

Schedule "C"

189 Dallimore Circle, Toronto

Upgrades and Notable Features:

- Stainless steel - Maytag fridge, electric cooker/oven w/flat ceramic cooktop
- Frigidaire dishwasher
- New GE washer/dryer with 4 years full warranty (receipt available)
- Second floor laundry
- Granite countertops, granite kitchen island, built-in pantry, wooden blinds
- Marble backsplash tiles
- Ceramic floor tiles in kitchen, hallway and washrooms
- Hardwood oak flooring
- Flat ceiling with Pot lights throughout main floor
- Mirrored closets
- Upgraded toilet, granite counter, Moen faucet, new light fixture in powder room
- All Stairs finished with hardwood oak stairs w/polished wooden railings
- All bedrooms - light fixtures, wooden blinds and hardwood flooring
- Patio sliding door walkout to the backyard
- Basement - open concept with pot lights, full washroom/shower stall. Laminate flooring.
- Storage room is finished and can be converted into an office or small gym
- Interlocking patio with finished bricks step and greenery garden.
- Gas line for barbecue connection
- Beautiful art design front door insert
- Front steps finished with bricks, front interlocking and garden
- New-upgraded quality roof (Oakridge brand) installed in April 2022 with 2 new upgraded metal ventilators installed standing at the highest point of the roof. 30 years LT warranty. (Receipt available)
- New Garage door with door opener and remote 2 years warranty
- Direct garage access

- New asphalt driveway which fits 2 cars and 1 car inside the garage.
- Garage has custom made wooden shelves.
- Central Vacuum system
- Central Air Conditioner
- Central Furnace Heating System: Enbridge Gas; replaced furnace motor 10 years ago
- High efficiency furnace with humidifier
- Tune up and maintenance of A/C and Furnace done 2021 by Modify Air - excellent condition.
- Duct cleaning done by Modify Air last 2021, replaced silver duct pipe
- Hot water tank rental installed by Canair

Inclusions:

- All window coverings
- All electric light fixtures
- All appliances (range, dishwasher, microwave, refrigerator, clothes washer & dryer)
- CVAC attachments and accessories
- Garage door opener remote(s)
- Bathroom mirrors

Exclusions:

Rental Items (to be assumed):

- Hot water tank