

CONSTRUCTION SUMMARY
Red Oaks on Bayview - Trinimont Developments Inc.

PURCHASER: XIANGCHUN XU TEL:

LOT / PHASE 20 / 1	REG. PLAN # 65M-4737	HOUSE TYPE Birch 3 Elev C		
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CABINETRY

1 - CABINETRY - KITCHEN - UPGRADE 2 13Apr23 Note:	
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CERAMIC TILE

1 - TILE - UPGRADE 2 WALL TILE - PRIMARY ENSUITE WALL TILE - SHOWER 13Apr23 Note:	
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COUNTER TOP

1 - UPGRADE COUNTER TOP - KITCHEN 13Apr23 Note:	
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FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 28Sep22 Note:	
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HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 3 1/4 INCH NATURAL RED OAK - FIRST FLOOR IN STANDARD HARDWOOD AREAS 13Apr23 Note:	
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MISCELLANEOUS

2 - GARAGE DOOR OPENER- LIFEMASTER 8355 WITH BELT DRIVE - INLCUDES 1 KEYPAD & 2 HANDHELD CONTROL 28Sep22 Note:	
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PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 13Apr23 Note:	
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STAIRS AND RAILINGS

2 - STAINED STAIRS - STANDARD STAIRCASE - PRICE IS PER SET 13Apr23 Note:	
1 - EUROLINE 1 BLACK PICKETS 13Apr23 Note:	

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EXTRAS AS PER OFFER

EXTERIOR BRICK SELECTION: The Purchaser(s) acknowledge that the Vendor will make every effort to accommodate the Purchasers first choice brick selection. ?In the event of a colour conflict, we will automatically proceed to your second or third choice. <i>Worksheet</i> Note:	
1st Choice: Exterior Colour Scheme 9 - Crimson <i>Worksheet</i> Note:	
2nd Choice: Exterior Colour Scheme 4 - Westmont <i>Worksheet</i> Note:	
3rd Choice: Exterior Colour Scheme 7 - Royal Grey <i>Worksheet</i> Note:	
The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Ten <i>Worksheet</i> Note:	

This Document is Extremely Time Sensitive - Printed 14 Apr 23 at 8:54

Purchaser: XIANGCHUN XU

Telephone Res. / Bus: /

Decor Advisor: Ida Viola

Lock Date: 13-Apr-23

Property: 20

Project: Trinimont Developments Inc.

Model and Elevation: Birch 3 Elev C

Plan #: 65M-4737

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	SONATA FOSSIL	468SA
Laundry Room	N/A (TUB ON LEGS)	N/A
Powder Room	DORAL W500	464SA
Master Ensuite Bathroom	DORAL W500	464SA
Ensuite Bath - Bedroom 2/3	DORAL W500	464SA
Ensuite Bath - Bedroom 4	DORAL W500	464SA

Appliances:

Built In Appliances ☐ Yes ☒ No

Dishwasher Cabinet

☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

Vendors Std opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening

Vendors Std opening

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	QUARTZ-MISTRAL	#360 EDGE
Laundry Room	N/A	N/A
Powder Room	LAMINATE-PALOMA POLAR 6698-46	
Master Ensuite Bathroom	LAMINATE-PALOMA POLAR 6698-46	
Ensuite Bath - Bedroom 2/3	LAMINATE-PALOMA POLAR 6698-46	
Ensuite Bath - Bedroom 4	LAMINATE-PALOMA POLAR 6698-46	

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3. Ceramic Flooring

		At a 45	Threshold-If App.
Entrance Vestibule	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	Metal Strip Where Applic.
Main Hall	HARDWOOD	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Laundry Room	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Powder Room	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Master Ens Shower Floor	2X2 WHITE TILE - As per Construction Specifications	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2/3	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 4	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
MUD ROOM	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
		<input type="checkbox"/>	

** Refer to Construction Summary

4. Ceramic Wall Tile

	Selection	Describe
Master Ensuite Bathroom		
Tub Deck Wall		
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE-IROC WHITE 12X24	HORIZONTAL STACKED INSTALLATION
Bathtub Enclosure Walls		
Master Ens Shower Floor	N/A	N/A
Ensuite Bath - Bedroom 2/3	TILE-FOX GREY 8X16	
Ensuite Bath - Bedroom 4	TILE-FOX GREY 8X16	
MUD ROOM	N/A	
Kitchen Backsplash	N/A	

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

ALL SHOWER THRESHOLDS / JAMBS - QUARTZ WHITE (WHERE APPLICABLE AS PER PLAN)

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge


☐ Yes ☒ No

** Refer to Construction Summary

6. Trim Carpentry

Interior Doors	As Per Construction Specifications
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

** Refer to Construction Summary

Initial: 

Purchaser:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

XIANGCHUN XU

/

Ida Viola

13-Apr-23

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7. Other Flooring

Main Hall	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT (REFERS TO HALL BY DEN)
Living Room	N/A
Dining Room	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Family Room	GREAT RM - SEE BELOW
Den / Library / Study	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Basement Landing(If Applies)	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Lower Landing (If Applies)	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Upper Landing	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Upper Hall / Lookout	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Master Bedroom	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Bedroom #2	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Bedroom #3	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Bedroom #4	LAMINATE-ROCHEFORT OAK TL LW1317 PEFC
Bedroom #5	N/A
GREAT RM	HARDWOOD-MIRAGE -DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Underpad	TypeArea
	N/AN/A

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE - DRIFTWOOD
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE - DRIFTWOOD
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	MIRAGE - DRIFTWOOD

Red Oak Stairs with Semi Gloss Finish

☒ Yes

☐ No

** Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	N/A	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	GREAT RM - WARM GREY	Bedroom #5	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2/3	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE		
		Basement LandingArea	22 WARM GREY

Smooth Ceilings First Floor

☐ Yes

☒ No

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Telephone Res. / Bus:	/	Project:	Trinimont Developments Inc.
Decor Advisor:	Ida Viola	Model and Elevation:	Birch 3 Elev C
Lock Date:	13-Apr-23	13-Apr-23	Plan #: 65M-4737

10. Plaster Mouldings and Medallions

Entrance Vestibule	N/A		Kitchen/Breakfast	N/A	
Main Hall	N/A		Den/Library	N/A	
Living Room	N/A		Lower Landing	N/A	
Dining Room	N/A				
Family Room	N/A				

** Refer to Construction Summary

11. Fireplace

	Living Room			Family Room			Other Room - Specify			GREAT RM
	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	
	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	
Fireplace Type							As Per Construction Specifications			
Mantle Type							MANTLE M1-STANDARD			
Colour / Stain							AS PER CONSTRUCTION SPECIFICATIONS			
Surround							BIANCO			
Hearth							NO			

** Refer to Construction Summary - OTHER ROOM REFERS TO - "GREAT RM"

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	YES
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

** Refer to Construction Summary

13. Electrical

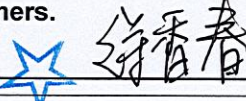
Plugs and Switches	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave	
	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	
Dishwasher Rough-in	Yes				

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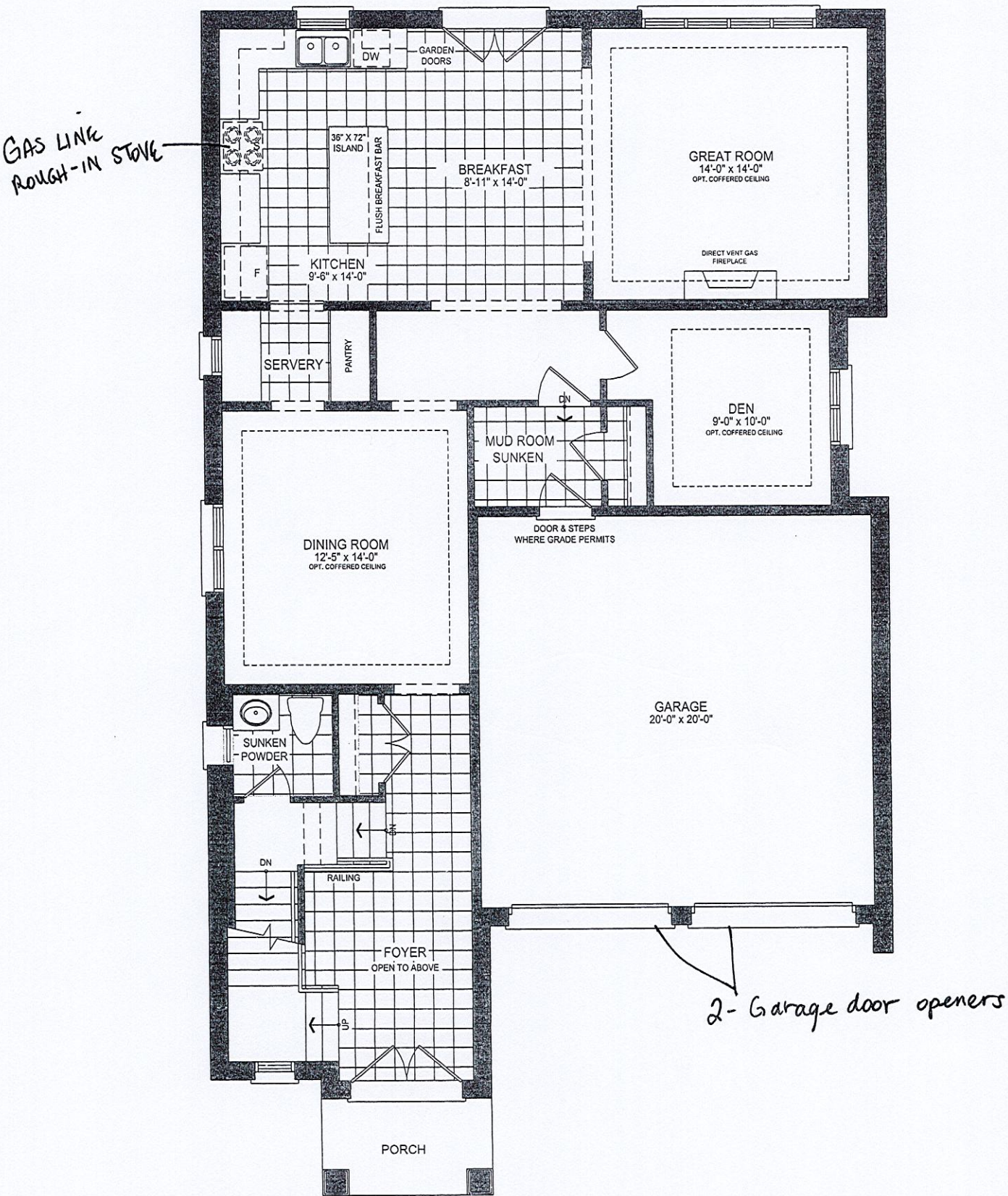
14. General Comments

** Refer to Construction Summary

Disclaimers and Notes

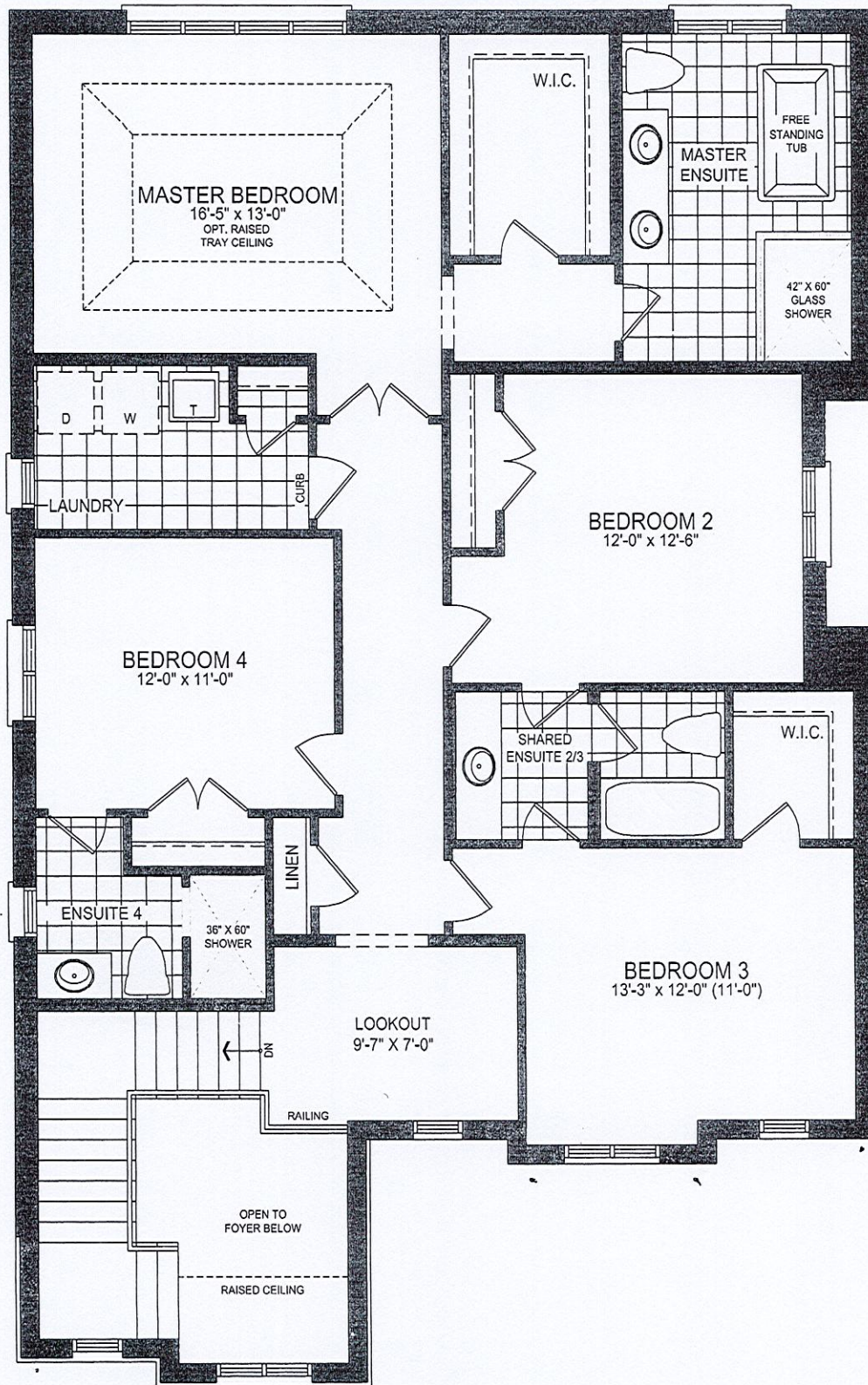
- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
 - Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
 - The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
 - The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.
- Signature:  Date: 2023/04/13

Lot 20 TRINIMONT



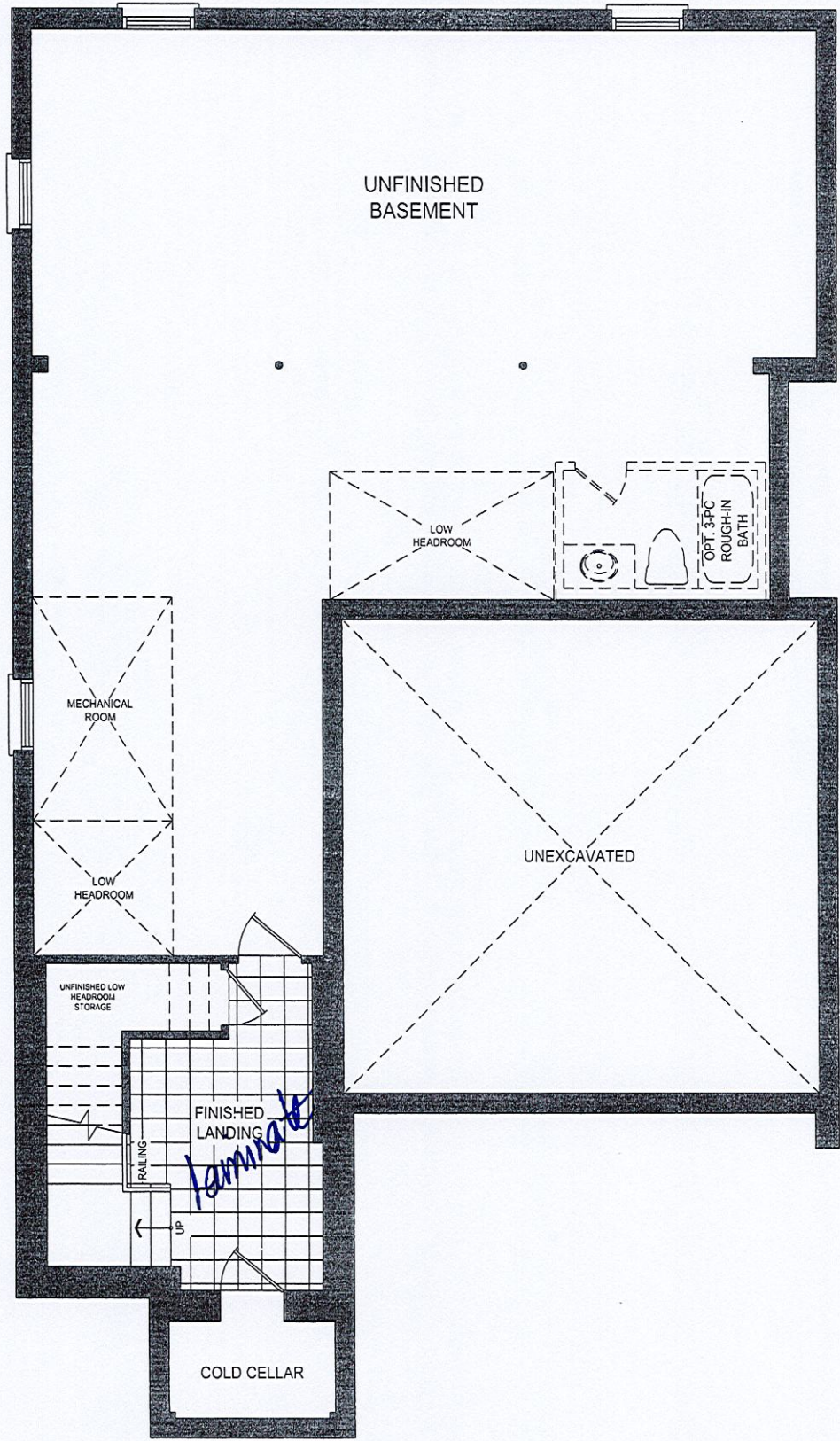
41-3 GROUND FLOOR PLAN EL. C - 10' CEILING

Lot 20 TRINIMONY



41-3 SECOND FLOOR PLAN EL. C - 9' CEILING

Lot 20 TRINIMONT



41-3 BASEMENT PLAN ELEV C

[illegible]

KITCHEN

SERVERY

Selba Industries				J #
W WIDTH	W HGT	W CNT	JOB NUMBER: _____ This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or Job order placed.	
FLOOR HGT	DOOR HGT		BUILDER: TRINITY POINT DEV. ✓ SITE: TRINIMONT DEV., Richmond Hill MODEL: 41-3X BIRCH 3 EL A,B,C LOT #: 20	
EST CNT	2X4	VENT BOX COVER	DESIGNER: KS	
			DATE: OCT 25 21	