



CONSTRUCTION SUMMARY

Merkley Oaks - 8 - 1 - 1016 THE McCABE ELEV A - WALK OUT BASEMENT

Registere Plan Number: Municipal Address: 21 Billings Avenue West Closing: 16-Apr-26

APPLIANCES

Inv.: 2,192 Line: 13	1 - KITCHEN - HOOD FAN - CHIMNEY - WHIRLPOOL 300 CFM - 30IN E-STAR STAINLESS MODEL WVV73UC0LS Note: - As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- Does not include modifications to cabinetry or electrical for new microwave location but includes extra std series backsplash tiles to ceiling. To be checked if Make-up Air system is required by Estimation Department

BATHROOM ACCESSORIES

Inv.: 2,192 Line: 17	1 - - DELETE BATHROOM MIRRORS - MAIN BATHROOM & ENSUITE BATHROOM Note:
13Apr25 / 15May25	

BONUS

Inv.: 2,192 Line: 25	1 - - DECOR CENTER CREDIT OF \$32,387.00 APPLIED IN FULL TO THE PURCHASE PRICE Note: - Grand Opening Decor bonus of \$10,000.00 applied in full to the purchase price - Ross video Decor bonus of \$10,000.00 applied in full to the purchase price
13Apr25 / 15May25	- Additional decor bonus of \$12, 387.00 applied in full to the purchase price

BROCHURE LAYOUTS

Inv.: 2,192 Line: 4	1 - KITCHEN - STANDARD KITCHEN LAYOUT INCLUDING FLUSH BREAKFAST BAR - LEVEL 1 CABINETRY Note: - As per Schedule H dated May 15, 2025 - As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- See item #5 (perimeter extension) - See item #6 (pull out cabinet) - See item #7 (island extension) - See item # 8 (microwave shelf) - See item #9 (quartz level 2) - See item #10 (2 tone)

CABINETRY

Inv.: 2,192 Line: 5	1 - KITCHEN/DINETTE - 2FT EXTENSION OF LOWER & UPPER KITCHEN CABINETRY ON PERIMETER INTO DINETTE - INCLUDES LEVEL 1 CABINETRY, CERAMIC BACKSPLASH AND QUARTZ COUNTERTOP Note: - As per Schedule H dated May 15, 2025 - As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- See item #4 (level 1 cabinetry w/ bbar) - See item #6 (pull out cabinet) - See item #9 (quartz level 2) - See item #10 (2 tone)
Inv.: 2,192 Line: 6	1 - KITCHEN/DINETTE - PULL OUT CABINET - AS PER SKETCH Note: - As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- Installed in lower cabinetry 2ft extension in dinette - See item #4 (level 1 cabinetry w/ bbar) - See item #5 (perimeter extension)
Inv.: 2,192 Line: 15	1 - ENSUITE BATH - EXTEND VANITY BY APPROXIMATELY 18 INCHES - AS PER SKECTH Note: - As per Schedule H dated May 15, 2025
13Apr25 / 15May25	- See item #16 (bank of drawers)

CABINETRY BATHROOM

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Inv.: 2,192 Line: 16	1 - ENSUITE BATH - VANITY BANK OF DRAWERS (3 DRAWERS) 6-10-10
	Note: - As per Schedule H dated May 15, 2025
13Apr25 / 15May25	- Bank of Drawers installed in 18" extension (full width)
	- See item #15 (vanity extension)

CABINETRY KITCHEN

Inv.: 2,192 Line: 7	2 - KITCHEN - CABINETRY - EXTEND ISLAND CABINET (LEVEL 1 SERIES) C/W STD SERIES COUNTER TOP WITH FLUSH BREAKFAST BAR - PER LINEAR FOOT
	Note: - As per Schedule H dated May 15, 2025
	- As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- See item #4 (level 1 cabinetry w/ bbar)
	- See item # 8 (microwave shelf)
	- See item #9 (quartz level 2)
	- See item #10 (2 tone)

Inv.: 2,192 Line: 8	1 - KITCHEN - LOWER MICRO CABINET C/W DRAWER AND OUTLET - LEVEL 1 SERIES
	Note: - As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- See item #4 (level 1 cabinetry w/ bbar)
	- See item #7 (island extension)

Inv.: 2,192 Line: 10	1 - KITCHEN - UPGRADE TO 2 KITCHEN CABINETRY DOOR COLOURS
	Note: - See item #4 (level 1 cabinetry w/ bbar)
13Apr25 / 15May25	

CERAMIC TILE

Inv.: 2,192 Line: 11	1 - KITCHEN/DINETTE - TILE - KITCHEN BACKSPLASH - UPGRADE - EMERALD
	Note: - INCLUDES EXTENSION IN DINETTE & AREA BEHIND CHIMNEY HOODFAN
13Apr25 / 15May25	- As per Kitchen Sketch dated May 15, 2025
	- See item #13 (chimney hoodfan)

Inv.: 2,192 Line: 12	1 - FOYER / LAUNDRY - TILE - FLOOR - UPGRADE - FOYER & MUDROOM/LAUNDRY - SILVER
	Note: - As per Schedule H dated May 15, 2025
13Apr25 / 15May25	

COUNTERTOP

Inv.: 2,192 Line: 9	1 - KITCHEN/DINETTE - COUNTERTOP - QUARTZ - LEVEL 2 - STANDARD KITCHEN LAYOUT INCLUDING 2FT PERIMETER EXTENSION AND 2FT ISLAND EXTENSION W/ BREAKFAST BAR
	Note: - As per Schedule H dated May 15, 2025
	- As per Kitchen Sketch dated May 15, 2025
13Apr25 / 15May25	- See item #4 (level 1 cabinetry w/ bbar)
	- See item #5 (perimeter extension)
	- See item #7 (island extension)

FIREPLACES

Inv.: 2,192 Line: 21	1 - GREAT ROOM - FAN KIT FOR STD FIREPLACE
	Note: - As per Schedule H dated May 15, 2025
13Apr25 / 15May25	

HARDWOOD FLOORING

Inv.: 2,192 Line: 2	1 - STD AREAS - HARDWOOD - OAK - 6 1/4 STAINED WHITE OAK - STANDARD AREAS
	Note: - As per Schedule H dated May 15, 2025
13Apr25 / 15May25	

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Inv.: 2,192 Line: 3	1 - KITCHEN/DINETTE - HARDWOOD - OAK - 6 1/4 STAINED WHITE OAK - KITCHEN / DINETTE Note: - As per Schedule H dated May 15, 2025 13Apr25 / 15May25
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HVAC

Inv.: 2,192 Line: 20	1 - KITCHEN - GAS LINE FOR RANGE C/W 120V OUTLET (REGULAR STOVE OUTLET TO REMAIN) DELETE THE MICROWAVE HOODFAN AND ADJUST UPPER CABINETRY TO ACCOMODATE A BASIC WHITE HOODFAN AND ADJUST ELECTRICAL Note: - As per Schedule H dated May 15, 2025 - As per Kitchen Sketch dated May 15, 2025 13Apr25 / 15May25 - 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
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MISCELLANEOUS

Inv.: 2,192 Line: 1	1 - - SUPPLY & INSTALL SOUNDPROOFING INSULATION Note: - As per Schedule H dated May 15, 2025 13Apr25 / 15May25 - Installed in Ensuite Bathroom / Master Bedroom walls
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PLUMBING

Inv.: 2,192 Line: 24	1 - KITCHEN - KITCHEN - SINK - FRANKE CUBE CUX110-30-CA SINGLE BOWL STAINLESS STEEL 9IN DEEP UNDERMOUNT SINK Note: 13Apr25 / 15May25
Inv.: 2,192 Line: 22	1 - ENSUITE BATH - BATH - ZITTA NICHE 12X24X3.75 ANR12240407 MATTE BLACK Note: - As per Schedule H dated May 15, 2025 13Apr25 / 15May25 - Horizontal installation on wall opposite shower head. - Cannot be installed on an exterior wall. - See item #14 (walk-in shower)
Inv.: 2,192 Line: 19	1 - KITCHEN - KITCHEN - WATER LINE ROUGH - IN TO FRIDGE, DOES NOT INCLUDE CONNECTION Note: 13Apr25 / 15May25
Inv.: 2,192 Line: 14	1 - ENSUITE BATH - UPGRADE STANDARD TUB/SHOWER COMBO TO THE 5' X 3' WALK-IN SHOWER WITH SLIDING GLASS DOORS & CHROME TRIM Note: - As per Schedule H dated May 15, 2025 13Apr25 / 15May25

TRIM

Inv.: 2,192 Line: 23	1 - STD AREAS - UPGRADE TRIM PACKAGE 1 (#5) - THROUGHOUT Note: 13Apr25 / 15May25
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WINDOWS & DOORS

Inv.: 2,192 Line: 18	1 - FOYER - UPGRADE TO FULL STANDARD COLONIAL FRONT DOOR (SOLID DOOR - NO WINDOW) Note: - As per Schedule H dated May 15, 2025 13Apr25 / 15May25
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