TERMS & CONDITIONS:

- The acting notary is chosen by the SELLER.
- The notarial expenses will be at the expense of the BUYER.
- No certificate of location will be provided to the BUYER
- A buyer must be pre-approved for financing by a Canadian Financial Institution or provide satisfactory proof of funds upon the presentation of a Promise to Purchase.
- The RESTRICTIVE CONDITIONS OF CONSTRUCTION AND USE document must be signed by the BUYER with any Promise to Purchase.
- The BUYER must submit a deposit of 10% (of the land cost) with an offer, in TRUST to the acting notary.
- The BUYER's purchase of the HOUSE (new construction) is done via the BUILDER and is separate from the purchase of the LOT from the SELLER at the notary.
- The BUYER must sign a Preliminary contract with the BUILDER, prior to the signing of the Deed of Sale for the LOT at the notary.
-The BUYER must provide the SELLER, upon signature with the BUILDER, and without delay, a copy of the Preliminary Contract.
- All lots, with the exception of LOTS 1,7 & 14, are sold subject to a satisfactory soil test, at the SELLER's expense, following the fulfilment of conditions of sale (exception:soil test), and as soon as seasonal ground conditions permit.

Breakdown of payments to the builder:
Deposit upon signing of the preliminary contract: 20%
1st installment: 25% - Once the structure is weather-tight (building envelope closed)
2nd installment: 25% - Once the interior wall finishes, incl. painting are completed
3rd installment: 20% - Once interior fit-out (flooring & cabinetry installation) is completed
Final payment (upon delivery after final inspection): 10%