PARKWAY ESTATES - LOT SERVICES

THE FOLLOWING SERVICES ARE PROVIDED AND INCLUDED IN THE LOT SALE PRICE OF EACH LOT. (WITH THE EXCEPTION OF PERMITS AS LISTED BELOW)

- Clearing & grubbing of lot 200 feet from the front property line.
- Excavating and backfill of interior and exterior of house and attached garage (backfill of garage interior with native fill only).
- Sub-Excavation and/or Engineered Fill to reach specified bearing capacity for foundation if required, not included.
- Extra fill required to backfill and grade lot not included.
- Disposal of excess Fill if required, not included.
- Supply and installation of water and sewer from property line to house.
- Installation of 12 foot wide driveway with 8 inches of Granular 'B' stone and 4 inches of Granular 'A', including 20 ft entrance culvert.
- Excavation and backfill only of trenches for underground electrical, bell and cable lines (installation of services by others).
- Supply and placement of topsoil over the rear yard.
- Supply and placement of sod on front yard only. Includes **first** yard watering only. Subsequent watering/maintenance is the responsibility of the property owner.
- Supply, placement and rolling of grass seed for sides and rear yard.
- Supply and installation of sump line to ditch.
- Disposal of boulders over ½ cubic meter is extra.
- Lot grading verification by owner.
- Your choice of builder.
- Frost Excavation is extra.

* All required permits are to be obtained and paid for by the purchaser.
* Municipal water & entrance permits to be obtained and paid by the purchaser.
* The purchaser must complete construction of the dwelling no later than 12 months from the lot deposit date or lot services to complete will be extra to the contract.
* Municipal water levy upgrade to be paid by purchaser to the township of South Stormont.
* Lot to be paid in full 30 days after lot sale and deposit.