

# SIGNATURE INCLUSIONS

hunter



## KITCHEN

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Custom (MDF, painted) soft close cabinetry, crown moulding and cabinetry range hood cover. Includes island
- Choice of designer selection packages for backsplash tile, cabinetry colour, door style, hardware and countertop (2" thickness)
- Per lighting plan, pot lights and rough in for two (2) pendant lights over island
- Under cabinet valance lighting for upper cabinetry
- Choice of undermount sink from design selections
- Choice of Chrome faucet (single mount with pull out spray) from design selections (Moen/Delta)
- Rough-ins for appliances (30" Gas Range, 36" Fridge including water line, 24" Dishwasher)

## FOYER

- Choice of floor tile from design selections
- Tileable floor vents
- Per lighting plan, choice of one (1) flush ceiling light from design selections

## LIVING ROOM

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Per lighting plan, choice of one (1) flush ceiling light from design selections

## DINING ROOM

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Per lighting plan, choice of one (1) flush ceiling light from design selections

THE  
WILTSHIRE  
GROUP

WILTSHIRE  
HOMES

WE | REALTY

WE | DEVELOPMENTS



# SIGNATURE INCLUSIONS

hunter



## FAMILY ROOM

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Pot lights as per lighting plan
- 36" gas fireplace with switch and drywall finish

## MUDROOM/LAUNDRY ROOM

- Choice of designer selection packages for prefinished laundry sink cabinet colour, door style, hardware and countertop (1.5" thickness)
- Flush, tileable floor vent
- Per lighting plan, choice of one (1) flush ceiling light from design selections
- Undermount sink
- Chrome laundry faucet (Riobel)
- Rough-in for appliances (washer and dryer)
- Exterior vented exhaust fan

## OFFICE

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Per lighting plan, choice of one (1) flush ceiling light from design selections

## POWDER ROOM

- Choice of designer selection packages for tile, vanity colour, door style, hardware and countertop (1.5" thickness)
- Flush, tileable floor vents
- Per lighting plan, choice of one (1) vanity light (horizontal, centered) from design selections
- Undermount sink
- Choice of Chrome single-hole faucet and bathroom accessories (tissue holder and towel ring) from design selections (Moen/Delta)
- Low consumption toilet
- Custom, frameless, wall-mounted mirror

THE  
WILTSHIRE  
GROUP

WILTSHIRE  
HOMES

WE | REALTY

WE | DEVELOPMENTS

# SIGNATURE INCLUSIONS

hunter

## PRINCIPAL BEDROOM

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Per lighting plan, choice of one (1) flush ceiling light from design selections

## PRINCIPAL BEDROOM WALK IN CLOSET

- Choice of engineered hardwood flooring from design selections
- Per lighting plan, choice of one (1) flush ceiling light from design selections
- Standard closet rods and 16" shelf

## PRINCIPAL ENSUITE

- Choice of designer selection packages for tile, vanity colour, door style, hardware and countertop (1.5" thickness)
- Tiled shower niche
- Flush, tileable floor vent
- Per lighting plan, one (1) pot light in shower, choice of one (1) flush ceiling light, two (2) vanity lights and one (1) rough in for chandelier over tub
- Two (2) undermount sinks
- Choice of Chrome single-hole faucets, bathroom accessories (tissue holder, towel bar, towel ring and robe hooks) and shower system (shower head and hand held) from design selections (Moen/Delta)
- Frameless glass shower panel
- Choice of free-standing tub from design selections
- Choice of Chrome floor-mounted tub filler from design selections (Moen/Delta)
- Low consumption, slow close, elongated toilet with concealed trapway
- Custom, frameless, wall-mounted mirrors
- Exterior vented exhaust fan

## BEDROOMS

- Choice of engineered hardwood flooring from design selections
- Choice of flush wood insert floor vent cover or flush wood floor vent covers, stained to match flooring selection
- Per lighting plan, choice of one (1) flush ceiling light from design selections
- Standard closet rod and 16" shelf

## BATHROOMS

- Choice of designer selection packages for tile, vanity colour, door style, hardware and countertop (1.5" thickness)
- Tiled niche
- Flush, tileable floor vent
- Per lighting plan, one (1) pot light, choice of one (1) flush ceiling light and two (2) vanity lights from design selections
- Undermount sinks
- Choice of Chrome single hole faucet, bathroom accessories (tissue holder, towel bar, towel ring and robe hook) and shower or tub system combo (shower head, hand held) from design selections (Moen/Delta)
- Low consumption toilet
- Custom, frameless, wall-mounted mirror
- Exterior vented exhaust fan

## STAIRCASE

- Natural oak stairs 3 1/2" posts, 3" hand rail and 1 3/4" treads stained to match hardwood selection
- Straight Wrought Iron Pickets

## GARAGE

- Poured concrete floor
- Per lighting plan, two (2) utility lights
- Finished walls and ceiling (insulated, vapor barriered, drywalled and primed)
- Conduit for future electric vehicle plug rough-in
- Insulated steel garage doors
- Door from garage into house

## OTHER

- Rough-in and install central A/C
- 200-amp service
- High-efficiency furnace
- High-efficiency hot water tank (rental)
- Rough-in and install sump pump
- Rough-in and install heat recovery ventilation (HRV) unit
- Sub-floor to be screwed and glued
- R-30 ceiling insulation, R-22 wall insulation, R-60 attic insulation, R-20 basement insulation and spray foam in applicable areas per OBC
- Professionally cleaned (including ducts) prior to occupancy

# SIGNATURE INCLUSIONS



hunter

## BASEMENT

- Poured concrete floor with foam board insulation
- Per lighting plan, utility lights throughout
- Rough-in for future 3-piece bathroom
- HVAC ducts ran to floor level
- Cold cellar to include solid core door with weather stripping, utility light, floor drain and vent

## INTERIOR FINISHES AND FEATURES

- 10' ceilings on main floor, 9' ceilings on 2nd floor and basement (as applicable per plans)
- Standard CO/smoke detectors per the OBC
- Rough-in and install smart thermostat
- Rough-in for smart door chime
- Decora rocker light switches and duplex outlets
- 1/2" drywall (wall and ceiling), waterproof drywall (tub and shower enclosures in bathrooms) and smooth ceilings throughout
- Choice of baseboard (5") and casing (3.5") design style from design selections to be painted white
- Choice of interior door style from design selections painted white
- 8' interior doors (main floor) and 6'8" interior doors (basement and 2nd floor, if applicable)
- Choice of interior door hardware finish from design selections
- Privacy locks on all bathrooms and principal bedroom
- Baseboards, trim and casing painted white
- Ceilings painted white
- Choice of neutral paint colour from design selections for walls

## GENERAL NOTES

- All references to sizes, measurements, materials, construction styles, trade/brand/industry names or terms may be subject to change or variation within generally accepted industry standards & tolerances. Measurements may be converted from imperial to metric or visa versa & actual product size may vary slightly as a result.
- All references to features and finishes are as per applicable plan or elevation and each item may not be applicable to every home. Locations of features and finishes are as per applicable plan or at the Vendor's sole discretion.
- All features and finishes where Purchasers are given the option to select the style and/or colour shall be from the Vendor's pre-determined selections.

## WARRANTY

- The Tarion Warranty Corporation backs Wiltshire Homes with the following warranties:

The home is free from:

- defects in workmanship and materials for a period of one year.
- defects in workmanship and materials for a period of two years on electrical, plumbing and heating distribution systems. Any water penetration through exterior cladding, windows, doors and exterior caulking.
- major structural defects for a period of seven years.

Please refer to your home owner information package and/or visit [tarion.com](http://tarion.com) for further details.

## EXTERIOR FINISHES AND FEATURES

- Mix of Brick, Stone, Stucco and Siding as applicable per plans
- Roofing Shingles
- All soffits, eaves, downspouts and fascia are prefinished aluminium
- Insulated, Low-E, double pane vinyl windows with black exterior and white interior finish
- Poured concrete front porch
- Concrete stairs to front door entry (where applicable)
- Insulated fibreglass front door
- Black aluminum railing at Front Entrance (where applicable)
- Patio door on basement walkout
- Weather stripping on all exterior doors
- Landscape design includes sod
- Rear walk out/walk up finished with concrete patio slabs (as applicable)
- Asphalt driveway
- Three (3) hose bibs, one at the front, one on the side and one at the rear
- Capped gas line at rear (for future barbeque hook up)
- Decorative house number

## EXTERIOR LIGHTING AND ELECTRICAL

- Per lighting plan, pot lights as applicable per plans
- Per lighting plan, one (1) exterior sconce at all exterior doors
- Two (2) GFCI outlets, front and rear

THE  
WILTSHIRE  
GROUP

WILTSHIRE  
HOMES

WE | REALTY

WE | DEVELOPMENTS