



CONSTRUCTION SUMMARY

Pathways at Findlay Creek - 2588824 Ontario Inc.

PURCHASERS: Tirath Thakkar and Radhika Thakkar TEL:

LOT / PHASE 346 / 2	STREET 620 Miikana Road	HOUSE TYPE RUTHERFORD ELEV B 4 BED	CLOSING DATE 01-Dec-22
INV#	QTY	EXTRA / CHANGE	

Cabinetrv

1 0 30Jun22	1 - Add (1) 27" upper and (1) 27" base cabinet to perimeter - shift pantry down Note:	
2 0 30Jun22	1 - Add crown moulding to top of upper cabinets - shaker style 3" Note:	
3 0 30Jun22	1 - Increase depth of fridge upper to 24"d and add side panel Note:	
4 0 30Jun22	1 - Increase fridge space to 36"x72" in lieu of standard Note:	
5 0 30Jun22	1 - Move standard pantry down towards breakfast nook approx 27" Note:	
6 0 30Jun22	1 - S/I - In-cabient false shelves to accommodate recessed puck lights in all upper cabinets as per plan Note:	
7 0 30Jun22	1 - Upgrade drawers to soft close (per drawer) (4) Note:	
8 0 30Jun22	1 - Upgrade to line 3 cabients in Kitchen Note:	
9 0 30Jun22	1 - Upgrade to line 3 cabinets in ensuite #2 Note:	
10 0 30Jun22	1 - Upgrade to line 3 cabinets in laundry room Note:	
11 0 30Jun22	1 - Upgrade to line 3 cabinets in main bathroom Note:	
12 0 30Jun22	1 - Upgrade to line 3 cabinets in master ensuite Note:	
13 0 30Jun22	1 - Upgrade to line 3 cabinets in powder room Note:	

Central Vacuum

14 0 28Apr22	1 - Central vacuum rough-in in basement in standard location Note:	
15 0 28Apr22	1 - S/I - (5) Vac pan c/w plate, wiring and flex piping - white - located in Kitchen, powder room, ensuite #2, master ensuite and jack&jill Note:	
16 0 28Apr22	1 - S/I - Complete central vac system c/w accessories kit and installation - includes joining and extending vac rough-in and (1) 15 AMP separate circuit plug Note:	



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Ceramic

17 0 30Jun22	1 - S/I - Approx 27" of additional standard 4x8 ceramic wall tile to accommodate cabient extention on perimiter wall Note:	
18 0 30Jun22	1 - S/I - Level B 12x24 ceramic floor tile in lieu of standard in foyer Note:	

Electrical

19 0 28Apr22	1 - S/I - Gas BBQ line - located as per plan Note:	
20 0 28Apr22	1 - S/I - Rough in conduit for future electric car charger - garage/house common wall Note:	
21 0 30Jun22	1 - Delete (3) standard light fixtures in main hall - S/I - (3) 4" White interior potlights (HALO Slim LED) - connected to existing switch - up to 9'h as per plan Note:	
22 0 30Jun22	1 - Delete (3) standardl ight fixtures in upper hall - S/I - (3) 4" White interior potlights (HALO Slim LED) - connected to existing switch - up to 9'h as per plan Note:	
23 0 30Jun22	1 - S/I - (1) Capped light outlet connected to existing switch - located in family room as per plan Note:	
24 0 30Jun22	1 - S/I - (1) Exterior soffit plug w/ switch for holiday lights - located as per plan Note:	
25 0 30Jun22	1 - S/I - (2) 15 AMP standard plug outlet - in unfinished basement located as per plan Note:	
26 0 30Jun22	1 - S/I - (3) 4" Black exterior potlight (AFR4-0930) - connected to existing switch - located as per plan Note:	
27 0 30Jun22	1 - S/I - (4) 4" White interior potlights (HALO Slim LED) - connected to existing switch - up to 9'h - in office as per plan Note:	
28 0 30Jun22	1 - S/I - (4) 4" White interior potlights (HALO Slim LED) - connected to new switch - up to 9'h - in dining room as per plan Note:	
29 0 30Jun22	1 - S/I - (4) LED Under Cabinet Puck Lights (CA360A-WH) c/w outlet & driver - connected to separate switch - located as per plan Note:	
30 0 30Jun22	1 - S/I - (6) 4" White interior potlights (HALO Slim LED) - connected to new switch - up to 9'h - in family room as per plan Note:	
31 0 30Jun22	1 - S/I - 1/2 Horse power Garage door opener w/ (2) remotes and (1) keypad *PER GARAGE DOOR* Note:	



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32 0 12Feb24	1 - Primary ensuite: S/I Electrical required for whirlpool tub Note:	

Granite

33 0 28Apr22	1 - S/I - Bistol Virtuo Granite Undermount- Single Bowl- B317 Slate grey Note:	
34 0 30Jun22	1 - S/I - Level 1 granite in lieu of standard laminate in ensuite #2 (includes 4" backsplash and (1) standard rectangle undermount sink) Note:	
35 0 30Jun22	1 - S/I - Level 1 granite in lieu of standard laminate in laundry room w/ (1) standard undermount sink Note:	
36 0 30Jun22	1 - S/I - Level 1 granite in lieu of standard laminate in main bathroom (includes 4" backsplash and (2) standard rectangle undermount sink) Note:	
37 0 30Jun22	1 - S/I - Level 1 granite in lieu of standard laminate in master ensuite (includes 4" backsplash and (2) standard rectangle undermount sinks) Note:	
38 0 30Jun22	1 - S/I - Level 1 granite in lieu of standard laminate in powder room (includes 4" backsplash and (1) standard rectangle undermount sink) Note:	
39 0 30Jun22	1 - S/I - Level C Silestone quartz in lieu of standard granite in Kitchen Note:Includes additional 27" of quartz for extention	

Hardwood

40 0 30Jun22	1 - S/I - Twelve oaks Level A pre-finished engineered hardwood in lieu of standard carpet in main hall, dining room, family room, office, master bedroom, upper hall, bedroom #2, bedroom #3 and bedroom #4 Note:	
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Heating and Air Conditioning

41 0 28Apr22	1 - Humidifier - GENERAL AIRE 1099 (up to 3000 Sq. Ft) Note:	
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Miscellaneous

42 0 28Apr22	1 - Add - One (1) 3-piece rough in for future bathroom in basement - located as per plan Note:As per B-1	
43 0 28Apr22	1 - Delete std shower and shower door and S-I custom glass c/w return on half wall with black trim - master ensuite Note:	
44 0 28Apr22	1 - Optional Coffered Ceiling in Breakfast Nook Note:	
45 0 28Apr22	1 - Upgrade to 200amp Panel in lieu of standard 100amp Note:This does not include the 200amp service - clients are responsible for contacting hydro otatwa after close to upgrade the service to 200amp	



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Paint

46 0 28Apr22	1 - S/I - Flat ceilings in lieu of stipple Note:	
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Plumbing

47 0 28Apr22	1 - S/I - Fridge water line Note:	
48 0 28Apr22	1 - S/I - Maax Incognito 57 56-59 x 56 ¾ in. 6mm Sliding Tub Door for Alcove Installation with Clear glass in Chrome - located in ensuite #2 Note:	
49 0 28Apr22	1 - Upgrade standard soaker tub to whirlpool in master ensuite Note:	

Railings

50 0 28Apr22	1 - S/I - 5" Oak boxed newel posts w/ inset and Metal spindles (black, all plain) in lieu of standard Oak Colonial Note:	
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Stairs

51 0 28Apr22	1 - S/I - Oak nosing under spindles (where applicable) Note:	
52 0 28Apr22	1 - Upgrade Main Staircase to Oak w/ White Risers Note:	

Trim

53 0 28Apr22	1 - Enlarge standard 6'w sliding patio doors to 8'w Note:	
54 0 28Apr22	1 - Increase standard 6' w transom above patio door to 8'w Note:	
55 0 28Apr22	1 - S/I - (1) pair 15 Lite french doors w/ clear glass in lieu of standard in office Note:	
56 0 28Apr22	1 - S/I - Level 2 interior doors - 5 panel shaker smooth solid core in lieu of standard throughout Note:	
57 0 28Apr22	1 - Upgrade all standard vinyl sliding closet doors to swing (5) Note:	
58 0 30Jun22	1 - S/I - Taymor Vega (matte black) interior door handles in lieu of standard on all interior doors Note:	



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1A Offer Worksheet	Add - One (1) 3-piece rough-in for future bathroom in the basement, in standard location. Note:	
2A Offer Worksheet	Purchasers acknowledge that no further changes that affect the foundation will be permitted once the Vendor accepts the Agreement of Purchase and Sale. Note:	

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