedroom, bedroom #2 & #3
Carpet on Stairs	Capped	Runner - *Upgrade
Comment	/	/

3. Plumbing Fixtures / Faucets

Kitchen	Standard	Second Ensuite	/	Powder Room	Standard
Master Ensuite	Standard			Other Room	/
Main Bathroom	Standard		/		

Comment
 Still to install the single standard kitchen under mount sink with the std. single hole faucet. Purchaser has NOT upgraded to the vanity sinks in the powder room, master ensuite and main bathroom, still to install the std rectangular top mount sinks with the .lav. faucets

4. Wall Tile

	Tile Selection	Listello	Insert	Insert Selection
Main Bathroom	8 x 10" Malena Ice	<input type="checkbox"/>	<input type="checkbox"/>	
Master Ensuite				
Tub Deck	/	<input type="checkbox"/>	<input type="checkbox"/>	
Tub Apron	/	<input type="checkbox"/>	<input type="checkbox"/>	
Tub Surround	/	<input type="checkbox"/>	<input type="checkbox"/>	
Shower Stall	8 x 10" Malena Ice	<input type="checkbox"/>	<input type="checkbox"/>	
Second Ensuite	/	<input type="checkbox"/>	<input type="checkbox"/>	
	/	<input type="checkbox"/>	<input type="checkbox"/>	
	/	<input type="checkbox"/>	<input type="checkbox"/>	
Kitchen Backsplash	/	<input type="checkbox"/>	<input type="checkbox"/>	
Complete Backsplash	/	<input type="checkbox"/>	<input type="checkbox"/>	

Comment
 /

horizontal stacked brick pattern vertical stacked diagonal/diamond

5. 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	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Mantle Type									
Over Mantle									
Colour / Stain									
Surround									
Hearth									
Comment	/								

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6. Trim Carpentry

Door Hardware Standard handle

Interior Trim Standard

Comment

Interior Doors

☐ 2 Panel Arch Top

☒ 2 Panel Square Top

☐ 6 Panel



Initial for Door Style:



7. Railings and Pickets

Railing Package Standard metal Package

Railing Colour Elements Stonecrop

Picket Colour Black

Wood Stairs ☐ No ☒ Oak

Tread Colour Elements Stonecrop

Comment

SEE ATTACHED FOR SIGNATURES

8. Plaster Mouldings and Medallions

Foyer /

Main Hall /

Living Room /

Dining Room /

Family Room /

Kitchen/Breakfast /

Den/Library /

Lower Landing /

Comment

9. Wall Paint

Kingsmen White

Smooth Ceilings

☐ First Floor

☐ First Floor incl. Second Floor Hall

☐ First and Second Floor

☒ Throughout

☐ Not Applicable

Trim Paint Kingsmen White

10. Additional Comments

11. Disclaimers and Notes

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, no further changes will be permitted other than re-selection due to unavailability. Purchaser's Initials **SEE ATTACHED FOR SIGNATURES**
- The Purchaser acknowledges reading and accepting the "Kingsmen Group Décor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

This Interior Colour Selection is final and approved by:

Purchaser:

Signature: **SEE ATTACHED FOR SIGNATURES** Date: _____

Signature: **SEE ATTACHED FOR SIGNATURES** Date: _____

Vendor:

Kingsmen (Islington) Inc. Nov 23/21

UNIT: U247 BK: 4
"9560 LSINGTON"
SKETCH #1

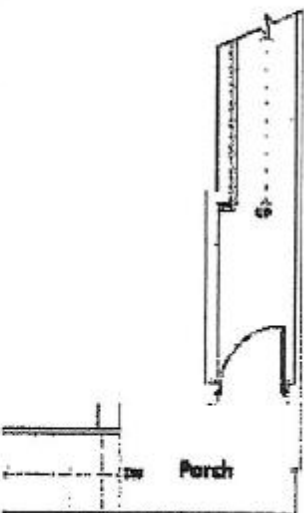
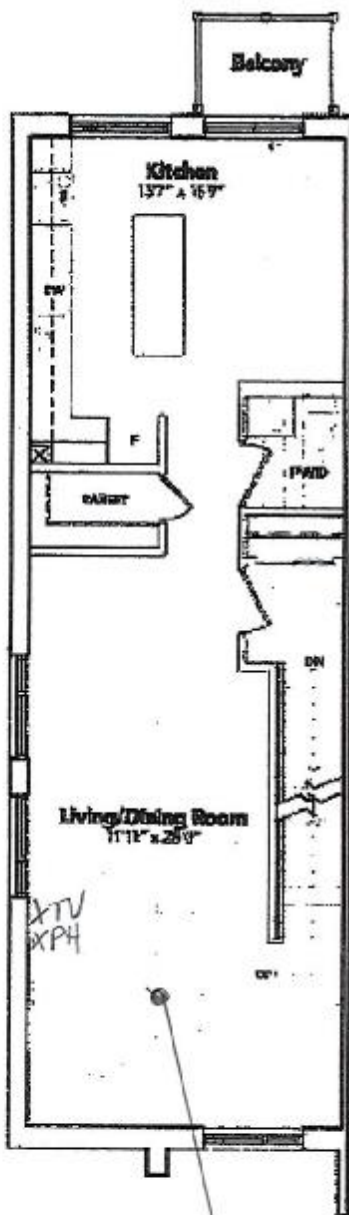
→ SEE ATTACHED FOR SIGNATURES

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Author: sign ID: A0D9E52B-3312-4C5B-A2BC-CF6445DF0703

SCHEDULE "B-1" Floor Plan

Townhouse No. U247 Block 4
Phase 1
Model: The Monaco - 3 Bed (C4-3B)



The floor plans and elevations shown are pre-construction plans and may be revised or improved as necessitated by architectural controls and the construction process. The measurements adhere to the rules and regulations of the TARIION Warranty Corporation's official method for the calculation of floor area. Materials, specifications and floor plans are subject to change without notice. All house renderings are artist's concept only. Actual usable floor space may vary from the stated floor area. All options shown are upgrades.
R. & O. E.

UNIT: U247 Bk. 4
9560 ISLINGTON
SKETCH #2

SEE ATTACHED FOR SIGNATURES

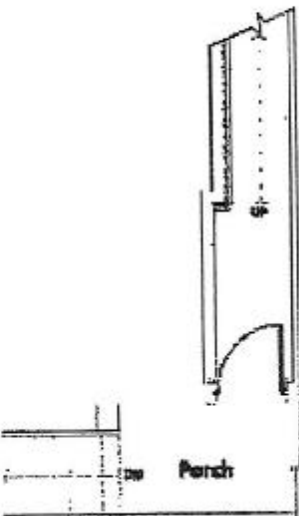
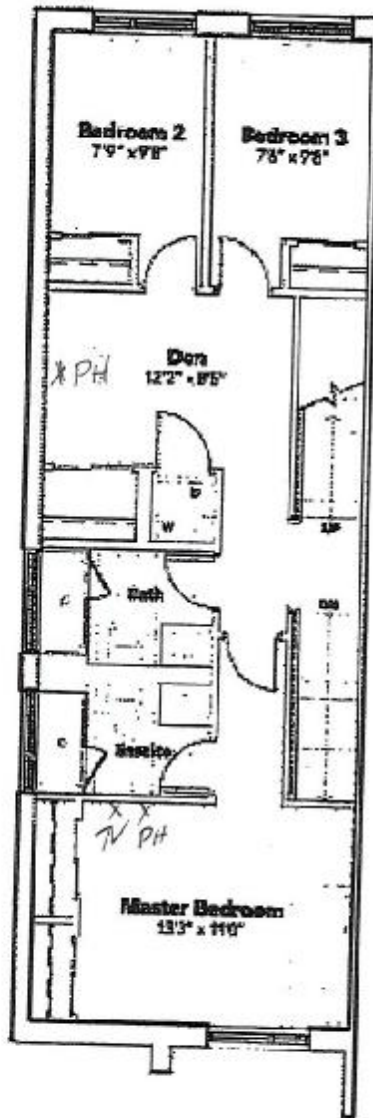
SEE ATTACHED FOR SIGNATURES

Authent! Item ID: A0D8E526-3312-4C5E-A2BC-CF6445DF0703

SCHEDULE "B-1"

Floor Plan

Townhouse No. U247 Block 4
Phase 1
Model: The Monaco - 3 Bed (C4-3B)



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UNIT 247 BLK: 4
9560 ISLINGTON
SKETCH #3

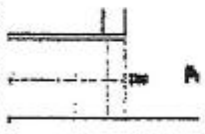
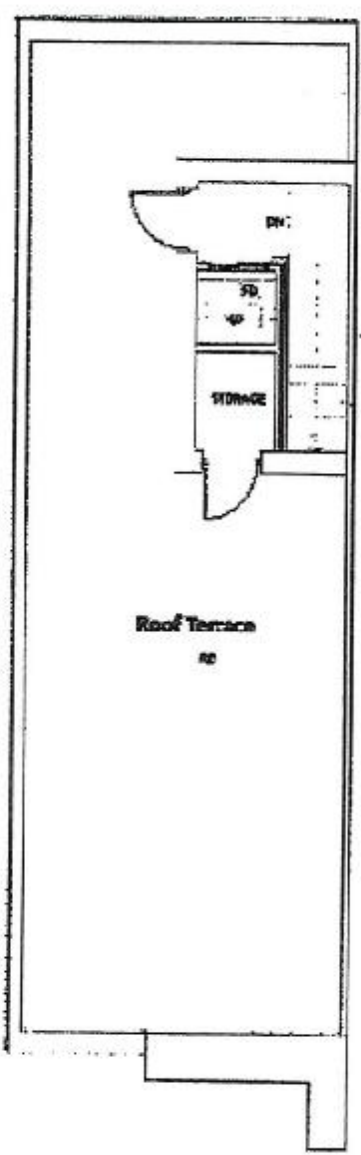
SEE ATTACHED FOR SIGNATURES
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Author: sign ID: A8D8E926-3312-4C5B-A2B6-CF6445DF0703

SCHEDULE "B-1"
Floor Plan

Townhouse No. U247 Block 4
Phase 1
Model: The Monaco - 3 Bed (C4-3B)

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E. & O. E.