

SPECIFICATION SHEET

SCHEDULE B



Exterior Features

- Building permit and levies included.
- Sanitary sewers, water and gas, underground hydro, telephone, cable TV.
- Paved street with curb, gutter, sidewalk and street lights as per subdivision plan.
- Entire lot to be graded and fully sodded
- Concrete foundation, basement and garage floors.
- Clay brick per selection from suppliers' samples.
- Insulated Fibreglass Exterior Doors.
- 2 Exterior water tap.
- 2 Waterproof exterior electric outlet.
- All exterior windows double glass.
- Screens on all operating windows, grills and shutters as shown on model.
- Insulating glass patio doors complete with screens, where applicable.
- Limited lifetime asphalt roof shingles.
- Pre-finished maintenance free aluminum/vinyl seamless eavestrough, soffits, & fascia.
- Poured concrete porch and patio stones to driveway.
- Paved asphalt driveway

Heating System

- High-efficient forced-air natural gas furnace, sized for each home.
- Insulation to approved standards.
- Air Conditioning, sized by HVAC plan.

Kitchen

- High quality custom-built kitchen cupboards with a selection of styles and finishes, with roll top counters.
- Two speed range hood.
- Double stainless steel sink.

Bathrooms

- White/bone fixtures in all bathrooms.
- Custom built vanities with arborite roll-tops.
- Quality washerless faucets.
- Fiberglass tub enclosures.
- Power exhaust fans where applicable.
- Mirrors above vanities.

Interior Features

- 2 ¾ MDF casing and 5 " baseboard.
- R28 main floors, R28 2nd floors, R28 Basement and R60 insulation in Attic.
- 3 Cable & 3 Telephone outlets.
- Electrical outlets as per Ontario Hydro specs.
- Glued subfloors 5/8" tongue and groove plywood, nailed and screwed.
- All light fixtures and door chimes supplied and installed by Vendor.
- Colonial painted trim and series 800 doors
- Interior walls of living area and garage to be drywall.
- Half inch gypsum board screws on walls.
- Half inch drywall fastened with screws on all walls and ceilings.
- All walls painted two coats, three colours throughout.
- Textured and flat ceilings.
- Energy efficient Drain Water Heat Recovery Unit supplied (HRV).
- Rental gas water heater.
- Builder grade tile in bathrooms, laundry, foyer/mudrooms.
- Builder grade laminate in kitchen, common areas and applicable hallways. All other flooring including stairs to be builder grade carpet.
The extent of all flooring materials is defined by the Vendor

Garages

- Poured concrete floors.
- Painted steel sectional doors.
- Interior walls, drywalled & painted.
- Electrical outlet, overhead light.
- Walls painted standard colour.

Miscellaneous

- 200-amp electric service with breaker panel-copper wiring.
- Heavy duty receptacle for clothes dryer and stove.
- Standard plastic laundry tub in basement.
- Water meter installed by PUC and gas meter installed by Union Gas.
- Location as per utility policy.
- Rough-in for 3 pc washroom in basement.
- Basements studded, with R22 insulation.
- Soil Gas Mitigation system.