

### forming part of the Agreement of Purchase and Sale

**BELLAIRE PROPERTIES INC.**



LOT NUMBER: 74 PHASE: 5

**P.E.#: 002**

| No. | DESCRIPTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | PRICE |
|-----|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|
| 1.  | Cost to provide "conduit - only" in garage for future electric car charger.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |       |
| 2.  | Complete Hide-A-Way Hose vacuum system. Includes two (2) Hide-A-Way hose vac inlets , two (2) hoses, one (1) deluxe tool set, one (1) machine. *This item can only be done at framing stage, otherwise considered too late.                                                                                                                                                                                                                                                                                                                                                                                                                                            |       |
| 3.  | Basement Windows - Add additional basement window - Standard size 30x20, standard white window frame, location as per sketch                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |       |
| 5.  | Valance Lighting - Cost to provide *rough-in only* for valance lighting with switch below upper cabinets in the kitchen area.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |       |
| 6.  | Provisions for Wall Mount TV Fireplace. Includes: dedicated electrical, conduit for future tech cable to floor level receptacle and/or to end beside the fireplace. *This does not include any brackets or mounting for TV.                                                                                                                                                                                                                                                                                                                                                                                                                                            |       |
| 7.  | Built-in appliance provision in kitchen. Includes cabinet and electrical provisions for future: Built in oven(s) c/w bottom drawer ; microwave cut-out, upper cabinet; *plus cooktop c/w false drawer, plus pots & pan drawers in kitchen area. Counter depth fridge enclosure with two gables. Built-in fridge is an upgrade and will not need to be priced out. *Not all models can accommodate this upgrade. Purchaser must provide all specifications for all future built-in appliances. Purchaser understands that Pantry will be deleted in order to accommodate this upgrade. Opening between the kitchen and dining room to be closed in order to accommodate |       |
| 8.  | Pot filler - Cost to provide rough-in *plumbing-only* for future pot-filler in kitchen area. *Price does not include cost for pot-filler fixture/faucet. Price for pot-filler fixtures/faucets varies, to be priced out.                                                                                                                                                                                                                                                                                                                                                                                                                                               |       |
| 9.  | MAIN FLOOR LAUNDRY ROOM AND POWDER ROOM - switch to accommodate a standup shower. Relocate the door from house to garage, as per sketch. Provide for a stackable washer and dryer, in the revised space. In revised laundry room, shift the window as per sketch - provide for vanity in lieu of pedestal and a shower approximately 3 x 5'5" - see sketch. Price based on standard vanity cabinetry and laminate counter top and standard wall tiles, standard shower plumbing and shower potlight, and shower rod.                                                                                                                                                   |       |
| 10. | Cost to provide smooth ceilings in lieu of stippled ceilings - main floor                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |       |
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|     | Extra's Subtotal:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |       |
|     | H.S.T.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |       |
|     | New Total:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |       |
|     | Less Bonus Package (if Applicable)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |       |
|     | TOTAL:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |       |
|     | Balance of Bonus Package to be used towards the purchase of upgrades                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |       |
|     | TOTAL                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |       |

Per: \_\_\_\_\_  
(original verified at \_\_\_\_\_)  
Head Office)