



CONSTRUCTION SUMMARY
Pathways at Findlay Creek - 2164886 Ontario Inc.

PURCHASER: Ranajit Dutta TEL:

LOT / PHASE	STREET	HOUSE TYPE	CLOSING DATE
157 / 1	164 Minikan Street	MIRAPOSA PLUS ELEV M	
INV#	QTY	EXTRA / CHANGE	

Cabinetry

1 0 26May21	1 - Main House - Delete upper cabinet above range plus 6" each side to make space for Chimney style hoodfan Note:	
2 0 26May21	1 - Income Unit - Delete upper cabinet above range plus 3" each side to make space for Chimney style hoodfan Note:	
3 0 26May21	1 - Main House - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter) Note:	
4 0 26May21	1 - Main House - Add light valance below upper cabinets - 2"h plain recessed - to accommodate under cabinet lighting NoteLighting Supplied by Other	
5 0 26May21	1 - Income Unit - Add light valance below upper cabinets - 2"h plain recessed - to accommodate under cabinet lighting Note:	
6 0 26May21	1 - Main House - Increase depth of fridge upper to 29"d and add side panel NoteSide panel to reach floor	
7 0 26May21	1 - Main House - Add pot/pan drwrs beside cooktop - c/w one wide top drwr (in lieu of std 2 door base cabinet) Note:	
8 0 26May21	1 - Main House - Add tall cabinet to accommodate wall oven & microwave Noteappliance specs for cut-outs will be required for final cabinet order	
9 0 26May21	1 - Main house - Add cabinet to accommodate future 30" cook top Notesize of cooktop will be required for cabinet order	
10 0 26May21	1 - Main House - Add pot/pan drwrs to base cabinet w/ false drwr to accomodate future 30" cook top Note:	
11 0 26May21	1 - Main house - Accommodate for double sink vanity in Master Ensuite Note:	
12 0 26May21	1 - Income Unit - Increase depth of fridge upper to 29"d and add side panel NoteSide Panel to reach floor	

Carpet

13 0 26May21	1 - Main House - S/I Upgraded Carpet underpad to ViscoPro (9lb) in lieu of standard in basement stairs, main stairs, Upper Hall, Master Bedroom, Bedroom 2, Bedroom 3, and Bedroom 4 Note:	
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Ceramic

14 0 26May21	1 - Main House - S/I Level A Wall Tile in kitchen to be installed behind chimney Hood Fan in lieu of standard - installed horizontally stacked Note:	
15 0 26May21	1 - Income Unit - S/I Level A Wall Tile in kitchen to be installed behind chimney Hood Fan in lieu of standard - installed horizontally stacked Note:	



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Electrical

16 0 26May21	1 - Main House - S/I (1) 15 AMP standard plug outlet above fireplace in Family Room for future TV - installed @ 72" above finished floor Note:	
17 0 26May21	1 - Main House - S/I Audio/video conduit (non-direct run) - including wall plates at both ends at Family Room fireplace Note:	
18 0 26May21	2 - Main House - Upgrade (2) standard TEL jack to Data NoteTotal of (2) Data, (1) TEL and (7) TV for house	
19 0 26May21	1 - Income Suite - Upgrade (1) standard TEL jack to Data NoteTotal of (1) Data, (1) TEL and (2) TV for house	
20 0 26May21	2 - Main House - Reinforce exisitng light outlet in Dining Room and above Main Staircase for heavier fixture Note:	
21 0 26May21	1 - Main House - S/I (2) LED puck lights under Kitchen cabinets - connected to (1) switch NoteElectrical only; cabinet valance priced separately	
22 0 26May21	1 - Income Suite - S/I (4) LED puck lights under Kitchen cabinets - connected to (1) switch NoteElectrical only; cabinet valance priced separately	
23 0 26May21	1 - Main House - S/I Wiring for wall oven (40amp) Note:	
24 0 26May21	1 - Main House - S/I (1) Additional standard vanity light fixture above 2nd sink in Ensuite Note:	

Granite

25 0 26May21	1 - Main House - S/I Level A Radianz quartz countertop w/ (1) standard undermount sink in lieu of standard Granite countertop in Kitchen Note:	
26 0 26May21	1 - Main House - S/I Bristol B926 Undermount Sink w/ 15mm Radius Corners in Kitchen in lieu of standard Note:	

Hardwood

27 0 26May21	1 - Main House - S/I Level A Pre-Finished Engineered Hardwood Flooring in lieu of Standard Carpet in Lower Hall, Dining Room, Family Room and Kitchen/Breakfast Area Note:	
28 0 26May21	1 - Income Suite - S/I Torlys LVT flooring in lieu of standard carpet in Lower Hall, Living Room, Bedroom and Kitchen Note:	

Heating and Air Conditioning

29 0 26May21	1 - Main House - S/I Terminated gas line and 110v outlet for future gas cooktop in Kitchen Note:	
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30 0 26May21	1 - Income Suite - S/I Terminated gas line and 110v outlet for future gas stove in Kitchen Note:	
31 0 26May21	1 - Main house - Make Up Air System for 250 CFM - 600 CFM Hood Fan Note:	

Miscellaneous

32 0 26May21	1 - Income Unit - S/I Falmec VULCANO (FPVUL30W3SS) 30" Chimney Hood Fan - 280 cfm - Stainless - in lieu of standard hood fan Note:	
33 0 26May21	1 - Main House - S/I Falmec VULCANO (FPVUX30W6SS) Chimney Hood Fan 30"- 600 cfm - Stainless - in lieu of standard hood fan Note:	
34 0 26May21	1 - Optional 4th Bedroom Note:3-1	
35 0 26May21	1 - Main House - Add Bathroom in Bedroom #3 to create Ensuite #2 c/w standard level vanity, laminate countertop, tub, toilet, trim and lighting Note:Relocate Laundry hook-ups and modify closets in Bedroom #3 and #4	
36 0 26May21	1 - Late Change Fee Note:	

Plumbing

37 0 26May21	4 - Main House S/I (4) Contrac Cila (4710BOXU) Right Height Elongated Toilets in lieu of Standard - (1) Powder Room, (1) Ensuite #2 (1) Main bathroom, (1) Master Ensuite Note:	
38 31,961 26May21	1 - Main House - (1) Water line for fridge Note:	
39 0 26May21	1 - Main House - S/I Ceramic tiled shower enclosure w/ 3x4 acrylic base and Maax Halo sliding doors (chrome trim) in lieu of standard shower stall in Ensuite Note:	
40 0 26May21	1 - Main House - S/I (1) Delta Essa 9113-AR-DST Arctic Stainless faucet in lieu of standard in Kitchen Note:	
41 0 26May21	1 - Income Suite - S/I (1) Delta Essa 9113-AR-DST Arctic Stainless faucet in lieu of standard in Kitchen Note:	
42 0 26May21	1 - Main House - S/I (1) Additional standard lavatory sink and faucet in Ensuite Note:	
43 0 26May21	1 - Income Unit - S/I (1) Contrac Cila (4710BOXU) Right Height Elongated Toilets in lieu of Standard - (1)Washroom/Laundry/Linen Area Note:	
44 0 26May21	1 - Income Unit - (1) Water line for fridge Note:	



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Railings

45 0 26May21	1 - Main House - S/I #SB7-3.5C 3.5" Oak newel posts w/ cap and Oak Modern spindles in lieu of standard Colonial throughout Note:	
46 0 26May21	1 - Income Suite - S/I #SB7-3.5C 3.5" Oak newel posts w/ cap and Oak Modern spindles in lieu of standard Colonial throughout Note:	

Stairs

47 0 26May21	1 - Main House - Stain for oak step, railing nosing and spindles to complement Engineered Hardwood in Main Level - as needed Note:	
48 0 26May21	1 - Income Unit - Stain for railing nosing and spindles to complement Torly's LVT in Income unit- as needed Note:	

Trim

49 0 26May21	1 - Main House - S/I Logan 2-panel smooth interior swing doors in lieu of standard Carrara swing doors throughout NoteDoes not apply to front door, Garage man door or patio door	
50 0 26May21	1 - Income Suite - S/I Logan 2-panel smooth interior swing doors in lieu of standard Carrara swing doors throughout NoteDoes not apply to front door	

1A Offer Worksheet	Add the Optional 4th Bedroom Note:	
2A Offer Worksheet	The Purchaser acknowledges that no further changes or upgrades that affect the foundation will be permitted after the Vendor accepts the Agreement of Purchase & Sale. Note:	

This Document is Extremely Time Sensitive - Printed 31 May 21 at 14:05