



CONSTRUCTION SUMMARY

DIAMONDVIEW ESTATES - DCR / Phoenix Development Corporation Limited

PURCHASERS: Jeffery James Hurley and Monica Hurley TEL:

LOT / PHASE 3-86 / 3	STREET	HOUSE TYPE NEWINGTON ELEV C 4 BED	
INV#	QTY	EXTRA / CHANGE	

Doors and Windows

1 0 14Aug24	1 - Basement: Upgrade Existing Basement window from 36x24 to 55x30 as per plan NoteCost included in finished basement price	
-------------------	--	--

Electrical

2 0 14Aug24	1 - S/I a 30amp generator panel c/w 30amp inlet receptacle and a 25ft cord for the generator connection. Does not include generator (for circuits: furnace, Fridge, 4 x lighting, Microwave) NoteLocated in the mechanical room	
3 0 14Aug24	1 - Kitchen Pantry: S/I (1) Std Electrical outlet @ std height as per plan Note:	
4 0 14Aug24	1 - Rear Covered porch: S/I (1) 240v, 50amp outlet for future hot tub, as per plan Note:	

Fireplace

5 0 14Aug24	1 - Great Room: S/I Fireplace Blower to Std Fireplace Only Note:	
-------------------	---	--

Heating and Air Conditioning

6 0 14Aug24	1 - S/I Humidifier GENERAL AIRE 1099 Note:	
7 0 14Aug24	1 - S/I Air Conditioner GSXN3 13.4 SEER2 3.0 TON AC Note:	
8 0 14Aug24	1 - Rear exterior: S/I a Gas BBQ Line as per plan Note:	

Miscellaneous

9 0 14Aug24	1 - Great Room: Bump Std Fireplace into the Room Approx 16inches. Bump to be 5ft 6inches Wide and goes to approx 18ft ceiling Note:	
10 0 14Aug24	1 - Garage: S/I Conduit for future EV charger as per plan Note:	
11 0 14Aug24	1 - Add Finished basement with bedroom, Rec Room, 3 piece bathroom and unfinished storage space. All std finishes Note:	
12 0 14Aug24	1 - Jack & Jill: Delete Std Tub and S/I a Cermic tiled shower with 3x4 Acrylic Base with Maxx Halo Shower Door with Chrome Trim Note:	
13 0 14Aug24	1 - Bedroom #2 Ensuite: Delete Std Tub and S/I a Ceramic tiled shower with 3x4 Acrylic Base with Maxx Halo Shower Door with Chrome Trim Note:	



CONSTRUCTION SUMMARY

DIAMONDVIEW ESTATES - DCR / Phoenix Development Corporation Limited

PURCHASERS: Jeffery James Hurley and Monica Hurley TEL:

LOT / PHASE 3-86 / 3	STREET	HOUSE TYPE NEWINGTON ELEV C 4 BED	
-------------------------	--------	--------------------------------------	--

INV#	QTY	EXTRA / CHANGE
------	-----	----------------

14 0 14Aug24	1 - Primary Ensuite: S/I (1) 12x12 shower niche as per sketch Note:	
15 0 14Aug24	1 - Primary Ensuite Redesign, Reframe and create L shape vanity, S-I mirror over full vanity - electrical outlet to be installed horizontal just above vanity. as per plan - 2nd floor Laundry room shelves are extended due to re-design of ensuite Note:	
16 0 14Aug24	1 - Second Floor Redesign: Add 5th bedroom and Jack & Jill bathroom as per plan (custom design) Note:	
17 0 14Aug24	1 - Main floor Laundry room: Accommodate for stacked laundry - facing garage as per plan Note:	
18 0 14Aug24	1 - Butlers Pantry/Kitchen: Relocate pantry door to Butlers pantry Note:	
19 0 14Aug24	1 - Bedroom #4 Ensuite: U/G std acrylic shower to a ceramic tiled shower with 3x3 acrylic base (std shower doors remain) Note:	
20 0 14Aug24	1 - Rear exterior: Shift stairs from optional deck A to the far right as per plan Note:	

1A Offer Worksheet	Optional Upgrade #3 - Second Floor Laundry Version 2 (Standard Laundry to also remain on Main Floor) Note:	
2A Offer Worksheet	Optional Upgrade #4 -Chefs Kitchen (Increases the Size of the Walk-in Pantry, Butlers Pantry and Kitchen) Note:	
3A Offer Worksheet	Optional Upgrade #6 -Covered Deck (A) Note:	
4A Offer Worksheet	Optional Upgrade #7 -Covered Deck (B) Note:	
5A Offer Worksheet	Optional Upgrade - Basement Plumbing Rough-In 3-Piece Rough-In (Future Sink, Tub, Toilet) (Subject to Site Conditions and Availability for your Chosen Model) Note:	
6A Offer Worksheet	Optional Upgrade - 3rd Car Garage Bay (Subject to Engineering Approval and Site Conditions. Not available for all lots) Note:	
7A Offer Worksheet	\$50,000 Decor Centre Bonus - Purchaser can choose up to \$50,000 of Extras/Upgrades from the Vendors samples at the Vendors Decor Centre. No cash value. Note:	
8A Offer Worksheet	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:	