

STANDARD FOR ALL HOMES

1. Certification program for all new homes GCR
 2. Concrete balcony and front steps made on site : rear balcony 4 x 8 in treated wood
 3. Structure :
 - Foundations in 20MPa, 20mm concrete
 - Exterior load walls 2" X 6"
 - Interior walls with metal studs
 - Wooden joist floors with 5/8" plywood screwed panels
 4. Insulation : exterior walls R-24.5, roof covering R-41, basement walls R-17
 5. PVC coloured casement windows in front and white for side and rear (except on street corner)
 6. Entrance doors in black insulated glazed steel and glass with sidelight
 7. 3 ¼" prefinished cherry wood flooring (in the living room, dining room and upstairs)
 8. 9 foot ceilings on ground floor
 9. Cherry wood staircase with cherry banister leading up to 2nd floor
 10. Entrance of the house, kitchen, powder room and bathroom all covered in ceramic
 11. Coloured melamine kitchen cabinets up to ceiling
 12. Coloured melamine vanity in main bathroom with two medicine cabinets on wall
 13. Kitchen counter and bathroom vanity in granite (according to availability)
 14. 36" x 48" ceramic shower with door included on 2nd floor
 15. Interior door handles (according to availability)
 16. 200 amp electrical input
 17. Electric outlet and plumbing for dishwasher
 18. Plumbing/water connection for refrigerator
 19. Stainless hood
 20. Cable and telephone wiring (6 outlets total) with finished plates included
 21. \$700 budget for interior lighting
 22. Electrical outlets and light switches from Décora
 23. Air exchange system to balance the air supply in your house
 24. 60 gallon hot water tank
 25. Single stainless steel undermount kitchen sink with unique lever faucet and vegetable washer
 26. Controlled pressure regulator for shower
 27. An external anti-freeze faucet on the side near the back of the house, and a cold water outlet on the wall in the garage
 28. Paint : autosealant white
 29. A tree in the front and back as well as shrubs in front
 30. Single asphalt pavement driveway with concrete block retaining wall
 31. Paved sidewalk included
 32. Concrete address included
 33. Exposed concrete foundation covered with cement parging included
 34. All mortgage fees and notary fees are included with the builder's financial institution
 35. Certificate of location given to the notary is included
 36. Buried electrical wires from Hydro Québec
- NOT INCLUDED IN THE SALE PRICE
1. Transfer tax
 2. Fence, grass
 3. Interior decoration
 4. Entrance lighting potlights
 5. Gutters