



CONSTRUCTION SUMMARY

Rathwell Landing - 274 - 2 - 825 THE BRADLEY 3 BED ELEV B

Registere Plan Number:    Municipal Address:    Closing: 10-Aug-21

APPLIANCES

Inv.: 1,107 Line: 12	<del>1 - HOOD FAN - CHIMNEY - BROAN 290 CFM - 30IN STAINLESS IN LIEU OF OTR. INCLUDES ADDITIONAL BACKSPLASH TILES FROM BUILDERS STANDARD SELECTIONS</del>  <del>Note: Does not include modifications to cabinetry or electrical for new microwave location</del>  <b>Deleted as per Line Item #26</b>
Inv.: 1,123 Line: 26	<b>1 - Delete Item #12 broan chimney hood fan</b>  Note:
3Aug20 / 16Nov20	
Inv.: 1,123 Line: 27	<b>1 - HOOD FAN - CHIMNEY - WHIRLPOOL 300 CFM - 30IN STAINLESS IN LIEU OF OTR. INCLUDES ADDITIONAL BACKSPLASH TILES FROM BUILDERS STANDARD SELECTIONS</b>  Note: Does not include modifications to cabinetry or electrical for new microwave location. See item #23 for upgraded backsplash tiles
3Aug20 / 16Nov20	

BONUS

Inv.: 1,107 Line: 1	<b>1 - BONUS - DECOR CENTER CREDIT OF \$10, 000.00</b>  Note: Has been applied in full to the purchase price
22Jul20 / 5Aug20	
Inv.: 1,107 Line: 14	<b>1 - BONUS - LOYALTY BONUS - CREDIT OF \$3,000.00</b>  Note: Has been applied in full to the Purchase price.
22Jul20 / 5Aug20	

BROCHURE LAYOUTS

Inv.: 1,123 Line: 30	<b>1 - RELOCATE TOILET TO UNDER WINDOW AND EXTEND VANITY TO GO FROM WALL TO WALL APPROX 6FT WIDE C/W LARGER MIRROR AND 4 BULB LIGHT FIXTURE IN LIEU OF 3 BULB recentered on vanity as per plan</b>  Note:
3Aug20 / 16Nov20	
Inv.: 1,107 Line: 9	<b>1 - ENSUITE - 5PC ENSUITE IN BUILDERS STANDARD FINISHES</b>  Note: As per Schedule H
22Jul20 / 5Aug20	
Inv.: 1,107 Line: 11	<b>1 - OPEN WALL BETWEEN GREAT ROOM AND BASEMENT STAIRCASE APPROX 4FT C/W BUILDER'S STD OAK RAILINGS AND OAK NOSING. FINISH STAIRCASE TO BASEMENT C/W OAK HANDRAIL, STD CARPET TO LANDINGS AND STAIRS AND RELOCATE EXISTING DOOR TO BASEMENT LANDING AREA.</b>  Note:
22Jul20 / 5Aug20	

CABINETRY

Inv.: 1,123 Line: 33	<b>1 - REDESIGN KITCHEN (STD SERIES CABINETRY) INCLUDING 24" D x 36" W FRIDGE UPPER, 24" D PANTRY BESIDE FRIDGE, 5FT OF CABINETRY ON EACH SIDE OF STOVE OPENING, 1 POTS/PANS DRAWER (6/12/12), MICROWAVE UPPER CABINET C/W DEDICATED OUTLET AND 6" W OPEN SHELVES</b>  Note: All dimensions are approximate, as per SKETCH. Purchaser to sign off on final kitchen plan and 3D layouts
3Aug20 / 16Nov20	
Inv.: 1,123 Line: 16	<b>1 - CABINETRY - UPC9-2B - BUILDER'S STANDARD CABINETRY - STANDARD LAYOUT. INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO UPGRADED BULKHEAD - APPROX. 26INDEEP X 10INH</b>  Note: As per UPC Sketch. Purchaser Acknowledges and accepts that Upper Kitchen cabinetry upgraded wood doors will have center style
3Aug20 / 16Nov20	

CABINETRY ACCESSORIES



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Inv.: 1,123 Line: 37	1 - LOWER CABINETS - BANK OF DRAWERS (4 DRAWERS)  Note: In between sinks as per plan  3Aug20 / 16Nov20
Inv.: 1,107 Line: 13	1 - LOWER CABINETS - LOWER AND COUNTER TOP - PER LINEAR FOOT, STD LEVEL CABINETRY  Note: Kitchen Island towards Dinette approx. one foot as per Schedule H  22Jul20 / 5Aug20

CARPET

Inv.: 1,123 Line: 44	1 - CARPET - UPGRADE - LEVEL 2 - - MAIN STAIRCASE - LEVEL 2  Note: As per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 45	1 - UNDERPAD - UPGRADE - LEVEL 1 - - MAIN STAIRCASE - LEVEL 1  Note: As per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 46	1 - UNDERPAD - UPGRADE - LEVEL 1 - - BEDROOMS ONLY WITH LUXURY ENSUITE - LEVEL 1  Note: As per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 47	1 - CARPET - UPGRADE - LEVEL 2 - - BEDROOMS ONLY WITH LUXURY ENSUITE - LEVEL 2  Note: As per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 24	1 - CARPET - 2 COLORS OF CARPET  Note:  3Aug20 / 16Nov20

CERAMIC TILE

Inv.: 1,123 Line: 42	1 - TILE - WALL - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - TUB SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - .  Note: Tub Facing, Splash and Deck as per Wall Tile Sketch and plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 43	1 - TILE - WALL - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - SHOWER SURROUND - ENSUITE BATHROOM - OPTIONAL (20) - .  Note: Horizontal brick pattern as per Wall Tile Sketch and plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 18	1 - TILE - FLOOR - INSTALLED STAGGERED - INSTALLATION ONLY - - KITCHEN (4) - .  Note: Rectangular Front-to-Back as per Floor Tile Sketch and Plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 19	1 - TILE - FLOOR - INSTALLED STAGGERED - INSTALLATION ONLY - - ENSUITE BATHROOM OPTIONAL - .  Note: Rectangular Side-to-Side as per Floor Tile Sketch and Plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 17	1 - TILE - FLOOR - UPGRADE - BRONZE - - KITCHEN (4) - BRONZE  Note: In Kitchen and Dinette as per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 34	1 - TILE - FLOOR - UPGRADE - SILVER - - ENSUITE BATHROOM STANDARD - SILVER  Note: As per plan. See item 19 for installation  3Aug20 / 16Nov20



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Inv.: 1,123 Line: 35	1 - WALL TILE - SHOWER - UPGRADE - BRONZE  Note: As per plan. See item 43 for installation  3Aug20 / 16Nov20
Inv.: 1,123 Line: 21	1 - TILE - FLOOR 1/3 staggered Front-to-Back install in foyer/powder room as per Floor tile Sketch and Plan  Note:  3Aug20 / 16Nov20
Inv.: 1,123 Line: 23	1 - BACKSPLASH - REVISED KITCHEN LAYOUT C/W CHIMNEY HOOD FAN AREA - BRONZE SERIES TILE INSTALLED IN HORIZONTAL HALF BRICK PATTERN  Note:  3Aug20 / 16Nov20
Inv.: 1,123 Line: 36	1 - floor tile - tub deck&backsplash -upgrade -silver  Note: As per plan. See item 42 for installation  3Aug20 / 16Nov20
Inv.: 1,123 Line: 20	1 - TILE - FLOOR - UPGRADE - BRONZE - FOYER / POWDER ROOM  Note: As per Plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 25	1 - CERAMIC TILE - GROUT COLOR PER COLOUR  Note:  3Aug20 / 16Nov20
Inv.: 1,123 Line: 22	1 - delete item # 22  Note:  3Aug20 / 16Nov20

ELECTRICAL

Inv.: 1,123 Line: 40	1 - ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH.  Note: Estimate No#: OR4244 Rev. 01 - Dated October 9, 2020 - \$225.00 + GST \$29.25 = Total \$254.25  3Aug20 / 16Nov20
Inv.: 1,123 Line: 41	1 - S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH.  Note: Estimate No#: SS3558 Rev. 03 Dated November 13, 2020  3Aug20 / 16Nov20
Inv.: 1,107 Line: 10	1 - POT LIGHT - QTY 6 X 4IN LED WHITE BAFFLE POT LIGHT  Note: in the kitchen , location to be determined at S&S Appoinment  22Jul20 / 5Aug20

FIREPLACES

Inv.: 1,123 Line: 28	1 - TRIM - FIREPLACES - MODERN TYPE 1 MANTLE - OAK IN LIEU OF PAINTED  Note: See item #39 for Stain  3Aug20 / 16Nov20
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HARDWOOD FLOORING

Inv.: 1,123 Line: 32	1 - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 3 - 1/8" NATURAL MAPLE IN STANDARD AREAS  Note: As per plan  3Aug20 / 16Nov20
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Inv.: 1,123 Line: 31	1 - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 3 - 1/8" NATURAL MAPLE - DEN  Note: As per plan  3Aug20 / 16Nov20
Inv.: 1,123 Line: 39	1 - Upgrade stain for hand rails, posts, spindles, nosing and mantle to SB 202.  Note: Purchaser acknowledges and accepts the contrast of Natural Maple hardwood flooring to the dark stained Red Oak nosings and railing system as per colour chart  3Aug20 / 16Nov20

HVAC

Inv.: 1,123 Line: 38	1 - GAS PIPING - MAIN FLOOR - FOR FUTURE BBQ DIRECT TO SOURCE - AS PER SKETCH  Note: Locations Are Approximate & Must Be Compliant With All Applicable Codes. As per plan  3Aug20 / 16Nov20
Inv.: 1,107 Line: 7	1 - GAS LINE FOR RANGE C/W 120V OUTLET. DELETE THE MICROWAVE HOODFAN AND ADJUST UPPER CABINETRY TO ACCOMODATE A BASIC WHITE HOODFAN AND ADJUST ELECTRICAL  Note: Does not include venting changes or connection. New dedicated outlet to be added for a microwave seperately. A Make-up system may be required if a larger CFM hoodfan is required  22Jul20 / 5Aug20

PAINT

Inv.: 1,123 Line: 29	1 - PAINT ADDITIONAL COLOUR (NON DEEP BASE) BUILDERS STANDARD PAINT. PER COLOUR FOR COMPLETE HOUSE  Note:  3Aug20 / 16Nov20
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PLUMBING

Inv.: 1,107 Line: 8	1 - WATER LINE ROUGH - IN TO FRIDGE, DOES NOT INCLUDE CONNECTION  Note:  22Jul20 / 5Aug20
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STANDARDS

Inv.: 1,107 Line: 2	1 - STANDARD - BUILDERS STANDARD CEILING LIGHT FIXTURE IN MASTER BEDROOM C/W SEPARATE SWITCH APPROXIMATELY CENTERED ON MASTER BEDROOM CEILING  Note:  22Jul20 / 5Aug20
Inv.: 1,107 Line: 3	1 - STANDARD - POWER HUMIDIFIER GENERAL (EVAPORATOR)  Note:  22Jul20 / 5Aug20
Inv.: 1,107 Line: 4	1 - STANDARD - SLEEVE FOR FUTURE WATERLINE TO FRIDGE  Note:  22Jul20 / 5Aug20
Inv.: 1,107 Line: 5	1 - STANDARD - THREE PIECE PLUMBING ROUGH-IN ONLY FOR FUTURE BASEMENT BATHROOM AS PER SCHEDULE H  Note: Does Not Include Electrical Rough-Ins  22Jul20 / 5Aug20
Inv.: 1,107 Line: 15	1 - STANDARD - FIREPLACE HEARTH DELETED  Note:  22Jul20 / 5Aug20

WINDOWS & DOORS

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Inv.: 1,107 Line: 6	1 - WINDOW - INCREASE STD BASEMENT WINDOW HEIGHT FROM APPROX. 24IN DEEP TO APPROX 30 DEEP (IN LOCATION AS PER SCHEDULE H)  Note: Subject to limiting distance at side yard as per Current Building Code
22Jul20 / 5Aug20	