



LES BOURGS PAPINEAU

Area

Every unit has an area of approximately 1,585 square feet plus a garage.

Included inside

Kitchen

- ◆ Melamine cabinets in a choice of colors for both the counters and the cabinets
- ◆ Moldings
- ◆ Space for a built-in dishwasher
- ◆ Simple sink in the kitchen

Bathroom and washroom

- ◆ Podium bath
- ◆ Ceramic tile shower
- ◆ Space for a washer and dryer with storage space above the appliances in the washroom on the ground floor

Floors, banisters, baseboards and floor coverings

- ◆ Living room and dining room floor in 3 1/4" cherry wood
- ◆ Upstairs floor in 3 1/4" cherry wood
- ◆ Carpeted basement floor
- ◆ Banister in modern-style cherry wood
- ◆ Stairs from the ground floor to the second floor in 3 1/4" cherry wood
- ◆ Carpeted stairs to the basement
- ◆ White paint on the ground floor, upstairs and in the basement
- ◆ Ceramic tile on the floors of the kitchen, the entrance, the washroom and the bathroom

Plumbing and electricity

- ◆ 200-ampere electrical entry
- ◆ Electric baseboard heaters
- ◆ Décora electrical outlets
- ◆ 60-gallon hot water tank
- ◆ Chime and smoke detectors
- ◆ Air exchanger
- ◆ Fans in the washroom and the bathroom
- ◆ Ductwork for central vacuum system and wiring for the alarm, phone (5) and cable (3)

Included outside

- ◆ Steel garage door
- ◆ Shed under the rear balcony (11'6" x 13')
- ◆ Insulation of outside walls R-20
- ◆ Insulation in the attic R-34
- ◆ Urethane end joist
- ◆ 2" x 6" outside walls, wood furring ("forenz") outside and inside and steam barrier
- ◆ Electrical outlet and garden tap
- ◆ White rear PVC windows with crank handle
- ◆ White front PVC windows inside and outside, with crank handle
- ◆ Parking area with an asphalt surface
- ◆ Stone, brick and Canexel siding in the front
- ◆ Canexel siding in the rear
- ◆ Stone and Canexel siding on corner units
- ◆ Sodded lot
- ◆ Lot fenced at the rear
- ◆ Roof gutters
- ◆ Two parking spaces in front of the house
- ◆ Balconies in front with aluminum balcony railing
- ◆ Balconies in rear with aluminum balcony railing

Legal issues

- ◆ Building location certificate
- ◆ Registration with the Home Warranty Program
- ◆ Builder's notary (Alain Lamoureux); purchaser's liability without negotiation
- ◆ The price of the units includes entirely paid infrastructures
- ◆ The CMHC premium will be paid by the purchasers as required
- ◆ GST and QST rebates will be paid to the builder
- ◆ All dimensions, specifications and materials are approximate and are subject to change without notice

Exclusions

- ◆ Inside lighting
- ◆ Notary fees