

Internal B1A

Deerfield 2 - Phase Condo

PURCHASER: Portobello Partnership

Printed: 8-Oct-21 10:15 am

LOT NUMBER		PHASE	HOUSE TYPE	CLOSING DATE
T32 Level: 2		Condo	5207	9-Jun-22
ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
7 120204	3	KITCHEN - ADD UPPER AND LOWER CABINETRY INCLUDING BACKSPLASH - PER LINEAR FOOT - BUILDER'S STANDARDS	\$ 1,968.00	
37215	Note:	Between corner pantry and wall. As per Kitchen Sketch and Schedule H dated October 8, 2021		
8 119625	1	KITCHEN - COUNTERTOP - GRANITE - LEVEL 1 - KITCHEN	\$ 4,553.00	Each
37180	Note:	Countertop edge to be eased edge, as per countertop edge profile sketch, Kitchen Sketch and Schedule H dated October 8, 2021. See items #18 & #19 for sink and faucet. See item #7 for additional countertop area.		
9 90835	1	KITCHEN - CABINETRY - EXTEND FRIDGE UPPER TO APPROX. 2FT DEEP (ALL SERIES)	\$ 187.00	Each
37168	Note:	In standard series cabinetry, as per Kitchen Sketch and Schedule H dated October 8, 2021.		
10 87999	1	KITCHEN - LOWER CABINETS - LC POTS & PANS C/W 3 DRAWER FRONTS 6/12/12	\$ 704.00	Each
37169	Note:	In standard series cabinetry & hardware. To be located between range and corner pantry, as per Kitchen Sketch and Schedule H dated October 8, 2021. See item 11 for Bank of Drawer relocation		
11	1	KITCHEN - RELOCATE STANDARD BANK OF DRAWERS IN KITCHEN TO BE LOCATED IN BETWEEN REFRIGERATOR AND KITCHEN SINK.	\$ 87.00	Each
37170	Note:	As per Kitchen Sketch and Schedule H dated October 8, 2021		
12	1	- DELETE ALL BUILDERS STANDARD FLOORING IN ALL ROOMS (CERAMIC FLOORS, HARDWOOD FLOORS, CARPET AND UNDERPAD) AND SUPPLY AND INSTALL TORLYS FLOORING.	\$ 4,239.00	Each
37171	Note:	To be installed (side to side) in Entry/Foyer, Living/Dining Room, Kitchen, Storage Room, Mechanical Room, Laundry Closet, Main Bathroom, Ensuite Bathroom, Bedroom Hallway, Master Bedroom & WIC and Bedroom #2, as per Schedule H dated October 8, 2021		
13 88508	1	- CERAMIC TILE - GROUT COLOR PER COLOUR	\$ 75.00	Each
37172	Note:			
14 127	1	KITCHEN - TILE - WALL - BACKSPLASH - UPGRADE - BRONZE - - KITCHEN - BRONZE	\$ 163.00	Each
37173	Note:	As per wall tile installation sketch dated October 8, 2021. See item #15 for installation pattern.		
15 124	1	KITCHEN - TILE - WALL - BACKSPLASH - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - KITCHEN - .	\$ 123.00	Each
37174	Note:	As per wall tile installation sketch dated October 8, 2021. See item #14.		
16 140	1	ENSUITE BATH - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - ENSUITE BATHROOM - SILVER	\$ 1,129.00	Each
37176	Note:	To be installed in Ensuite Bathroom shower wall, as per wall tile installation sketch dated October 8, 2021		
17 122	1	MAIN BATHROOM - TILE - WALL - UPGRADE - SILVER - - MAIN BATHROOM - SILVER	\$ 625.00	Each
37277	Note:	To be installed in Main Bathroom tub/shower, as per wall tile installation sketch dated October 8, 2021. See item 20 for installation		
18 88428	1	KITCHEN - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS	\$ 358.00	Each
37178	Note:	See item #8 for solid surface countertop. See item #19 for sink.		

Vendor Initials: _____

Purchaser Initials: _____

PREPARED BY: Nicole Trudel

LOCKED BY: Lisa Ballard

PE 1,729-1

InvoiceSQL.rpt 05may21

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____

Internal B1A

Deerfield 2 - Phase Condo

PURCHASER: Portobello Partnership

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ITEM	QTY	EXTRA / CHANGE	PRICE	INTERNAL USE
19 88544	1	KITCHEN - KITCHEN SINK - REGINOX ND1831UA/9 DOUBLE BOWL UNDERMOUNT SINK	\$ 143.00	Each
37179		Note: See item #8 for solid surface countertop. See item #18 for faucet.		
20 116	1	MAIN BATHROOM - TILE - WALL - INSTALLED IN A BRICK PATTERN - INSTALLATION ONLY - - MAIN BATHROOM - .	\$ 175.00	Each
37354		Note: To be installed in Main Bathroom tub/shower, as per wall tile installation sketch dated October 8, 2021. See item 17 for upgraded tiels		

Sub Total	\$14,529.00
HST	\$0.00
Total	\$14,529.00

Payment Summary

<u>Paid By</u>	<u>Amount</u>
Total Payment: _____	

PURCHASER: _____

08-Oct-21
DATE

Portobello Partnership

VENDOR: _____

PER: Valecraft Homes Limited

DATE: _____

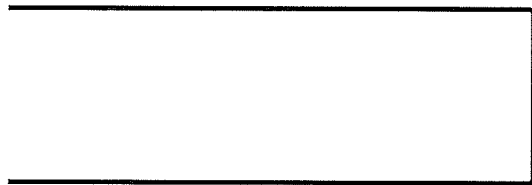
CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____

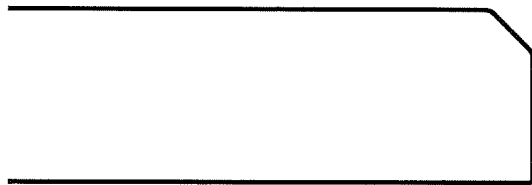


Standard Edge Profiles for Granite & Quartz

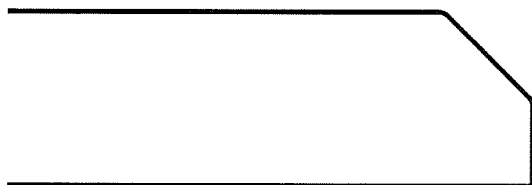


Eased Edge

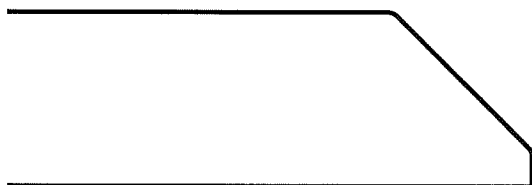
#8 Kitchen



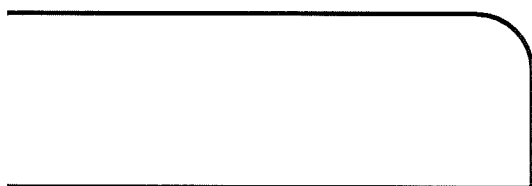
1/4 Bevel



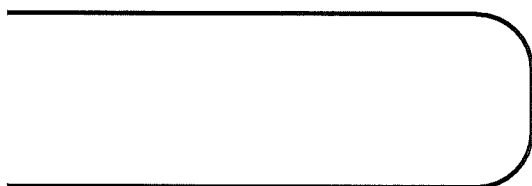
1/2 Bevel



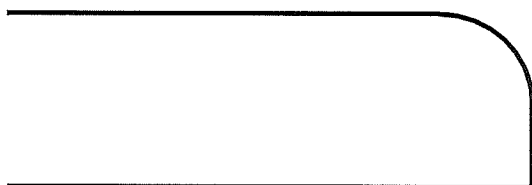
3/4 Bevel



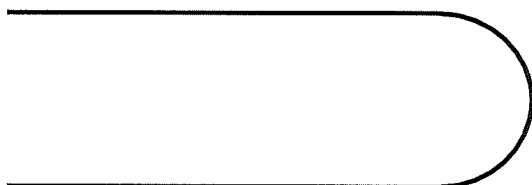
Pencil Top Only
with Square Bottom



Pencil Top and Bottom



1/2 Bullnose



Full Bullnose

Project: DV2

Purchaser: Portobello Partnership

Plan #: 4M-1290

Purchaser: _____

Lot: T32

Date: October 8, 2021

Model: 5207

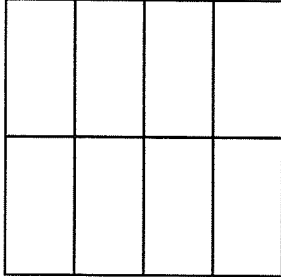
Upgrade #: 7, 8



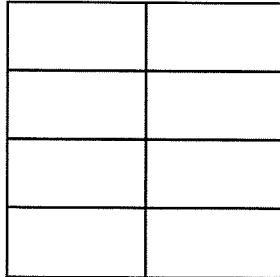
Tile Installation Options

WALL TILE

Vertical stacked

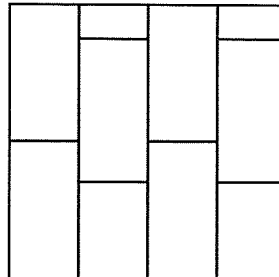


Horizontal stacked

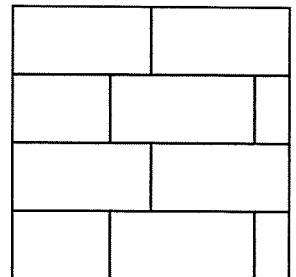


Ensuite Bathroom

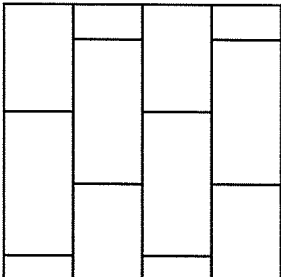
Vertical 1/3 staggered



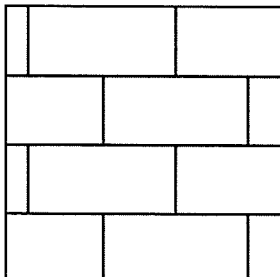
Horizontal 1/3 staggered



Vertical brick



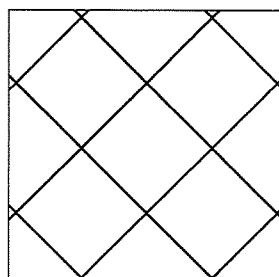
Horizontal brick



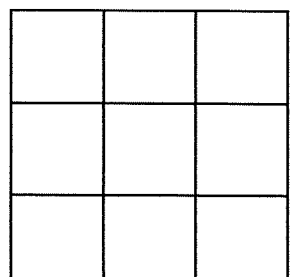
Kitchen Backsplash

Main Bathroom

45 degree



Standard square



Project: DV2

Plan #: 4M-1290

Lot: T32

Model: 5207

Purchaser: Portobello Partnership

Purchaser: _____

Date: October 8, 2021

Upgrade #: 7, 14, 15, 16, 17, 20



MODEL 5207

BLOCKS T - U - V

1071 SQ.FT

SECOND FLOOR

Site: DV2

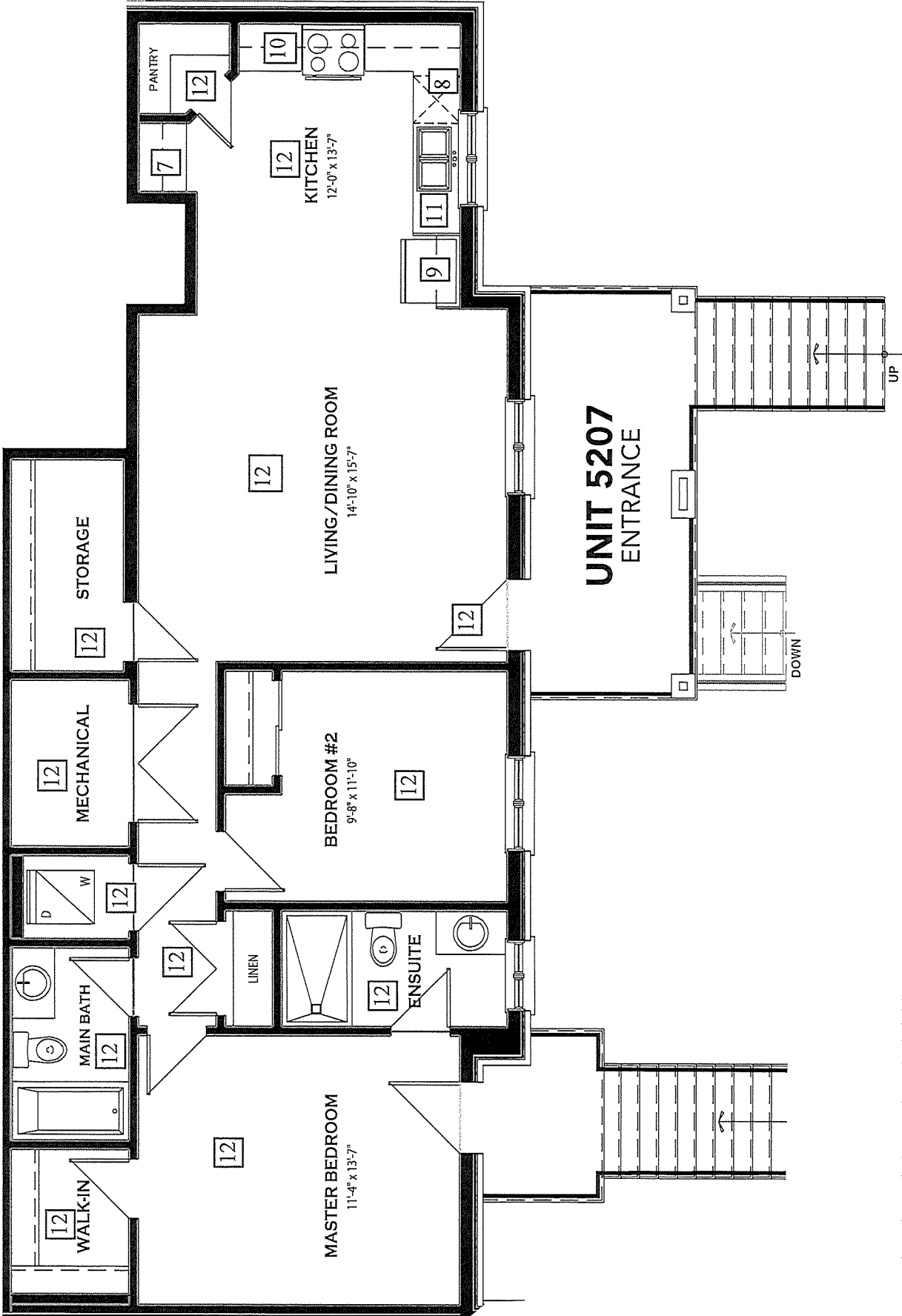
Plan No.: 4M-1290

Unit: T32

Date: October 8, 2021

Purchaser: Portobello Partnership

Purchaser:



Schedule H

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: T32
Purchaser's name: Contact: Samar Merhi Project: DEERFIELD VILLAGE 2
Home Phone: _____ Model: 5207
Work Phone: 613-837-2754 Closing Date: June 9th, 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: T32


Purchaser _____ Date: _____

Purchaser _____ Date: _____

T. OLIVER October 8, 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:	T32	Civic Address:	715-L Dearborn Private		
	Purchaser(s):	Portobello Partnership			Model Name/#:	5207
	Purchaser(s):				Closing Date:	June 9-2022
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
STORAGE	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
LAUNDRY CLOSET	Low Lustre OC-30 Gray Mist	STD	N/A	N/A
MAIN FLOOR HALLWAY	N/A	N/A	N/A	N/A
LIVING ROOM / DINING 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	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) :

Date:

Purchaser's Signature(s) :

Date:

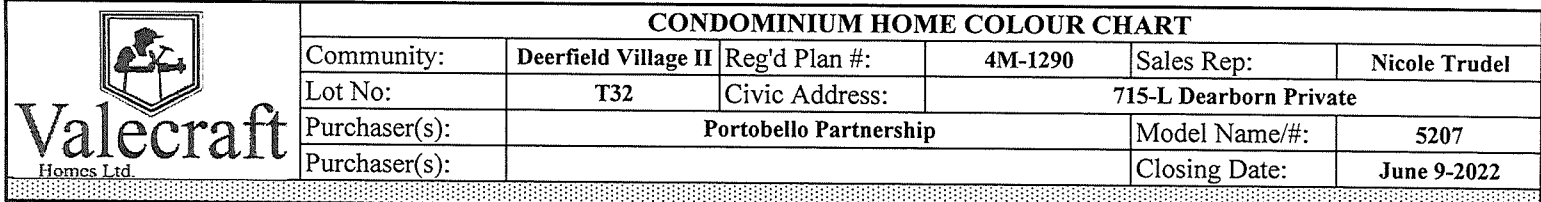
Approved By :

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
 K:\Sales\Sales Legal Docs\Site - Deerfield\Block T\T32\DC\DV2 T32 Interior Colours (Simon) 29-21



CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN	STYLE AND COLOUR	B10R 2164			STD	5, 7, 9, 10, 11
	HARDWARE CODE	81091-142	TYPE	Knobs	STD	7, 10, 11
	COUNTERTOP	New Caledonia (Slab Viewing Required)	COUNTERTOP EDGE PROFILE	Eased Edge	Granite Level 1	7, 8
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	B10R 2164			STD	STD
	HARDWARE CODE	81091-142	TYPE	Knobs	STD	STD
	COUNTERTOP	P394-VL	COUNTERTOP EDGE PROFILE	Standard	Standard Laminate	STD
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 <i>(Standard Minimum Opening is 33" x 70.75")</i>	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	Basic Stainless Steel	2
WASHING MACHINE/DRYER	Standard Opening	STD	Basic White Stackable Washer/ Dryer with Stacking Kit	2

Date: _____

Date: _____

Date: October 8, 2021

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K:\Sales\Sales Legal Docs\Site - Deerfield\Block T1T32\DC\DV2 T32 Interior Colours (Simon) 29-21

	CONDOMINIUM HOME COLOUR CHART					
	Community:	Deerfield Village II	Reg'd Plan #:	4M-1290	Sales Rep:	Nicole Trudel
	Lot No:	T32	Civic Address:	715-L Dearborn Private		
	Purchaser(s):	Portobello Partnership			Model Name/#:	5207
	Purchaser(s):				Closing Date:	June 9-2022
CERAMIC / VINYL TILE & GROUT SELECTIONS						
ROOM	AREA	MANUFACTURER/SERIES/ SIZE/COLOUR/CODE	GROUT SELECTION	LEVEL	STD/UPG #	
ENTRY/FOYER	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
STORAGE	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
MECHANICAL ROOM	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
LAUNDRY CLOSET	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
KITCHEN	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
	BACKSPLASH	Euro Pasha Soho 3"x6" Matte White (Horizontal Brick Install)	931 Standard White	Bronze Wall Tile + UPG install + STD Grout	7, 14, 15	
	INSERT OR BORDER	N/A				
DINETTE	FLOOR	N/A	N/A	N/A	N/A	
MAIN BATHROOM	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
	WALL	Euro Pasha Classic 6"x12" Calacatta Glossy (Horizontal Brick Install)	909 Sterling	Silver Wall Tile + UPG Install + UPG Grout	13, 17, 20	
	INSERT OR BORDER	N/A				
ENSUITE BATHROOM	FLOOR	See Vinyl EverWood Flooring Selection	N/A	N/A	12	
	WALL	Ceratec Stone Glamour 11.6"x23.6" Calacatta Matt (Horizontal Stacked Install)	909 Sterling	Silver Floor Tile on Wall + UPG Grout	13, 16	
	INSERT OR BORDER	N/A				

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

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

Approved By :

T. OLIVER

Date: October 8, 2021

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K:\Sales\Sales Legal Docs\Site - Deerfield\Block T1T32\DC\DV2 T32 Interior Colours (Simon) 29-21




Community:	Deerfield Village II	Reg'd Plan #:	4M-1290	Sales Rep:	Nicole Trudel
Lot No:	T32	Civic Address:	715-L Dearborn Private		
Purchaser(s):	Portobello Partnership			Model Name/#:	5207
Purchaser(s):				Closing Date:	June 9-2022

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	12
KITCHEN & PANTRY	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
MECHANICAL ROOM	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
STORAGE	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
LIVING ROOM/ DINING ROOM	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
MAIN BATHROOM FLOOR	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
ENSUITE BATHROOM FLOOR	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
LAUNDRY CLOSET	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
BEDROOM HALLWAY	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
MASTER BEDROOM & WIC	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
BEDROOM # 2	Torlys Everwood Premier EW23001 Beach House 4-7/8" Wide x 48-3/8" Long Plank (Side to Side Install)	Quote	12
STAIRS FROM FOYER	N/A	N/A	N/A

Date: _____

Date: _____

Date: October 8, 2021

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	Lot No:	T32	Civic Address:	715-L Dearborn Private		
	Purchaser(s):	Portobello Partnership			Model Name/#:	5207
	Purchaser(s):				Closing Date:	June 9-2022
PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE		FINISH	STD/UPG#	
KITCHEN	SINK	Reginox Kitchen Sink Undermount Double Bowl ND1831UA/9		Stainless Steel	19	
	FAUCET	Delta Kitchen Faucet Single Handle Pull-Down Marley 986LF-AR		Arctic Stainless	18	
ENSUITE BATHROOM	SINK	Standard		White	STD	
	VANITY FAUCET	Standard		Chrome	STD	
	WATER CLOSET	Standard		White	STD	
	SHOWER	Standard with Zitta Niche 12 x 12 (Installed on short wall opposing shower head, approx. centered and the top of niche approx. 5ft. from shower base)		White/Chrome/ Clear Glass/ Stainless Steel	6	
	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: _____

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

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