



CONSTRUCTION SUMMARY

DIAMONDDVIEW ESTATES - DCR / Phoenix Development Corporation Limited

PURCHASERS: Kanwaldeep Singh and Harmeet Kaur

TEL: RES.: 613-296-8717

LOT / PHASE 42 / 1	STREET	HOUSE TYPE RUTHERFORD (517) ELEV D 5 BED	CLOSING DATE 31-Aug-20
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INV#	QTY	EXTRA / CHANGE
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Cabinetry

1 0 30Nov20	1 - Delete upper above range + approx. 4.5" each side to make space for 30" Chimney style hood Note:	(1/91/-120)
2 0 30Nov20	1 - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter) Note:	(1/83/1225)
3 0 30Nov20	1 - Add pull-out recycle centre - Berenson QPAM 15228C c/w 2 bins with lids (island) Note:	(1/81/525)
4 0 30Nov20	1 - Increase depth of fridge upper to 24"d and add 2 side panels Note:**return wall next to fridge gets deleted**	(1/60/1225)
5 0 30Nov20	1 - Add 1 top drawer above recycle centre Note:	(1/37/160)
6 0 30Nov20	1 - Move range space approx. 2 ft. towards breakfast nook to create equal uppers each side of hoodfan. Note:	(1/99/0)

Ceramic

7 0 30Nov20	1 - S/I Level B floor tile (size 3x11) in lieu of standard- Herringbone pattern- Foyer- as per plan Note:	(1/95/1155)
8 0 30Nov20	1 - S/I Level B floor tile (size 12x24) in lieu of standard- Master Ensuite floor and tub deck/walls- stacked Note:	(1/105/875)
9 0 30Nov20	1 - S/I Standard backsplash tile (size 3x6) up and behind chimney hoodfan-stacked Note:	(1/77/330)
10 0 30Nov20	1 - S/I Standard bath wall tile (size 4x16) in herringbone pattern- Master Ensuite shower Note:	(1/85/665)

Doors and Windows

11 0 27Aug20	1 - Increase (2) basement windows from 56x24 to 56x30- as per plan Note:	(1/62/500)
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Electrical

12 0 30Nov20	2 - S/I (2) standard electrical outlets in basement- as per plan Note:	(2/60/120)
13 0 30Nov20	6 - Delete (2) standard telephone jacks and (4) TV jacks- S/I (6) data jacks- as per plan Note:**Home has total of (1) TV jack and (6) data jacks throughout- (1) data jack installed at 70" A.F.F above fireplace**	(6/85/25)
14 0 30Nov20	1 - S/I (1) Recessed standard electrical outlet above fireplace @ 70" A.F.F- as per plan Note:	(1/85/140)

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15 0 30Nov20	1 - Reinforce standard light fixture- (1) Main stairs Note:		(1/49/65)
16 0 30Nov20	1 - Upgrade standard switch to dimmer switch for Breakfast nook potlights Note:		(1/69/105)
17 0 30Nov20	1 - S/I Ceiling fan rough-in (reinforced) c/w 3-wires and switch- Family Room- as per plan Note:		(1/86/225)

Granite

18 0 30Nov20	1 - S/I Level A Radianz Quartz countertops in lieu of standard granite in Kitchen Note:	(1/77/510)
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Hardwood

19 0 27Aug20	1 - S/I Level A pre-finished engineered hardwood in lieu of standard carpet/tile- Lower hall, family room, living/dining room, breakfast nook Note:**Kitchen remains as floor tile**	(1/137/6035)
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Heating and Air Conditioning

20 0 30Nov20	1 - Air Conditioner- GOODMAN - 13 SEER R-410A (GSX 13) - 2.5 TON - Note:	(1/62/4580)
21 0 30Nov20	1 - S/I Humidifier- GENERAL AIRE (1099 - 3000 Sq. Ft) Note:	(1/50/1175)
22 0 30Nov20	1 - S/I Terminated Gas Line c/w 110V Decora Outlet Gas Cooktop Ignitor and Photo Electric Smoke Detector in Kitchen Note:	(1/111/805)

Miscellaneous

23 0 27Aug20	1 - S/I Alt. Kitchen w/ walk-in pantry and coffered ceiling in Breakfast Nook w/ (4) 4" white interior potlights (HALO Slim LED) connected to separate switch Note:	(1/153/4600)
24 0 27Aug20	1 - Delete wall next to fridge to accommodate side gable- as per plan Note:	(1/65/0)
25 0 07Oct20	1 - Delete standard vinyl shakes in gable peaks on second floor- S/I vertical vinyl siding in gable peaks on second floor- as per plan Note:	(1/130/0)
26 0 30Nov20	1 - Finished Garage w/ R12 insulation in walls, R40 insulation in ceiling and drywall (one coat) Note:**Concrete portion to remain exposted**	(1/92/3410)
27 0 30Nov20	1 - S/I Zephyr Ombra 30" chimney hoodfan in stainless steel @ 280CFM (ZOM-E30AS) in lieu of standard Note:	(1/97/1485)

Paint

28 0 30Nov20	1 - S/I Custom stain on railings and spindles, nosings, and mantles (where applicable) to Twelve Oaks Hickory Caspian Note:	(1/113/360)
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29 0 30Nov20	1 - Upgrade interior paint to Dulux Diamond Matte- colour Tornado DLX 1009-2 Note:	(1/72/2485)

Plumbing

30 0 27Aug20	1 - S/I 3-piece rough in- basement- as per plan Note:*AS PER B-1 PRICE ADJUSTMENT*	(1/43/-1690)
31 0 27Aug20	1 - S/I Bar sink rough-in- as per plan Note:	(1/34/300)
32 0 27Aug20	1 - S/I Ceramic tiled shower enclosure w/ 3x4 acrylic base with Maax Halo shower doors in brushed nickel hardware- In lieu of standard 3x4 shower stall- Master Ensuite Note:	(1/163/3375)
33 0 27Aug20	1 - Ensuite #4 (Jack and Jill) re-design: Delete standard window and standard 3x3 shower stall- S/I standard bathtub, relocate toilet- as per plan Note:	(1/142/735)
34 0 30Nov20	2 - S/I American Standard Boxe Vessel sink w/ centre hole (0504 001) in lieu of standard- (2) Master Ensuite Note:	(2/104/345)
35 0 30Nov20	1 - S/I Water line for fridge Note:	(1/25/185)
36 0 30Nov20	1 - S/I Delta Essa kitchen faucet in Arctic Stainless (9113-AR-DST) in lieu of standard Note:	(1/83/415)
37 0 30Nov20	2 - S/I Delta Single Handle Project lavatory faucet in Stainless (559LF-SSPP) in lieu of standard- (2) Master Ensuite Note:	(2/113/195)

Trim

38 0 30Nov20	1 - S/I (1) Taymor Strait Exterior gripset in Satin Nickel (34-FV0766) in lieu of standard- Front Door Note:	(1/98/290)
1A Offer Workshee	3 Piece Rough-in *future tub, toilet and sink Note:	
2A Offer Workshee	The Purchaser acknowledges that no further changes or upgrades that effect the foundation will be allowed after the Vendor accepts the Purchase and Sales Agreement. Note:	

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