

Internal B1A

Deerfield 2 - Phase Condo

PURCHASER: Portobello Partnership

Printed: 7-Oct-21 3:55 pm

LOT NUMBER		PHASE	HOUSE TYPE	CLOSING DATE	
T31 Level: 1		Condo	5103	7-Jun-22	
ITEM	QTY	EXTRA / CHANGE		PRICE	INTERNAL USE
6 119497	1	KITCHEN - COUNTERTOP - GRANITE - LEVEL 1 - KITCHEN		\$ 5,870.00	Each
37156	Note:	Countertop edge to be eased edge, as per countertop edge profile sketch, Kitchen Sketch and Schedule H dated October 8, 2021. See items #15 and #16 for sink and faucet.			
7 90835	1	KITCHEN - CABINETRY - EXTEND FRIDGE UPPER TO APPROX. 2FT DEEP (ALL SERIES)		\$ 187.00	Each
37157	Note:	In standard series cabinetry, as per Kitchen Sketch and Schedule H dated October 8, 2021.			
8 87999	1	KITCHEN - LOWER CABINETS - LC POTS & PANS C/W 3 DRAWER FRONTS 6/12/12		\$ 704.00	Each
37158	Note:	In standard series cabinetry and hardware. To be located directly next to range on side closest to sink, as per Kitchen Sketch and Schedule H dated October 8, 2021.			
9 37159	1	- DELETE ALL BUILDERS STANDARD CARPET FLOORING IN ALL ROOMS (CERAMIC FLOORS, HARDWOOD FLOORS, CARPET AND UNDERPAD) AND SUPPLY & INSTALL TORLYS FLOORING.		\$ 2,961.00	Each
	Note:	To be installed (side to side) in Entry/Foyer, Kitchen, Living Room, Pantry/Laundry, Mechanical Room, Ensuite Bathroom, Main Bathroom, Bedroom Hallway, Master Bedroom and WIC and Bedroom #2, as per Schedule H dated October 8, 2021			
10 127	1	KITCHEN - TILE - WALL - BACKSPLASH - UPGRADE - BRONZE - - KITCHEN - BRONZE		\$ 198.00	Each
37160	Note:	As per wall tile installation sketch dated October 8, 2021. See item #11 for installation pattern.			
11 124	1	KITCHEN - TILE - WALL - BACKSPLASH - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - KITCHEN - .		\$ 148.00	Each
37161	Note:	As per wall tile installation sketch dated October 8, 2021. See item #10.			
12 88508	1	- CERAMIC TILE - GROUT COLOR PER COLOUR		\$ 75.00	Each
37162	Note:				
13 140	1	ENSUITE BATH - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - ENSUITE BATHROOM - SILVER		\$ 1,129.00	Each
37163	Note:	To be installed in Ensuite Bathroom shower walls, as per wall tile installation sketch dated October 8, 2021.			
14 122	1	MAIN BATHROOM - TILE - WALL - UPGRADE - SILVER - - MAIN BATHROOM - SILVER		\$ 625.00	Each
37278	Note:	To be installed in Main Bathroom tub/shower walls, as per wall tile installation sketch dated October 8, 2021.			
15 88428	1	KITCHEN - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS		\$ 358.00	Each
37165	Note:	See item #6 for solid surface countertop. See item #16 for sink.			
16 88544	1	KITCHEN - KITCHEN SINK - REGINOX ND1831UA/9 DOUBLE BOWL UNDERMOUNT SINK		\$ 143.00	Each
37166	Note:	See item 6 for solid surface countertop. See item 15 for faucet			

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LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
T31 Level: 1	Condo	5103	7-Jun-22

ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
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Sub Total	\$12,398.00
HST	\$0.00
Total	\$12,398.00

Payment Summary	
<u>Paid By</u>	<u>Amount</u>
APS	\$12,398.00
<u>Total Payment:</u>	<u>\$12,398.00</u>

PURCHASER:

Portobello Partnership

8-Oct-21

DATE

VENDOR:

PER: Valecraft Homes Limited

DATE:

CONSTRUCTION SCHEDULING APPROVAL

PER:

DATE:

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Portobello Partnership

8-Oct-21

DATE

VENDOR:

PER: Valecraft Homes Limited

DATE:

CONSTRUCTION SCHEDULING APPROVAL

PER:

DATE:



Standard Edge Profiles for Granite & Quartz

#6 Kitchen

Eased Edge

1/4 Bevel

1/2 Bevel

3/4 Bevel

Pencil Top Only
with Square Bottom

Pencil Top and Bottom

1/2 Bullnose

Full Bullnose

Project: DV2

Purchaser: Portobello Partnership

Plan #: 4M-1290

Purchaser: _____

Lot: T31

Date: October 8, 2021

Model: 5103

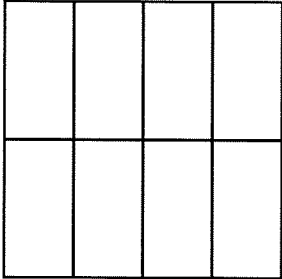
Upgrade #: 6



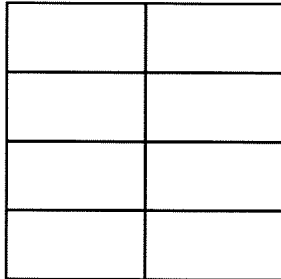
Tile Installation Options

WALL TILE

Vertical stacked

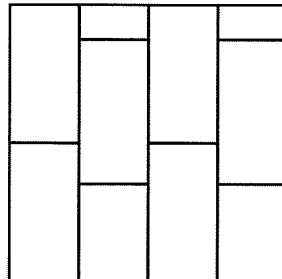


Horizontal stacked

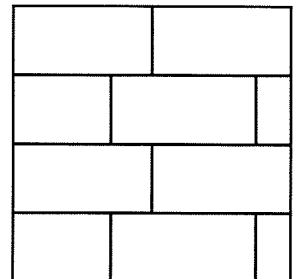


Ensuite Bathroom

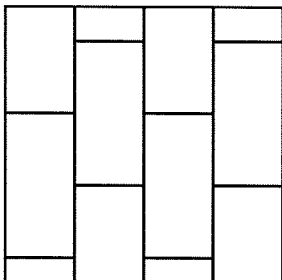
Vertical 1/3 staggered



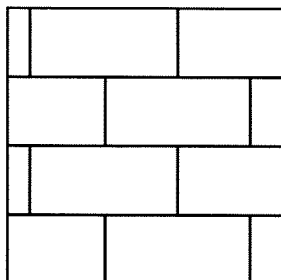
Horizontal 1/3 staggered



Vertical brick



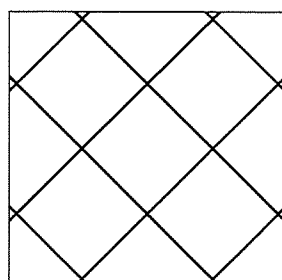
Horizontal brick



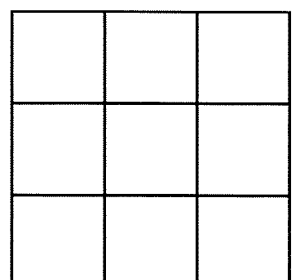
Kitchen Backsplash

Main Bathroom

45 degree



Standard square



Project: DV2

Plan #: 4M-1290

Lot: T31

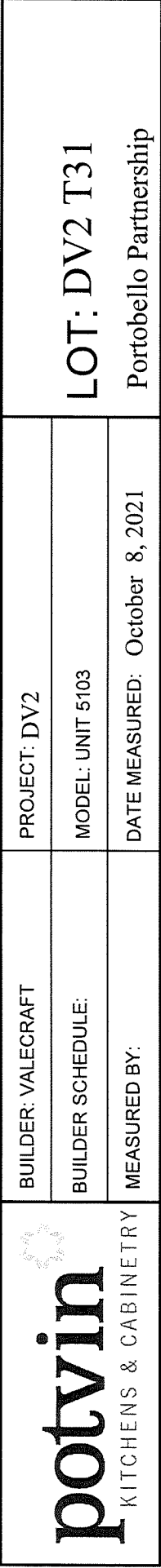
Model: 5103

Purchaser: Portobello Partnership

Purchaser: _____

Date: October 8, 2021

Upgrade #: 10, 11, 13, 14



PROJECT: DV2

MODEL: UNIT 5103

DATE MEASURED: October 8, 2021

MODEL: UNIT 5103

DATE MEASURED: October 8, 2021

Portobello Partnership

Kitchen Sketch

DIMENSIONS MAY VARY DEPENDING ON SITE MEASURES/CONDITIONS

A 3D perspective line drawing of the kitchen layout. It shows a long wall of cabinets on the left with a window. An island is positioned in the center. On the right, there is a sink area with a window above it, and a stove area. The layout is compact and efficient.

A 3D perspective line drawing of the kitchen layout from a different angle. It shows the island and the wall cabinets more clearly. The layout is compact and efficient.

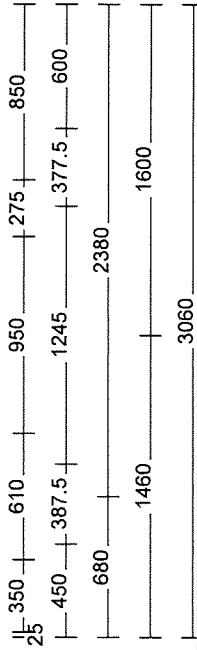
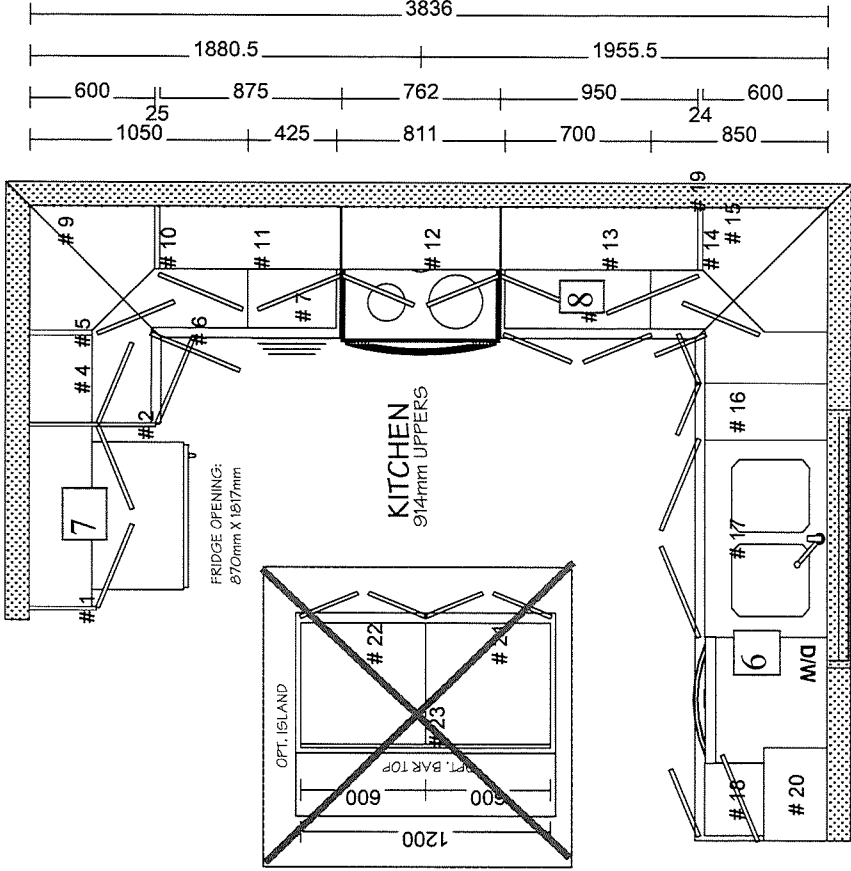
Horizontal dimension lines for the kitchen layout. The total width is 3836. The layout is divided into sections with the following dimensions: 600, 875, 762, 950, 600. A smaller set of dimensions below shows: 1050, 25, 425, 811, 700, 24, 850.

Vertical dimension lines for the kitchen layout. The total depth is 2000.5. The layout is divided into sections with the following dimensions: 502, 870, 425, 600, 16.5, 25, 1050, 16.5, 47.5.

A detailed 2D floor plan of the kitchen. The layout includes a sink area (#1, #2, #3, #4, #5, #6, #7, #8, #9, #10, #11, #12, #13, #14, #15, #16, #17, #18, #19, #20), a stove area (#21, #22, #23, #24), and a refrigerator area (#25, #26, #27, #28, #29, #30, #31, #32, #33, #34, #35, #36, #37, #38, #39, #40, #41, #42, #43, #44, #45, #46, #47, #48, #49, #50, #51, #52, #53, #54, #55, #56, #57, #58, #59, #60, #61, #62, #63, #64, #65, #66, #67, #68, #69, #70, #71, #72, #73, #74, #75, #76, #77, #78, #79, #80, #81, #82, #83, #84, #85, #86, #87, #88, #89, #90, #91, #92, #93, #94, #95, #96, #97, #98, #99, #100). The plan also shows a refrigerator opening (870mm X 1817mm) and a kitchen island (1200 x 600). The text "KITCHEN 914mm UPPERS" is also present.

Vertical dimension lines for the kitchen layout. The total depth is 3060. The layout is divided into sections with the following dimensions: 25, 350, 610, 950, 275, 850, 450, 387.5, 1245, 377.5, 600, 680, 2380, 1460, 1600.

A horizontal number line is shown, ranging from 0 to 2000. Major tick marks are labeled at 500, 1000, 1500, and 2000. Minor tick marks are placed every 100 units between the major ones. The following numbers are marked on the line: 502 (between 500 and 1000), 870 (between 800 and 900), 165 (between 100 and 200), 425 (between 400 and 500), 1050 (between 1000 and 1100), and 1498.5 (between 1400 and 1500).





MODEL 5103

BLOCKS T - U - V

1032 SQ.FT

FIRST FLOOR

Site: DV2

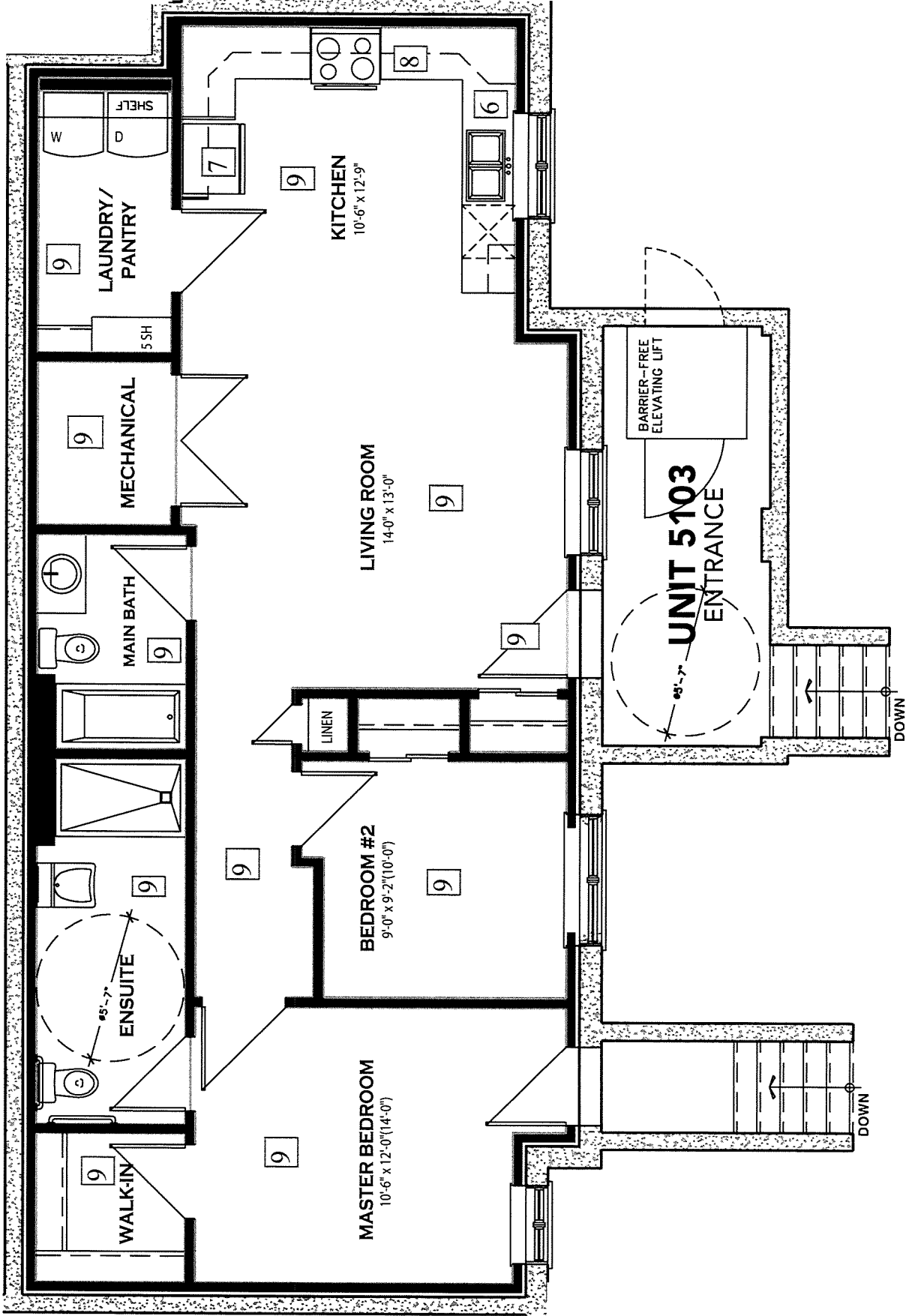
Plan No.: 4M-1290

Unit: T31

Date: October 8, 2021

Purchaser: Portobello Partnership

Purchaser:



Vertical and/or horizontal bulkheads (chaseways) may be required to contain mechanical piping.
All dimensions are approximate. E. & O.E., plans, materials and specifications are subject to change without notice. Actual useable floor space may vary from the stated floor area. *Note: Number of steps varies due to site grading.

Schedule "W4"

Granite & Variegated Quartz Colour Variation

Purchaser's name: Portobello Partnership Lot no: T31
Purchaser's name: Contact: Samar Merhi Project: DEERFIELD VILLAGE 2
Home Phone: _____ Model: 5103
Work Phone: 613-837-2754 Closing Date: June 7th, 2022
E-Mail (1): design@valecraft.com E-Mail (2): _____

Valecraft Homes Ltd. continues to provide the best in class sales and service. We recognize the importance of your home to you, our valued customer.

Granite & Variegated Quartz countertops are an elegant addition to your home. However, there are some things of which you should be aware.

Due to the natural composition of **Granite**, inherent variations in texture, colour and consistency are to be expected and considered as normal.

During the process of manufacturing **Variegated Quartz** to achieve a more natural stone look, variations in the appearance between the sample & the slab are to be expected.

Valecraft Homes Limited strongly suggests that you attend an appointment with our granite/quartz supplier two to three months prior to closing to view the granite/variegated quartz slabs available in the colour you have already chosen. A representative from our supplier will contact you to set up a mutual date & time for the appointment.

I/we, Portobello Partnership

have read and fully understand the aforementioned recommendation set forth by the builder and as such hereby release VALECRAFT HOMES LIMITED from future responsibility with respect to a variation in colour of granite countertops.

☒ We accept this opportunity

☐ We decline this opportunity

Project: DEERFIELD VILLAGE 2 LOT NO: T31


Purchaser _____ Date: _____

Purchaser _____ Date: _____

T. Oliver October 7, 2021
Valecraft Homes Limited Date: _____

Appointment date given: _____ Spoke with/left message: _____

Time scheduled: _____ Date & Time: _____

 Valecraft Homes Ltd.	CONDOMINIUM HOME COLOUR CHART					
	Community:	Deerfield Village II	Reg'd Plan #:	4M-1290	Sales Rep:	Nicole Trudel
	Lot No:	T31	Civic Address:	715-K Dearborn Private		
	Purchaser(s):	Portobello Partnership			Model Name/#:	5103
	Purchaser(s):				Closing Date:	June 7, 2022

INTERIOR FINISHES		
DESCRIPTION		STD/UPG #
TRIM STYLE	Standard Nivaga Baseboards and Casings	STD
DOOR STYLE	Standard Cambridge Style Passage Doors	STD
INTERIOR HARDWARE	Standard Satin Chrome	STD
INTERIOR LIGHTING PACKAGE	Roma Lighting Package	4
BATHROOM ACCESSORIES	Standard Infinity Series in Chrome	STD

PAINT COLOUR(S)				
ROOM	MAIN COLOUR	STD/UPG #	ACCENT WALL	STD/UPG #
TRIM	Semi Gloss OC-117 simply white	STD	N/A	N/A
ENTRANCE	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
PANTRY / LAUNDRY	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
OTHER	N/A	N/A	N/A	N/A
MAIN FLOOR HALLWAY	N/A	N/A	N/A	N/A
LIVING ROOM	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
KITCHEN	Semi Gloss OC-30 Gray Mist	STD	N/A	N/A
MECHANICAL ROOM	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
BEDROOM HALLWAY	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
MASTER BEDROOM & WIC	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
BEDROOM #2	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
ENSUITE BATHROOM	Semi Gloss OC-30 Gray Mist	STD	N/A	N/A
MAIN BATHROOM	Semi Gloss OC-30 Gray Mist	STD	N/A	N/A
NOTES:				

Purchaser's Signature(s) : _____


Purchaser's Signature(s) : _____

Approved By : _____

Date: _____

Date: _____

Date: October 8, 2021



Valecraft
Homes Ltd.

CONDOMINIUM HOME COLOUR CHART

Community:	Deerfield Village II	Reg'd Plan #:	4M-1290	Sales Rep:	Nicole Trudel
Lot No:	T31	Civic Address:	715-K Dearborn Private		
Purchaser(s):	Portobello Partnership			Model Name/#:	5103
Purchaser(s):				Closing Date:	June 7, 2022

CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN	STYLE AND COLOUR	B10R 2164			STD	7, 8
	HARDWARE CODE	81091-142	TYPE	Knobs	STD	8
	COUNTERTOP	New Caledonia (Slab Viewing Required)	COUNTERTOP EDGE PROFILE	Eased Edge	Granite Level 1	6
MAIN BATHROOM	STYLE AND COLOUR	B10R 2164			STD	STD
	HARDWARE CODE	81091-142	TYPE	Knobs	STD	STD
	COUNTERTOP	P394-VL	COUNTERTOP EDGE PROFILE	Standard	Standard Laminate	STD
ENSUITE BATHROOM	STYLE AND COLOUR	N/A - See Plumbing Sheet for Wallmount Sink			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A
POWDER ROOM	STYLE AND COLOUR	N/A			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A

APPLIANCES				
TYPE	SIZE	STD/UPG #	APPLIANCE UPG LEVEL	STD/UPG #
FRIDGE <small>(Standard Minimum Opening is 33" x 70.75")</small>	Standard Opening	STD	Basic Stainless Steel	2
RANGE	Standard Opening	STD	Basic Stainless Steel	2
DISHWASHER	Standard Opening	STD	Basic Stainless Steel	2
MICROWAVE / HOODFAN	Standard Opening	STD	OTR - Basic Stainless Steel	2
WASHING MACHINE/DRYER	Standard Opening	STD	Basic White Front load Washer and Dryer (Side by Side)	2

Purchaser's Signature(s) : _____

Date: _____

Purchaser's Signature(s) : _____


Date: _____

Approved By : _____

T. OLIVER

Date: October 8, 2021

Subject to change by Valecraft Homes in the event of unavailability of materials.
Prices, terms and specifications are subject to change without notice E/O.E
C:\SALES\Sales Legal Docs\Site - Deerfield\Block T1T31\DC\DV2 T31 Interior Colours (Simon) Sept

 Valecraft Homes Ltd.	CONDOMINIUM HOME COLOUR CHART					
	Community:	Deerfield Village II	Reg'd Plan #:	4M-1290	Sales Rep:	Nicole Trudel
	Lot No:	T31	Civic Address:	715-K Dearborn Private		
	Purchaser(s):	Portobello Partnership			Model Name/#:	5103
	Purchaser(s):				Closing Date:	June 7, 2022

FLOORING SELECTIONS			
ROOM	CARPET/UNDERPAD / HARDWOOD / VINYL EVERWOOD	LEVEL	STD/UPG #
ENTRY/FOYER	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
KITCHEN	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
MECHANICAL ROOM	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
PANTRY/ LAUNDRY	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
LIVING ROOM	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
MAIN BATHROOM FLOOR	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
ENSUITE BATHROOM FLOOR	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
MAIN STAIRS	N/A	N/A	N/A
BEDROOM HALLWAY	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
MASTER BEDROOM & WIC	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
BEDROOM # 2	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	9
STAIRS FROM FOYER	N/A	N/A	N/A

Purchaser's Signature(s) : _____

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Approved By : _____

T. OLIVER

Date: _____

Date: _____

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	Purchaser(s):	Portobello Partnership			Model Name/#:	5103
	Purchaser(s):				Closing Date:	June 7, 2022
PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE			FINISH	STD/UPG#
KITCHEN	SINK	Reginox Kitchen Sink Undermount Double Bowl ND1831UA/9			Stainless Steel	16
	FAUCET	Delta Kitchen Faucet Single Handle Pull-Down Marley 986LF-AR			Arctic Stainless	15
ENSUITE BATHROOM	SINK	Standard as per Barrier Free Unit Specifications			White	STD
	VANITY FAUCET	Standard			Chrome	STD
	WATER CLOSET	Standard			White	STD
	SHOWER	Standard with Zitta Niche 12 x 12 (Installed on long wall approx. centered and the top of niche approx. 5ft. From shower base)			Chrome/ Clear Glass/ White / Stainless Steel	5
	SHOWER FAUCET	Standard			Chrome	STD
MAIN BATHROOM	SINK	Standard			White	STD
	VANITY FAUCET	Standard			Chrome	STD
	WATER CLOSET	Standard			White	STD
	TUB/SHOWER	Standard			White	STD
	TUB/SHOWER FAUCET	Standard			Chrome	STD
POWDER ROOM	PEDESTAL	N/A			N/A	N/A
	SINK FAUCET	N/A			N/A	N/A
	WATER CLOSET	N/A			N/A	N/A
NOTE: All fixtures are white as standard						

Purchaser's Signature(s) : _____
Date: _____

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Approved By : **T. OLIVER** _____
Date: **October 8, 2021** _____