



CONSTRUCTION SUMMARY

Joshua Creek - 204-7 - SHERWOOD (TH-01) B END

Registere Plan Number: Municipal Address: Closing: 14-Nov-23

BONUS

Inv.513 14 Line 10442 1Feb23 / 29Feb24	1 - BONUS PACKAGE: \$5,000.00 WORTH OF UPGRADES FROM VALERY HOMES DÉCOR CENTRE IS BEING APPLIED TOWARD THE STRUCTURAL APPOINTMENT Note:
Inv.609 26 Line 12154 25Apr24 / 25Apr24	1 - CREDIT: \$9500.00 WORTH OF UPGRADES FROM VALERY HOMES IS BEING APPLIED TOWARD THE COLOUR APPOINTMENT FOR DELAYED CLOSING Note:

CABINETRY

Inv.609 25 Line 12155 25Apr24 / 25Apr24	1 - KITCHEN: INSTALL 2-TONE ISLAND Note:
Inv.609 16 Line 12145 25Apr24 / 25Apr24	1 - KITCHEN: INSTALL LEVEL 3 CABINETS THROUGHOUT KITCHEN Note:
Inv.609 17 Line 12146 25Apr24 / 25Apr24	1 - KITCHEN: INSTALL FRIDGE ENCLOSURE (H05) Note:
Inv.609 18 Line 12147 25Apr24 / 25Apr24	3 - KITCHEN: INSTALL 3 TOP DRAWERS (B07) Note:

CEILING

Inv.609 24 Line 12153 25Apr24 / 25Apr24	1 - FAMILY ROOM - FORMAL ROOM - MAIN HALL: INSTALL 6X6 CROWN MOULDING A-105 Note:
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CEILING

Inv.513 13 Line 10441 1Feb23 / 29Feb24	1 - SECOND FLOOR: SMOOTH CEILING THROUGHOUT SECOND FLOOR Note:
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CERAMIC TILE

Inv.609 22	1 - KITCHEN: INSTALL UPGRADE 4 TILE THROUGHOUT KITCHEN AND BREAKFAST AREA
Line 12151	Note:
25Apr24 / 25Apr24	

Inv.609 23	1 - ENTRY: INSTALL UPGRADE 4 TILE THROUGHOUT ENTRY
Line 12152	Note:
25Apr24 / 25Apr24	

CONSTRUCTION

Inv.513 2	1 - BASEMENT: COLD CELLAR
Line 10430	Note:
1Feb23 / 29Feb24	

COUNTERTOP

Inv.609 19	1 - KITCHEN: INSTALL MSI 2 THROUGHOUT KITCHEN, INCLUDING ISLAND
Line 12148	Note:
25Apr24 / 25Apr24	

Inv.609 20	1 - KITCHEN: INSTALL OPTIONAL BREAKFAST BAR IN MSI 2 ON ISLAND
Line 12149	Note:
25Apr24 / 25Apr24	

ELECTRICAL

Inv.513 4	6 - FAMILY ROOM: INSTALL SIX (6) POT LIGHTS - 4" LED NON-INSULATED CEILINGS, DELETE STANDARD LIGHT
Line 10432	Note: Location may vary slightly due to joist location
1Feb23 / 29Feb24	

Inv.513 5	4 - FORMAL ROOM: INSTALL FOUR (4) POT LIGHTS - 4" LED NON-INSULATED CEILINGS, DELETE STANDARD LIGHT
Line 10433	Note: Location may vary slightly due to joist location
1Feb23 / 29Feb24	

Inv.513 6	2 - MAIN HALL: INSTALL TWO (2) POT LIGHTS - 4" LED NON-INSULATED CEILINGS, DELETE STANDARD LIGHT
Line 10434	Note: Location may vary slightly due to joist location
1Feb23 / 29Feb24	



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Inv.513 7	1 - FAMILY ROOM: ELECTRICAL - DEDICATED 15 AMP 120 V FOR FUTURE TV ABOVE FIREPLACE
Line 10435	Note:
1Feb23 / 29Feb24	

Inv.513 9	1 - ELECTRICAL - ROUGH-IN FOR AC UNIT. INCLUDES BREAKER & LOW VOLTAGE WIRE
Line 10437	Note:
1Feb23 / 29Feb24	

HARDWOOD FLOORING

Inv.609 21	1 - MAIN FLOOR - UPPER HALL: INSTALL COUNTRYSIDE HARDWOOD THOUGHOUT IN LIEU OF STANDARD HARDWOOD. IN MAIN HALL, FORMAL ROOM, FAMILY ROOM AND UPPER HALL
Line 12150	Note:
25Apr24 / 25Apr24	

INTERIOR DOORS & TRIM

Inv.513 3	14 - SECOND FLOOR: INTERIOR DOOR & TRIM - EXTENDED HEIGHT DOOR 96 INCH - 2ND FLOOR, UPGRADE FROM STD. 84". FOURTEEN (14) DOORS TOTAL
Line 10431	Note:
1Feb23 / 29Feb24	

MISCELLANEOUS

Inv.513 15	1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further structural changes/additions/deletions to be made upon signing.
Line 10443	Note: Purchasers are aware & accept that ANY changes made to upgrades after signing this Purchasers Extra Form are subject to an administration fee
1Feb23 / 29Feb24	
Purchaser accepts & acknowledges that all upgrades are to be approved by construction before the invoice is accepted.	

Inv.609 27	1 - Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further structural changes/additions/deletions to be made
Line 12156	Note: Purchasers are aware & accept that ANY changes made to upgrades after signing this Purchasers Extra Form are subject to a minimum administration fee
25Apr24 / 25Apr24	

PLUMBING

Inv.513 10	1 - BASEMENT: 3 PIECE BATHROOM - EXTRA 3-PIECE FINISHED BATH, COMPLETE
Line 10438	Note:
1Feb23 / 29Feb24	



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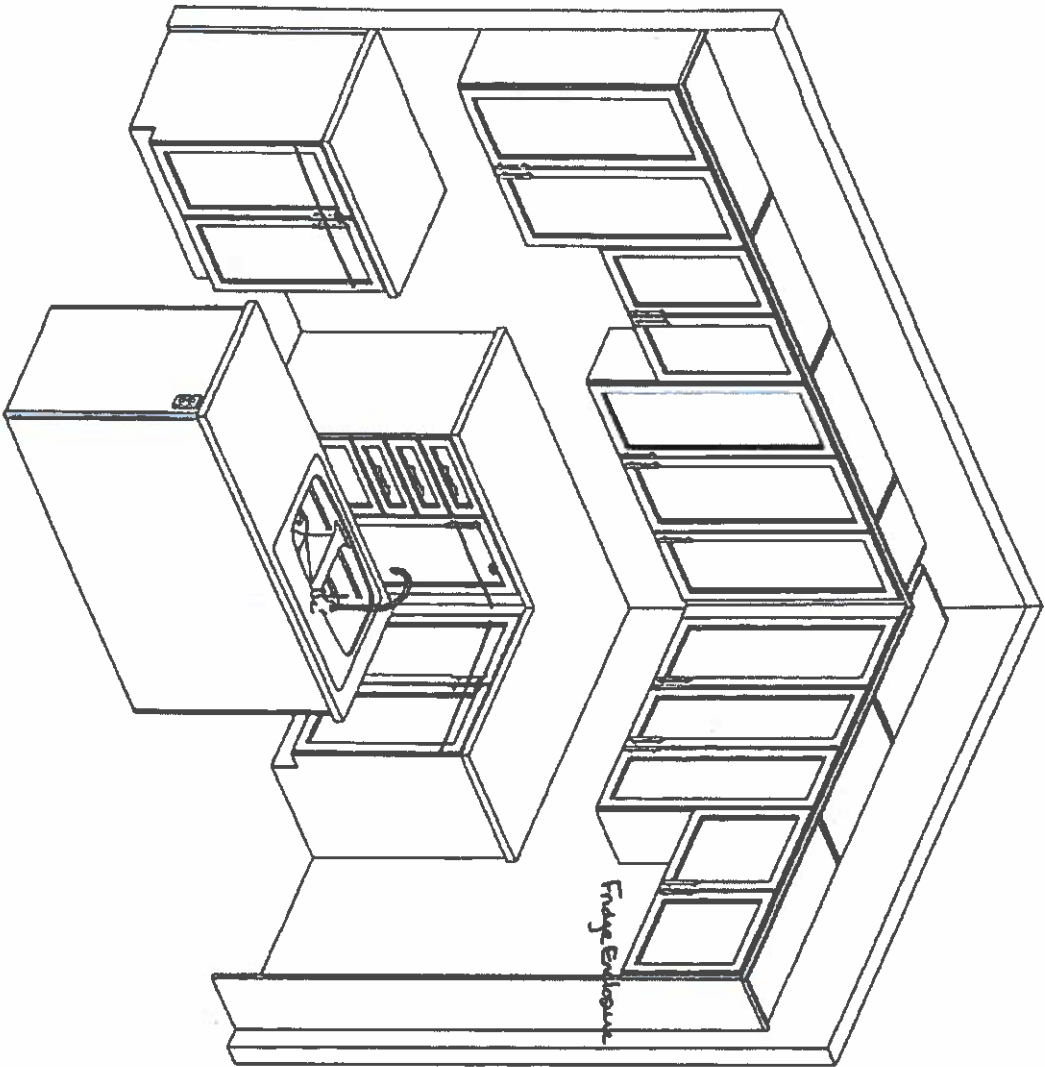
Inv.513	1 - KITCHEN: EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF
11	
Line 10439	Note:
1Feb23 / 29Feb24	

VACCUM/BELL

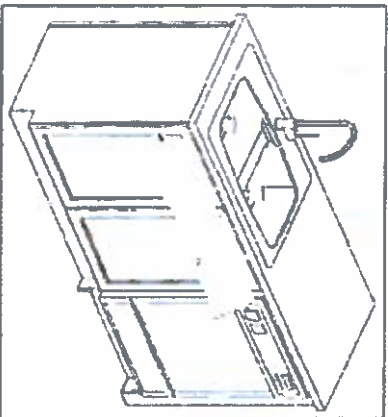
Inv.513	1 - CENTRAL VACUUM - CENTRAL VAC PIPING COMPLETE ROUGH-IN TO GARAGE - TWO
12	OUTLETS PER FLOOR AND ONE OUTLET IN BASEMENT R/I ONLY
Line 10440	Note:
1Feb23 / 29Feb24	

Inv.513	1 - FAMILY ROOM: INSTALL 1 1/4" ORANGE FLEX CONDUIT ABOVE FIREPLACE FOR
8	FUTURE TV
Line 10436	Note: LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS
1Feb23 / 29Feb24	



Inv.513	1 - CAT 6A LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST
1	LOCATIONS (STD)
Line 10429	Note:
1Feb23 / 29Feb24	



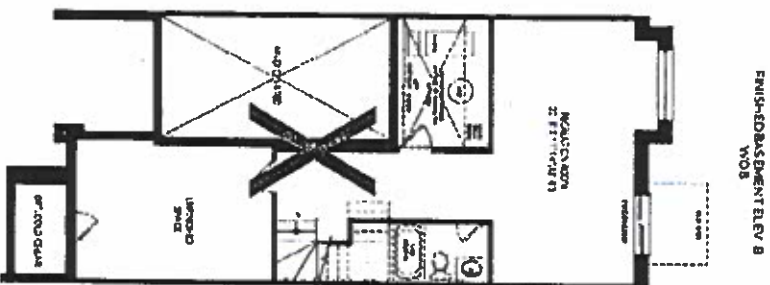
- Fridge Enclosure
- 3 top Drawers



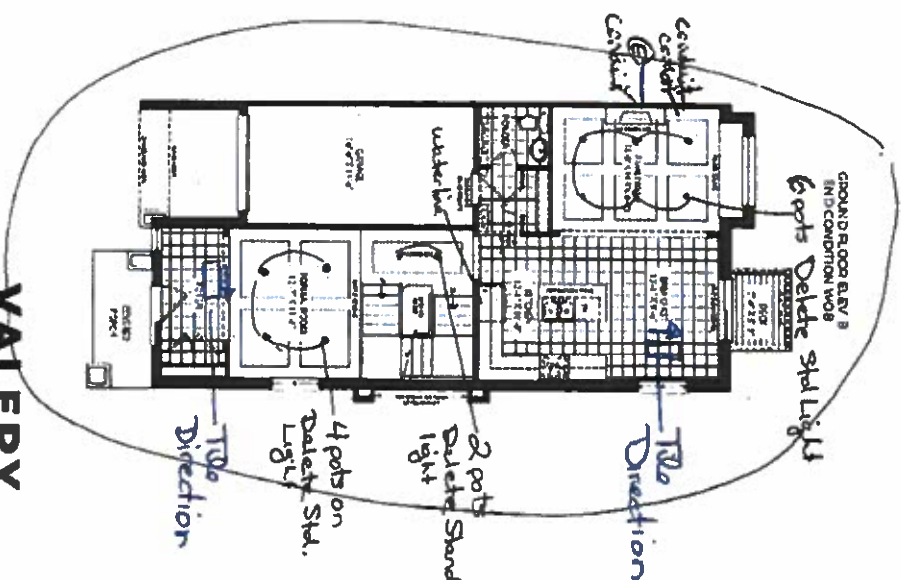
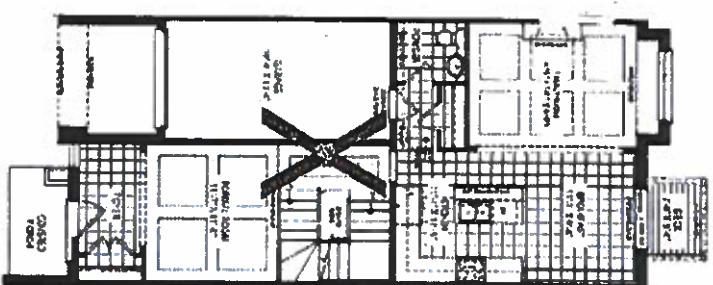
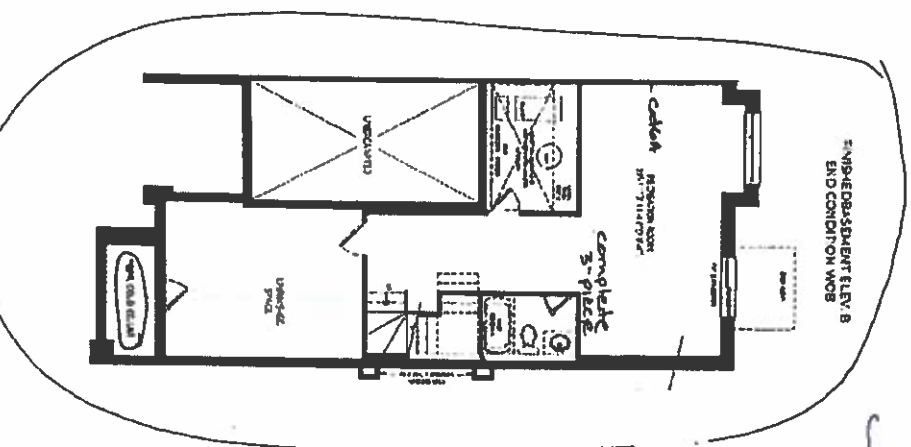
This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.

 F R E N D E L I N T E R I O R S L I M I T E D <small>1327 Highway 204, Winnipeg, MB R2H 1A3</small>	VALERY HOMES JOSHUA CREEK TH-1	 204-7 20 e apr. 25. 24
Drawn By: Date: November 27, 2023 Scale: Not To Scale		
Approved By Builder: _____ Date: _____		

TH-1
SHERWOOD
ELEV 3 WOB 2893 SQ.FT.



JOSHUA CREEK
MONTAGE



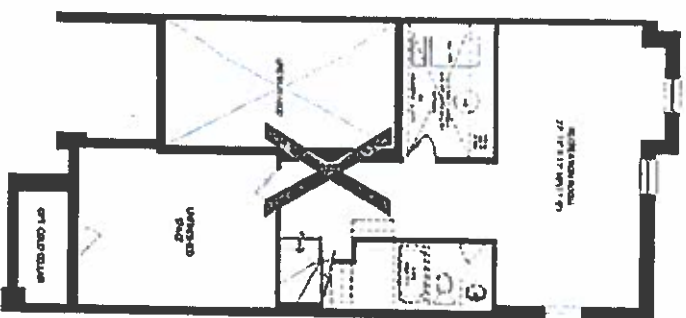
SCHEDULE "H"

ALL OVERLAYS ARE BASED ON THE 2004-7 SCHEDULE "H" AND ARE NOT TO BE USED FOR ANY OTHER PURPOSE. THE 2004-7 SCHEDULE "H" IS THE ONLY SCHEDULE "H" THAT IS CURRENTLY IN EFFECT. ANY OTHER SCHEDULE "H" IS OUTDATED AND SHOULD NOT BE USED.

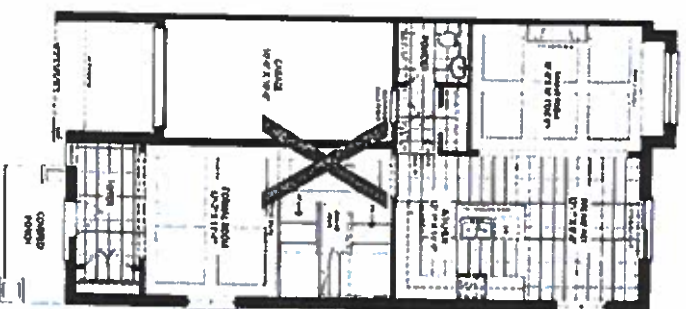
VALERY
HOMES

~~TH-SHERWOOD~~
ELEV.B END 1,099 SQ.FT.

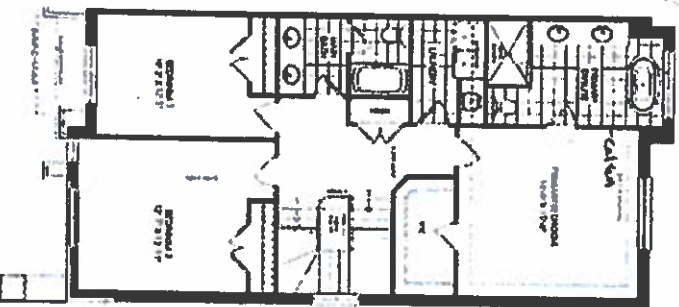
014 SHERWOOD ELEV.B
END CONDITION



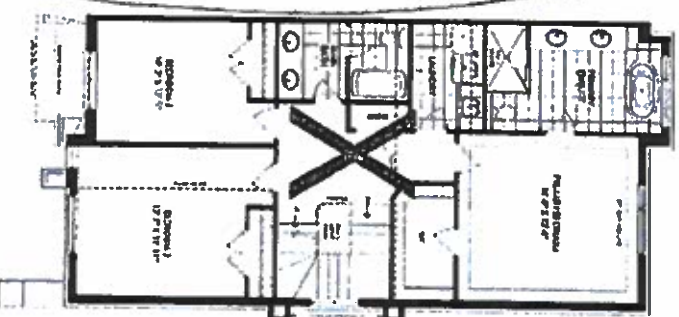
014 SHERWOOD ELEV.B
END CONDITION



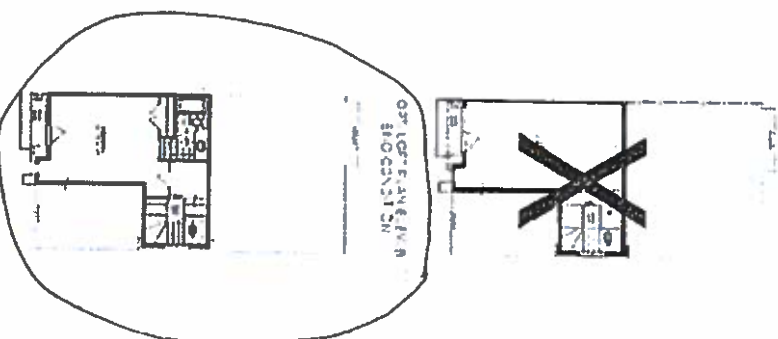
SECOND FLOOR ELEV.B
END CONDITION



SECOND FLOOR ELEV.B
END CONDITION CORRECTION



014 SHERWOOD ELEV.B
END CONDITION



JOSHUA CREEK
MONTAGE

14 Extended Height Doors

VALERY
N.M.E.

Lot 204-7 (A)
Del. 1, 23
SCHEDULE "H"