

PRE-Sales Selection Sheet
Checklist

OF 34

LOT 301 Model: 28-2797 A The Westwood
PURCHASERS: JOGINDER, SINGH BHATIA/
VENDOR: Heathwood Homes (Huron) Limited

SIDE AND REAR UPGRADE
WALK OUT BASEMENT
OPTIONAL COFFERED CEILING IN GREAT ROOM AND DINING ROOM

- ☐ FINISHED BASEMENT
☐ COLD CELLAR

UPGRADED / MODIFIED ELEVATION

- ☐ CORNER UPGRADE
☒ REAR UPGRADE

CEILING UPGRADE - SMOOTH

- ☐ MAIN FLOOR
☐ SECOND FLOOR
☐ BASEMENT

ADDITIONAL ROUGH-INS

- ☒ 200 AMP SERVICE
☐ WET BAR ROUGH-IN
☒ HUMIDIFIER
☒ AIR CONDITIONING

GAS ROUGH-IN

- ☒ STOVE
☐ DRYER
☒ BBQ
☐ ADDITIONAL FIREPLACE

KITCHEN: HOODFAN VENTING SIZE

- ☒ 6 IN ROUND DUCT
☐ 7 IN ROUND DUCT

FULL BASEMENT STAIRS:

UPPER BASEMENT STAIRS:

LOWER BASEMENT STAIRS:

MAIN STAIRS:

MEDIA STAIRS (if applicable):

LOFT STAIRS (if applicable):

Paint Grade
N/A
N/A
N/A
All Oak
N/A
N/A

June 3/21

Date

Purchaser:

Signature

June 3/21

Date

Decor Consultant:

1217 SALEM

on file

- APPROVED -

Date

Purchaser:

Date

06-03-2021

Heathwood Homes (Huron) Limited

Locked Date:

Approved



Sales Selection Sheet

Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

LOT / UNIT
301

PHASE
2

MODEL
28-2797 A The Westwood

TEL:

It is herein understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale in accordance with the agreement and except for such changes noted below, all other terms and conditions in the Agreement of Purchase and Sale shall remain as stated herein: It is further understood that and agreed that all changes and additions shall be installed as per builder's specifications, location and available selections. The Purchaser hereby agrees to purchase the following extras:

ADMIN FEE

1	- SCHEDULE "E" : TEN THOUSAND DOLLARS (\$10,000.00) AT DECOR (NO CASH VALUE)-SINGLES	Qty: 1
60,918	Note:	

Sub Total
HST
Total

1. This Sales Selection Sheet when properly executed forms part of our Agreement of Purchase and Sale.
2. All extras and upgrades listed above are subject to Construction Progress and Architectural and Municipal requirements.
3. In the event the Vendor is unable to incorporate the work approved above in the construction of the house for any reason whatsoever, the Vendor will not be liable to the Purchaser in any way. The monies paid for any changes or optional extras not proceeded with shall be returned to the Purchaser, without interest. The cost of options or extras is non-refundable in all other circumstances. If for any reason whatsoever the Agreement of Purchase and Sale is not completed, the total cost of work approved above will be retained by the Vendor.
4. The Vendor reserves the right to substitute above materials and equipment with that of equal or better quality.
5. Purchaser acknowledges that items may not be exactly as shown. Variations from the Vendor's samples may occur in finished materials due to normal production processes. Vendor is not responsible for shade difference which may occur from different dye lots or wood grains. Variations from the Vendor's samples will occur with natural materials such as wood, marble, granite, hardwood and brick.
6. The Vendor reserves the right to select Grout & Thresholds that best suits the Tile selected.
7. Selections will not be processed unless signed by Heathwood Homes Head Office.
8. The selections made on this schedule are final and cannot be changed once submitted.
9. The Purchaser has checked and acknowledges the accuracy of this schedule.

Payment Summary	Amount
Paid By	
Total Payment:	

PURCHASER: Signature on file 13-May-21 13-May-21
JOGINDER, SINGH BHATIA DATE DATE
Decor Consultant
- APPROVED -
-05-19-2021 mRosen
Date Approved Heathwood Homes (Huron) Limited

TAX#:1

PREPARED BY: Irit Salem

PE 815-1

Invoice.rpt 28May19

Customer Colours

296

JOGINDER, SINGH BHATIA/
Project: Wallaceton
Unit: 301, Phase: 2
Model: 28-2797 A The Westwood

Created: 4/6/2021 09:23:26

Locked:

Closed:

30834

Kitchen

Cabinet Colour/Style	9166	Viking III-CHARLESTON-ORCHID-3DL ***STD***
Countertop	8603	Group 3-Quartz-Caesarstone-STONE GREY#4030-3/4 inch with built-up edge ***3***
Countertop Edge	4005	DOUBLE MITRE 1 1/2 INCH ***UPG***
		
Cabinet Hardware	9150	12829 BN NICKEL-HARDWARE ***2***
Island Cabinet Colour/Style	9166	Viking III-CHARLESTON-ORCHID-3DL ***STD***
Island Countertop	8603	Group 3-Quartz-Caesarstone-STONE GREY#4030-3/4 inch with built-up edge ***3***
Backsplash	8603	OV.ET.IGY.1X3.PL.HER Eterna Series Imperial Grey 1
Backsplash Grout	2225	Grout-(27) Silver ***STD***
Backsplash Tile Pattern	3100	HERRINGBONE ***UPG***
		

HoodFan

9118	SCB50036-CYCLONE 36 inch CANOPY CHIMNEY HOODFAN-STAINLESS STEEL Pages 29-30
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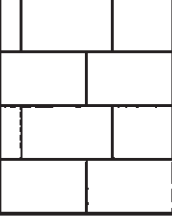
- Purchasers have been advised: standard fridge opening is a minimum 37 3/8 x 73 3/8 inches. Ice Waterline Rough-In is included.

- Standard stove opening is 30 inches and standard dishwasher opening is 24 inches. Any gas stove will require backslash or stainless steel backing to avoid fire hazards.

- Purchasers acknowledge: Heathwood Homes and its contractors will not be responsible for any kitchen cabinet changes due to appliances dimension changes after sign-off.

Comment

Kitchen / Breakfast

Flooring	9057	OV.ET.IGY.1224.PL-Eterna-Imperial Grey Polished-12 x 24 See Tile Direction on Sketch 2 Page 20 ***5***
Floor Tile Grout	2225	Grout-(27) Silver ***STD***
Floor Tile Pattern	3020	OFF SET 1/3 X 2/3 BRICK PATTERN ***UPG***
		

Comment

TO BE INSTALLED ON A 1/3 X 2/3 OFF SET BRICK PATTERN

Servery

Cabinet Colour/Style	9166	Viking III-CHARLESTON-ORCHID-3DL ***STD***
Countertop	8603	Group 3-Quartz-Caesarstone-STONE GREY#4030-3/4 inch with built-up edge ***3***
Countertop Edge	4005	DOUBLE MITRE 1 1/2 INCH ***UPG***

Customer Colours

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Cabinet Hardware

9150	12829 BN NICKEL-HARDWARE ***2***
9150	OV.ET.IGY.1X3.PL.HER Eterna Series Imperial Grey 1

Backsplash

Backsplash Grout

2225	Grout-(27) Silver ***STD***
3100	HERRINGBONE ***UPG***

Backsplash Tile Pattern



Flooring

9057	OV.ET.IGY.1224.PL-Eterna-Imperial Grey Polished-12 x 24 See Tile Direction on Sketch 2 Page 20 ***5***
------	---

Comment

TO BE INSTALLED ON A 1/3 X 2/3 OFFSET BRICK PATTERN

Cabinet

Cabinet Hardware

9150	12829 BN NICKEL-HARDWARE ***2***
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Comment

Foyer

Flooring

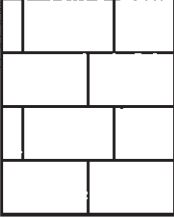
9057	OV.ET.IGY.1224.PL-Eterna-Imperial Grey Polished-12 x 24 See Tile Direction on Sketch 2 Page 20 ***5***
------	---

Floor Tile Grout

2225	Grout-(27) Silver ***STD***
------	-----------------------------

Floor Tile Pattern

3020	OFF SET 1/3 X 2/3 BRICK PATTERN ***UPG***
------	---



Comment

TO BE INSTALLED ON A 1/3 X 2/3 OFFSET BRICK PATTERN

Laundry Room

Flooring

8262	TR.ST.GRY.1313-Serpentine-Grey-13x13 See Tile Line Pattern on Sketch 4 Page 22 ***STD***
------	---

Floor Tile Grout

2225	Grout-(27) Silver ***STD***
------	-----------------------------

Floor Tile Pattern

3000	STANDARD SQUARE ***STD***
------	---------------------------



Comment

Customer Colours

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Laundry Room Opt. Upper Cabinets

Cabinet - Uppers	9165	Viking II-GEORGIAN-NAVY BLUE-3DL ***STD***
Cabinet Hardware	7667	12881-HARDWARE ***STD***
Comment		

Mud Room

Flooring	8635	NY.RG.RNR.1224.PL.N-Regal Polished-Royale Nero-12 x 24 See Tile Direction on Sketch 2 Page 20 ***4***																
Floor Tile Grout	7704	Grout-(19) Pearl Gray ***STD***																
Floor Tile Pattern	3040	FRONT TO BACK ***STD***																
		<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>																

Comment

Comment	
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Powder Room

Flooring	9057	OVET.IGY.1224.PL-Eterna-Imperial Grey Polished-12 x 24 See Tile Direction on Sketch 2 Page 20 ***5***																
Floor Tile Grout	2225	Grout-(27) Silver ***STD***																
Floor Tile Pattern	3020	OFF SET 1/3 X 2/3 BRICK PATTERN ***UPG***																
		<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>																

Plumbing Fixture (Colour)

1737	Plumbing Fixtures-WHITE ***STD***
TO BE INSTALLED ON A 1/3 X 2/3 OFFSET BRICK PATTERN	

Dining Room/Hall

Flooring	1737	Vintage Red Oak : Solid Sawn Sculpted UVF-OPHILIA-3/4 inch x 5 inch ***5***
Comment		

Great Room

Flooring	1737	Vintage Red Oak : Solid Sawn Sculpted UVF-OPHILIA-3/4 inch x 5 inch ***5***
Comment		

Great Room Fireplace

Type	8869	Majestic MERC32 ***STD***
Mantle	9114	NF 15-Paint Grade Mantle- Cabinet (Per Plan)-WHITE ***STD***

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Locked:

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Surround Opt.

1111

N/A

- Purchasers have been advised: heat from the FP can damage TV above a FP and items placed on mantle.

- Heathwood and its contractors will not be liable for any damage on items placed/installed above a FP after closing.

Comment

Main Floor Hall

Flooring

9066

Vintage Red Oak : Solid Sawn Sculpted UVF-OPHILIA-3/4 inch x 5 inch ***5***

Comment

Upper Hall

Flooring

9248

DY 89418 -Dynasty Tex-BLACK ICE-40 oz Poly***STD***

Comment

Master Bedroom

Flooring

9248

DY 89418 -Dynasty Tex-BLACK ICE-40 oz Poly***STD***

Comment

Bedroom 2

Flooring

9248

DY 89418 -Dynasty Tex-BLACK ICE-40 oz Poly***STD***

Comment

Bedroom 3

Flooring

9248

DY 89418 -Dynasty Tex-BLACK ICE-40 oz Poly***STD***

Comment

Bedroom 4

Flooring

9248

DY 89418 -Dynasty Tex-BLACK ICE-40 oz Poly***STD***

Comment

Customer Colours

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Locked:

Closed:

Master Ensuite

Cabinet Colour/Style	9167	Viking III-CHARLESTON-RAIN CLOUD-3DL ***STD***
Countertop	9070	MSI Quartz GROUP 1 ICED GREY ***STD***
Countertop Edge	4006	GROUP 1 - DOUBLE MITRE 1 1/2 INCH ***2***
Cabinet Hardware	9150	12829 BN NICKEL-HARDWARE ***2***
Floor Tile	5694	NY.RG.CCB.1224.PL-Regal Polished-Charcoal Black-12 x 24 See Tile Direction on Sketch 4 Page 22 ***4***
Floor Tile Grout	2221	Grout-(47) Charcoal ***UPG***
Floor Tile Pattern	3040	FRONT TO BACK ***STD***
Shower Floor Tile	8666	OD.ON.DGR.0202.MT.N-Ontario Series Mosaic-Dark Grey-2 x 2 ***1***
Shower Floor Tile Grout	2221	Grout-(47) Charcoal ***UPG***
Shower Floor Tile Pattern	3000	STANDARD SQUARE ***STD***
Shower Wall Tile	9022	QT.WV.TGR.0810-Weave-Tender Grey-8 x 10 ***STD***
Shower Wall Tile Grout	2225	Grout-(27) Silver ***UPG***
Shower Wall Tile Pattern	3060	HORIZONTAL BRICK ***UPG***
Shower Jamb(s) and Sill(s)	8925	Shower Jamb / Sill-Sky Grey (Light Grey) ***STD***
Plumbing Fixture (colour)		
Comment		

Ensuite 4

Cabinet Colour/Style	9167	Viking III-CHARLESTON-RAIN CLOUD-3DL ***STD***
Countertop	7820	Group 1-Granite-NEW CALEDONIA-3/4 inch ***1***
Countertop Edge	4006	GROUP 1 - DOUBLE MITRE 1 1/2 INCH ***2***
Cabinet Hardware	9150	12829 BN NICKEL-HARDWARE ***2***
Floor Tile	8264	TR.ST.SRK.1313-Serpentine-Syrak/Charcoal-13x13 See Tile Line Pattern on Sketch 4 Page 22 ***STD***
Floor Tile Grout	7704	Grout-(19) Pearl Gray ***STD***

Customer Colours

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Floor Tile Pattern	3000	STANDARD SQUARE ***STD***	<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>												
Shower Floor Tile	8665	OD.ON.TPE.0202.MT.N-Ontario Series Mosaic-Taupe Matte-2 x 2 ***1***													
Shower Floor Tile Grout	7704	Grout-(19) Pearl Gray ***STD***													
Shower Floor Tile Pattern	3000	STANDARD SQUARE ***STD***	<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>												
Shower Wall Tile	8260	TR.ST.SRK.0810-Serpentine-Syrak/Charcoal-8 x 10 ***STD***													
Shower Wall Tile Grout	7704	Grout-(19) Pearl Gray ***UPG***													
Shower Wall Tile Pattern	3090	VERTICAL STACKED ***STD***	<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>												
Shower Jamb(s) and Sill(s)	8925	Shower Jamb / Sill-Sky Grey (Light Grey) ***STD***													
Plumbing Fixture (colour)	1737	Plumbing Fixtures-WHITE ***STD***													
Comment															

Shared Bathroom	9168	Viking III-CHARLESTON-MOONLIGHT-3DL ***STD***													
Cabinet Colour/Style	9069	MSI Quartz GROUP 1 ICED WHITE ***1***													
Countertop	4006	GROUP 1 - DOUBLE MITRE 1 1/2 INCH ***2***													
Cabinet Hardware	9150	12829 BN NICKEL-HARDWARE ***2***													
Flooring	8262	TR.ST.GRY.1313-Serpentine-Gray-13x13 See Tile Line Pattern on Sketch 4 Page 22 ***STD***													
Floor Tile Grout	2225	Grout-(27) Silver ***STD***													
Floor Tile Pattern	3000	STANDARD SQUARE ***STD***	<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>												
Shower Floor Tile	1111	N/A *****													
Shower Floor Tile Grout	1111	N/A *****													
Shower Floor Tile Pattern	1111	N/A *****													

Customer Colours

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Wall Tile	8258	TR.ST.GRY.0810-Serpentine-Grey-8 x 10 ***STD***								
Wall Tile Grout	2225	Grout-(27) Silver ***JPG***								
Shower Wall Tile Pattern	3090	VERTICAL STACKED ***STD***								
TOB		<table><tr><td></td><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td><td></td></tr></table>								
Shower Jamb(s)	1111	N/A *****								
Plumbing Fixture (Colour)	1737	Plumbing Fixtures-WHITE ***STD***								
Comment										

Opt. Finished Basement (Rec) Room/Hall

Flooring	1111	N/A *****
Comment		

Opt. Finished Basement Bathroom

Cabinet Colour/Style	1111	N/A *****
Countertop	1111	N/A *****
Countertop Edge	1111	N/A *****
Cabinet Hardware	1111	N/A *****
Flooring	1111	N/A *****
Floor Tile Grout	1111	N/A *****
Floor Tile Pattern	1111	N/A *****

Shower Floor Tile	1111	N/A *****
Shower Floor Tile Grout	1111	N/A *****
Shower Floor Tile Pattern	1111	N/A *****

Shower Wall Tile	1111	N/A *****
Shower Wall Tile Grout	1111	N/A *****

Customer Colours

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Closed:

Shower Wall Tile Pattern

1111 N/A *****

Shower Jamb(s)

1111 N/A *****

Plumbing Fixture (Colour)

1111 N/A *****

Comment

Main Stairs

Type

1712 Oak Stairs ***STD MAIN STAIRS***

Colour

7940 Sambucca STAIN TO COMPLIMENT HARDWOOD AND
WILL VARY FROM FLOORING ***99***

Carpet Runner

1111 N/A *****

Handrail/Pickets/Posts Type

8148 Single Collar Alt. Plain w/ Shoes with 3 1/2" Square/Cap
Post(s)-BLACK ***2***

Handrail/Pickets/Posts Colour

7940 Sambucca STAIN TO COMPLIMENT HARDWOOD AND
WILL VARY FROM FLOORING ***99***

Custom Stain/Paint

1111 N/A *****

Comment

Basement Stairs

Type

1713 Paint Grade Stairs ***STD BASEMENT STAIR ***

Colour

1111 N/A *****

Carpet Runner

1111 N/A *****

Handrail/Pickets/Post Type

1111 N/A *****

Handrail/Pickets/Post Colours

1111 N/A *****

Carpet

1111 N/A *****

Custom Stain/Paint

1111 N/A *****

Comment

Handrail/Pickets/Post Colour

1111 N/A *****

Throughout

Underpad

1079 500 Series-Underpad ***STD***

Thresholds

2232 Metal Thresholds ***STD***

Switches and Plug

5796 Decora White Switches and Plugs ***STD***

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Trim Size

8705

4 1/4 Baseboard and 2 3/4 Casings. ***STD***

Trim - Paint Colour

1716

Trim-WHITE ***STD***

Comment

Walls - Paint Colour

Walls - Paint Colour

1717

22-Wall-WARM GREY ***STD***

Comment

Purchaser:

JOGINDER, SINGH BHATIA 05/11/2021 J. Singh May 11, 21

Decor Consultant

Date

Date

APPROVED

Purchaser:

m. Loewen 05-03-2021

Wallaceton

Date

Date Approved

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Sales Selection Sheet
Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

LOT / UNIT	PHASE	MODEL
301	2	28-2797 A The Westwood

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TEL:

It is herein understood and agreed between the undersigned parties hereto that the following changes shall be made to the above mentioned Agreement of Purchase and Sale in accordance with the agreement and except for such changes noted below, all other terms and conditions in the Agreement of Purchase and Sale shall remain as stated herein: It is further understood that and agreed that all changes and additions shall be installed as per builder's specifications, location and available selections. The Purchaser hereby agrees to purchase the following extras:

ADMIN FEE

1	- SCHEDULE E -PROMO	Qty: (1)
57,381	Note:	

APPLIANCES

2	KITCHEN -	Qty: 1
56,542	Note: SCB500 36 CHIMNEY HOOD FAN - PAGES 29-30	
3	- BUILT-IN APPLIANCES	Qty: 1
60,561	Note: SEE SPECS PAGE# 31-34	

CABINETRY

4	KITCHEN - CABINETRY - VIKING II/III - OPT. Servery Uppers - STANDARD SERIES	Qty: 1
206,617		
56,550	Note: SKETCH # 3 PAGE 21	
5	KITCHEN - CABINETRY - VIKING III/III KITCHEN BUILT IN - KITCHEN - STANDARD SERIES	Qty: 1
189,047		
56,551	Note: SKETCH # 3 PAGE 21 SPECS PAGES 31-34	
6	KITCHEN - CABINETRY - 19B-45CM WIDE PULL-OUT DOOR BASE CABINET WASTE/RECYCLE CENTRE WITH SOFT-CLOSE (I2) 35L BINS) (AVAILABLE ONLY WITH 45CM WIDE CABINET) ; PRICE ALL THE SAME FOR ALL LINES - KITCHEN	Qty: 1
189,236		
56,552	Note: KITCHEN; TO BE INSTALLED IN THE BREAKFAST BAR WITH A TOP DRAWER RELOCATE STD. BANK OF DRAWERS SEE SKETCH # 3 PAGE# 21	
7	KITCHEN - CABINETRY - 03G-CABINET HARDWARE UPGRADE II DISPLAY BOARD; PER KITCHEN ; PRICE ALL THE SAME FOR ALL	Qty: 1
189,300		
56,556	Note:	
*8	- CABINETRY - 03G-CABINET HARDWARE UPGRADE II DISPLAY BOARD; PER VANITY ; PRICE ALL THE SAME FOR ALL LINES -	Qty: 3
189,301		
59,815	Note: ALL BATHROOM	
9	KITCHEN - CABINETRY - 12B-POTS AND PANS DRAWERS (WIDTH MIN. 60CM/MAX. 90CM) (SIZE SUBJECT TO FLOOR PLAN) - UPGRADE 1	Qty: 2
189,005		
60,200	Note: KITCHEN SEE SKETCH # 3 PAGE# 21	
10	LAUNDRY ROOM - CABINETRY - VIKING III/III - OPT. Laundry Room Uppers - STANDARD SERIES	Qty: 1
206,606		
60,203	Note: SKETCH # 4 PAGE 22	

Initials: JK

TAX#:1

PREPARED BY: Irit Salem

PE 791-1

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Sales Selection Sheet

Wallaceton

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TEL:

PURCHASER: JOGINDER, SINGH BHATIA

LOT / UNIT	PHASE	MODEL
301	2	28-2797 A The Westwood

CERAMICS

11 189,405 59,805 Note:	KITCHEN - CERAMICS - ADDITIONAL BACKSPLASH DUE TO INSTALL CHIMENEY HOODFAN IN KITCHEN - KITCHEN - UPGRADE 7	Qty: 1
12 206,463 59,806 Note:	KITCHEN - Ceramics - BACKSPLASH - Opt. Kitchen - Upgrade 7	Qty: 1
13 206,47C 59,807 Note:	KITCHEN - Ceramics - BACKSPLASH - Opt. Servery - Upgrade 7	Qty: 1
14 206,414 59,808 Note:	KITCHEN - Ceramics - FLOOR - Kitchen / Servery - Upgrade 5	Qty: 1
15 206,39C 59,809 Note:	FOYER - Ceramics - FLOOR - Foyer - Upgrade 5	Qty: 1
16 206,398 59,811 Note:	POWDER ROOM - Ceramics - FLOOR - Powder Room - Upgrade 5	Qty: 1
17 206,85C 59,813 Note:	ENSUITE 4 - Ceramics - SHOWER WALL AND CEILING GROUT - Ensuite 4 - Grout	Qty: 1
18 206,849 59,814 Note:	SHARED BATHROOM - Ceramics - TUB WALL GROUT - Shared Ensuite - Grout	Qty: 1
19 206,417 60,560 Note:	KITCHEN - Ceramics - FLOOR - INSTALL IN SPECIFIC PATTERN - Kitchen / Servery - Pattern	Qty: 1
20 206,368 60,562 Note:	ENSUITE 4 - Ceramics - SHOWER FLOOR - Ensuite 4 - Upgrade 1	Qty: 1
21 206,393 60,563 Note:	FOYER - Ceramics - FLOOR - INSTALL IN SPECIFIC PATTERN - Foyer - Pattern	Qty: 1
22 206,401 60,564 Note:	- Ceramics - FLOOR - INSTALL IN SPECIFIC PATTERN - Powder Room - Pattern	Qty: 1

Initials: J J

TAX#:1

PREPARED BY: Irit Salem

PE 791-2

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Sales Selection Sheet

Wallaceton

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TEL:

LOT / UNIT	PHASE	MODEL
301	2	28-2797 A The Westwood

Ceramics

23 206,343 60,566	MASTER ENSUITE - Ceramics - SHOWER WALL AND CEILING - INSTALL IN SPECIFIC PATTERN - Ensuite Master - Pattern Note:	Qty: 1
24 206,405 60,567	MUD ROOM - Ceramics - FLOOR - Garage Entry / Mud Room - Upgrade 4 Note:	Qty: 1
25 206,429 60,568	MASTER ENSUITE - Ceramics - FLOOR - Ensuite Master - Upgrade 4 Note:	Qty: 1
26 206,374 60,569	MASTER ENSUITE - Ceramics - SHOWER FLOOR - Ensuite Master - Upgrade 1 Note:	Qty: 1
27 206,474 60,570	MASTER ENSUITE - Ceramics - SHOWER WALL AND CEILING GROUT - Ensuite Master - Grout Note:	Qty: 1
28 206,854 60,577	MASTER ENSUITE - Ceramics - SHOWER FLOOR GROUT - Ensuite Master - Grout Note:	Qty: 1
29 206,863 60,578	MASTER ENSUITE - Ceramics - FLOOR GROUT - Ensuite Master - Grout Note:	Qty: 1

COFFERED CEILING

30 206,68C 56,553	- COFFERED CEILING - COFFERED CEILING - OPT. COFFERED CEILING - DINING ROOM - UPG Note: SKETCH # 2 PAGE 20	Qty: 1
31 206,679 56,554	- COFFERED CEILING - COFFERED CEILING - OPT. COFFERED CEILING - GREAT ROOM - UPG Note: SKETCH # 2 PAGE 20	Qty: 1

ELECTRICAL

32 189,451 56,543	- ELECTRICAL - ADDITIONAL SWITCH Note: TO BE USED FOR ONE OF THE GREAT ROOM CAP LIGHT AND BREAKFAST BAR SEE SKETCH # 2 PAGE 20	Qty: 2
-------------------------	--	--------

TAX#:1

PREPARED BY: Irit Salem

PE 791-3

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Sales Selection Sheet

Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

LOT / UNIT
301

PHASE
2

MODEL
28-2797 A The Westwood

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TEL:

ELECTRICAL

33 189,45C	- ELECTRICAL - CEILING ROUGH-IN (CAPPED)	Qty: 3
56,544	Note: 2X GREAT ROOM - ONE TO USED WITH EXISTING SWITCH PLUG, SECOND TO BE USED WITH A SEPARATE SWITCH 1 KITCHEN - ABOVE BREAKFAST BAR- USE SEPARATE SWITCH SEE SKETCH # 2 PAGE# 20	
34 189,417	KITCHEN - ELECTRICAL - RELOCATION OF SWITCHES/LIGHTS (MUST SPECIFY LOCATION) - NOTE: PLUGS CANNOT BE RELOCATED- MUST PURCHASE ADDITIONAL OUTLET. Note: KITCHEN: RELOCATE STD.STOVE ELECTRICAL TO BUILT IN WALL OVEN LOCATION SEE SKETCH # 2+3 PAGE# 20 AND 21	Qty: 1
56,545		
35 189,449	GREAT ROOM - ELECTRICAL - EXTRA WALL INTERIOR OUTLET ON EXISTING CIRCUIT (DOES NOT INCLUDE KITCHEN OUTLETS)	Qty: 1
56,546	Note: INSTALL ABOVE THE FIRE PLACE 70" FROM FLOOR SEE SKETCH # 2 PAGE# 20	

GRANITE

36 189,464	- GRANITE - GRANITE CUTOUT W/ STRAIGHT EDGE POLISH TO ACCOMMODATE COOK TOP Sketch # 3 Page 24	Qty: 1
56,547	Note: COOKTOP SPECS PAGES 31-32	
37 189,463	- GRANITE - GRANITE CUTOUT W/ STRAIGHT EDGE POLISH TO ACCOMMODATE UNDER MOUNT VANITY SINK SINK SPEC PAGE 26	Qty: 2
56,548	Note: ENSUITE 4 AND SHARED BATHROOM	
38 206,512	- Granite - COUNTERTOP WITH 4" BACKSPLASH - 3/4" GROUP 1 - Ensuite 4 - UPG	Qty: 1
59,816	Note:	
39 206,504	- Granite - COUNTERTOP WITH 4" BACKSPLASH - 3/4" GROUP 1 - Shared Ensuite - UPG	Qty: 1
59,817	Note:	
40 206,519	- Granite - COUNTERTOP WITH 4" BACKSPLASH - 3/4" GROUP 1 WITH MITRE EDGE - Ensuite 4 - UPG	Qty: 1
60,201	Note: UPGRADE TO 1 /12 EDGE	
41 206,511	- Granite - COUNTERTOP WITH 4" BACKSPLASH - 3/4" GROUP 1 WITH MITRE EDGE - Shared Ensuite - UPG	Qty: 1
60,202	Note: UPGRADE TO 1 /12 EDGE	
42 206,503	- Granite - COUNTERTOP WITH 4" BACKSPLASH - 3/4" GROUP 1 WITH MITRE EDGE - Ensuite Master - UPG	Qty: 1
60,544	Note:	
43 206,491	- Granite - COUNTERTOP - 3/4" GROUP 3 WITH MITRE EDGE - Kitchen / Island - UPG SERUERY	Qty: 1
60,574	Note:	

Initials: J.J.

TAX#:1

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Sales Selection Sheet

Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

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TEL:

LOT / UNIT	PHASE	MODEL
301	2	28-2797 A The Westwood

HARDWOOD

44 206,637	- HARDWOOD - 5" RED OAK UVF OIL - DINING ROOM - UPG	Qty: 1
57,371	Note:	
45 206,633	- HARDWOOD - 5" RED OAK UVF OIL - GREAT ROOM - UPG	Qty: 1
57,373	Note:	
46 206,641	- HARDWOOD - 5" RED OAK UVF OIL - MAIN HALL - UPG	Qty: 1
57,374	Note:	

HEATING / AIR

47 189,474	- HEATING/AIR - ROUGH-IN GAS LINE FOR GAS STOVE AT MAIN FLOOR (SEE SPECS) (HOOK-UP NOT INCLUDED) LEAVE STANDARD 120 VOLT ELECTRICAL OUTLET ON A SEPARATE CIRCUIT. * SPECIFY IF STANDARD 220V WILL STAY OR BE RELOCATED TO BUILT-IN OVEN LOCATION	Qty: 1
57,377	Note: SKETCH #'s 2 AND 3 PAGES 20 AND 21	
48 189,471	- HEATING/AIR - HUMIDIFIER LENNOX HCWB3-17 FROM 2,001 TO 4,000 SQ.FT. (INCLUDING BASEMENT)	Qty: 1
59,464	Note:	
49 189,472	- HEATING/AIR - ROUGH-IN GAS LINE FOR BBQ AT MAIN FLOOR UP TO 40' (QUICK CONNECT NOT INCLUDED); ELECTRICAL OUTLET PRICED SEPARATELY IF REQUIRED	Qty: 1
60,573	Note: SKETCH # 2 PAGE 20	

Interior Railings

50 206,552	- Interior Railings - BLACK METAL - SINGLE COLLAR ALT. PLAIN W/ SHOES WITH 3 1/2" SQUARE/CAP POST(S) AS PER PLAN - Main Stair - UPG	Qty: 1
60,576	Note:	

INTERIOR TRIM AND DOORS

*51 189,477	- INTERIOR TRIM - UPG FROM 6-8' STANDARD DOOR TO 8' DOOR	Qty: 2
60,828	Note: FOYER CLOSET AND POWDER ROOM SKETCH # 2 PAGE 20	

MODIFICATIONS

52	GREAT ROOM -	Qty: 1
60,844	Note: BUILT UP DRY WALL ABOVE FIRE PLACE SEE SKETCH # 2 PAGE# 20	

PLUMBING

TAX#:1

PREPARED BY: Iriti Salem

PE 791-5

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Sales Selection Sheet
Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

LOT / UNIT

301

PHASE

2

MODEL

28-2797 A The Westwood

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TEL:

PLUMBING

53 189,535	- PLUMBING - AMERICAN STANDARD - SINK OPTIONS - UNDERMOUNT SINK - OVALYN MODEL 0496 221 020 (19 1/4" X	Qty: 2
57,378	Note: SHARED AND ENSUIE 4 Spec page 26	
54 189,717	- PLUMBING - KITCHEN SINK UPGRADE - BLANCO KITCHEN SINK PRECIS U SUPER SINGLE (32 INCH X 19 INCH) UND ERMOUNT 1 LARGE BOWL 9-1/2 INCH DEEP - COLOUR: METALLIC GRAY MODEL#401683	Qty: 1
60,575	Note: Spec page 24	
*55 189,668	- PLUMBING - ADDITIONAL EXTERIOR SEPARATE COLD WATER BIB (TO BE INSTALLED BESIDE HOT BIB)	Qty: 1
60,838	Note: SEE SKETCH# 2 PAGE# 26 GROUND LEVEL ON WALK OUT BASEMENT	
56 189,680	- PLUMBING - ADDITIONAL EXTERIOR SEPARATE HOT WATER BIB (TO BE INSTALLED BESIDE COLD BIB)	Qty: 1
60,839	Note: SEE SKETCH # 2 PAGE # 20 GROUND LEVEL ON WALK OUT BASEMENT	

STRUCTURED WIRING

57 189,787	GREAT ROOM - STRUCTURED WIRING - CONDUIT PIPE TO ABOVE FIREPLACE ROUGH-IN TO STANDARD RG-6 CABLE R/I LOCATIONS	Qty: 1
56,555	Note: TO BE INSTALLED ABOVE THE FIRE PLACE 70" FROM FLOOR SEE SKETCH # 2 PAGE# 20	

Sub Total
HST
Total

1. This Sales Selection Sheet when properly executed forms part of our Agreement of Purchase and Sale.
2. All extras and upgrades listed above are subject to Construction Progress and Architectural and Municipal requirements.
3. In the event the Vendor is unable to incorporate the work approved above in the construction of the house for any reason whatsoever, the Vendor will not be liable to the Purchaser in any way. The monies paid for any changes or optional extras not proceeded with shall be returned to the Purchaser, without interest. The cost of options or extras is non-refundable in all other circumstances. If for any reason whatsoever the Agreement of Purchase and Sale is not completed, the total cost of work approved above will be retained by the Vendor.
4. The Vendor reserves the right to substitute above materials and equipment with that of equal or better quality.
5. Purchaser acknowledges that items may not be exactly as shown. Variations from the Vendor's samples may occur in finished materials due to normal production processes. Vendor is not responsible for shade difference which may occur from different dye lots or wood grains. Variations from the Vendor's samples will occur with natural materials such as wood, marble, granite, hardwood and brick.
6. The Vendor reserves the right to select Grout & Thresholds that best suits the Tile selected.
7. Selections will not be processed unless signed by Heathwood Homes Head Office.
8. The selections made on this schedule are final and cannot be changed once submitted.
9. The Purchaser has checked and acknowledges the accuracy of this schedule.

Payment Summary	
Paid By	Amount
Total Payment:	

TAX#:1

PREPARED BY: Irit Salem

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Sales Selection Sheet

Wallaceton

PURCHASER: JOGINDER, SINGH BHATIA

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TEL:

LOT / UNIT	PHASE	MODEL
301	2	28-2797 A The Westwood

PURCHASER:

Joginder

JOGINDER, SINGH BHATIA

11-May-21

DATE

[Signature]

Decor Consultant

APPROVED

03-31-2021

[Signature]

11-May-21

DATE

Date Approved Heathwood Homes (Huron) Limited

TAX#:1

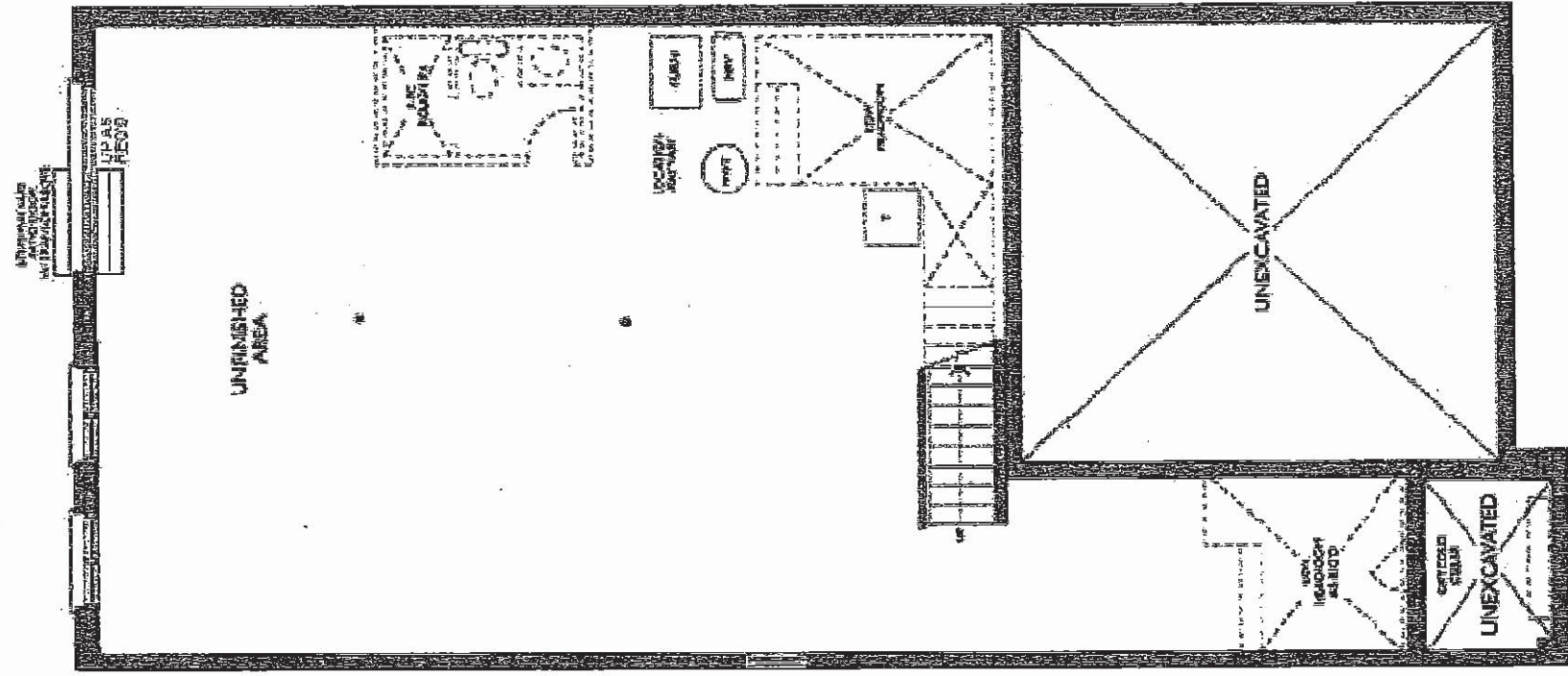
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Sketch #1



LOWER LEVEL
ELEVATION A

12

UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD

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THE WESTWOOD

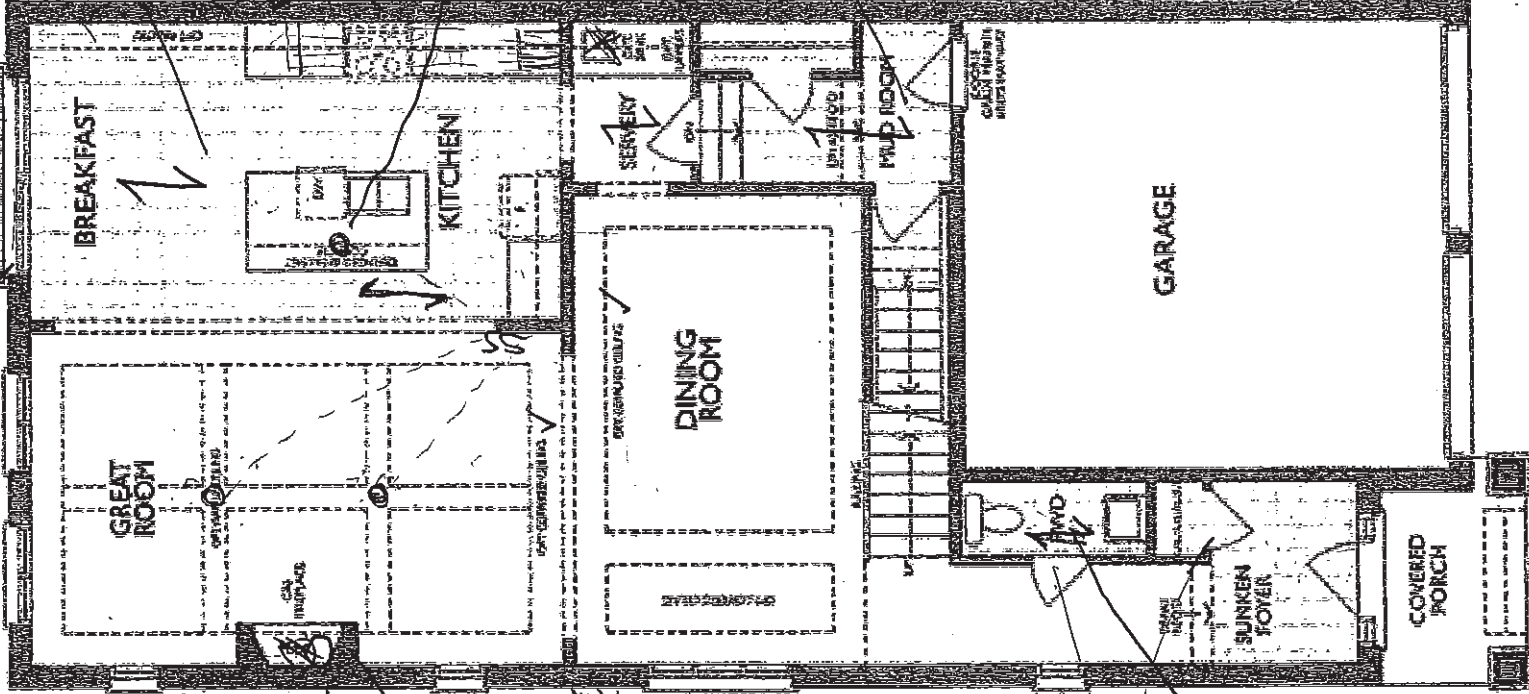
ELEVATION A | 2,797 SQ. FT.
833 sq. ft. of opt. finished Lower Level

WALLACETON
EST. 1870

28-2797 ELEV. A WUPB

Sketch #2

R/CAS
BEG



MAIN FLOOR
ELEVATION A

UPGRADE KITCHEN - BUILT-IN APPLIANCES:

- 30" COOKTOP POTS & PANS
- 30" WALL OVEN

UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD



FRENDEL
KITCHENS LIMITED
1350 Shawson Drive, Mississauga, ON L4W 1C5

HEATHWOOD HOMES WALLACETON, KITCHENER ON MODEL: 28-2797 (3401)

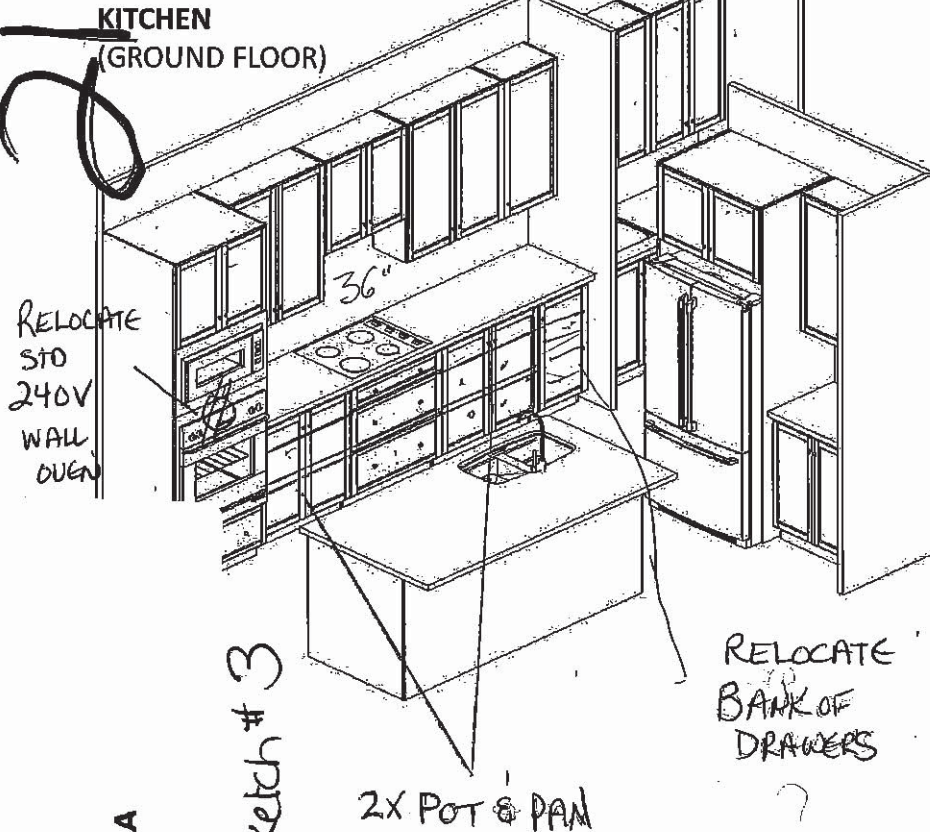
STANDARD CONTRACT INCLUDES:

Appliance Openings

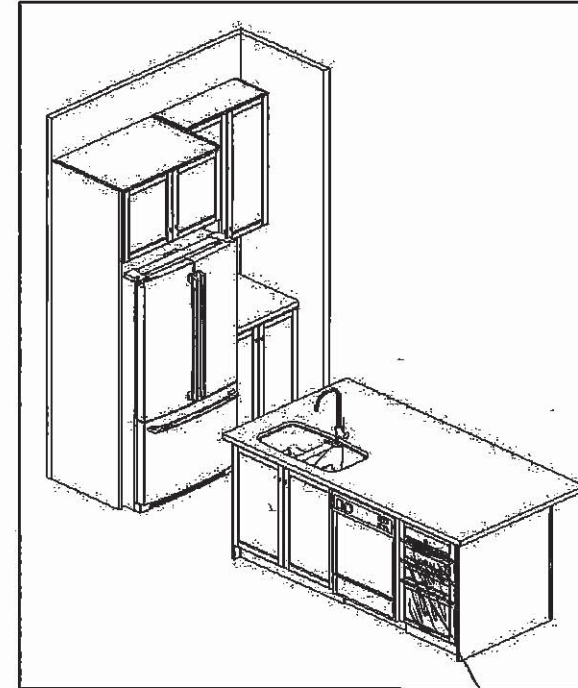
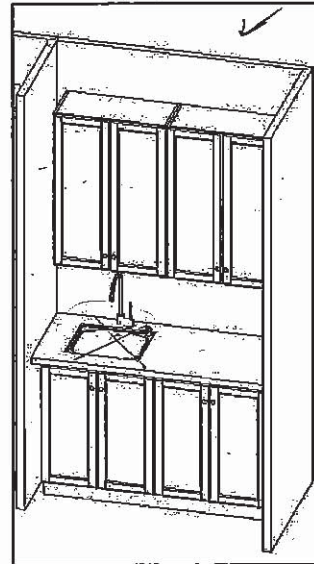
- Hood: 30"W builder hood
- Fridge Opening: 37 3/8 "W X 73 3/8"
- Fridge cabinet & gables: 66cm Deep
- **Cooktop: 30"W - Tall Wall Oven: 30"W**
- Dishwasher Opening: 24"

Standard Kitchens Scope:

- 100cm H wall cabinets
- Std. Blumotion Hinges- **soft close doors**
- Std. Metabox Drawers- **not soft close**
- Min 40cm W drawer
- Base pie cut corner cabinets
- Backing on all cabinets
- Countertop by others
- Upgrade applied paneled fridge & dishwashers supply only (appliance hardware by others)



SERVERY
STD. BASE
OPT. WALL CABINETS ✓
OPT. BAR SINK



WASTE DRAWER
RECYCLE

UK-75 WALLACETON
LOT 301
28-2729 W.O.B. ELEV A
THE WESTWOOD

2/12/2021

THIS DRAWING IS FOR DESIGN PURPOSES ONLY.
IT IS NOT AN EXACT RENDITION.

2234

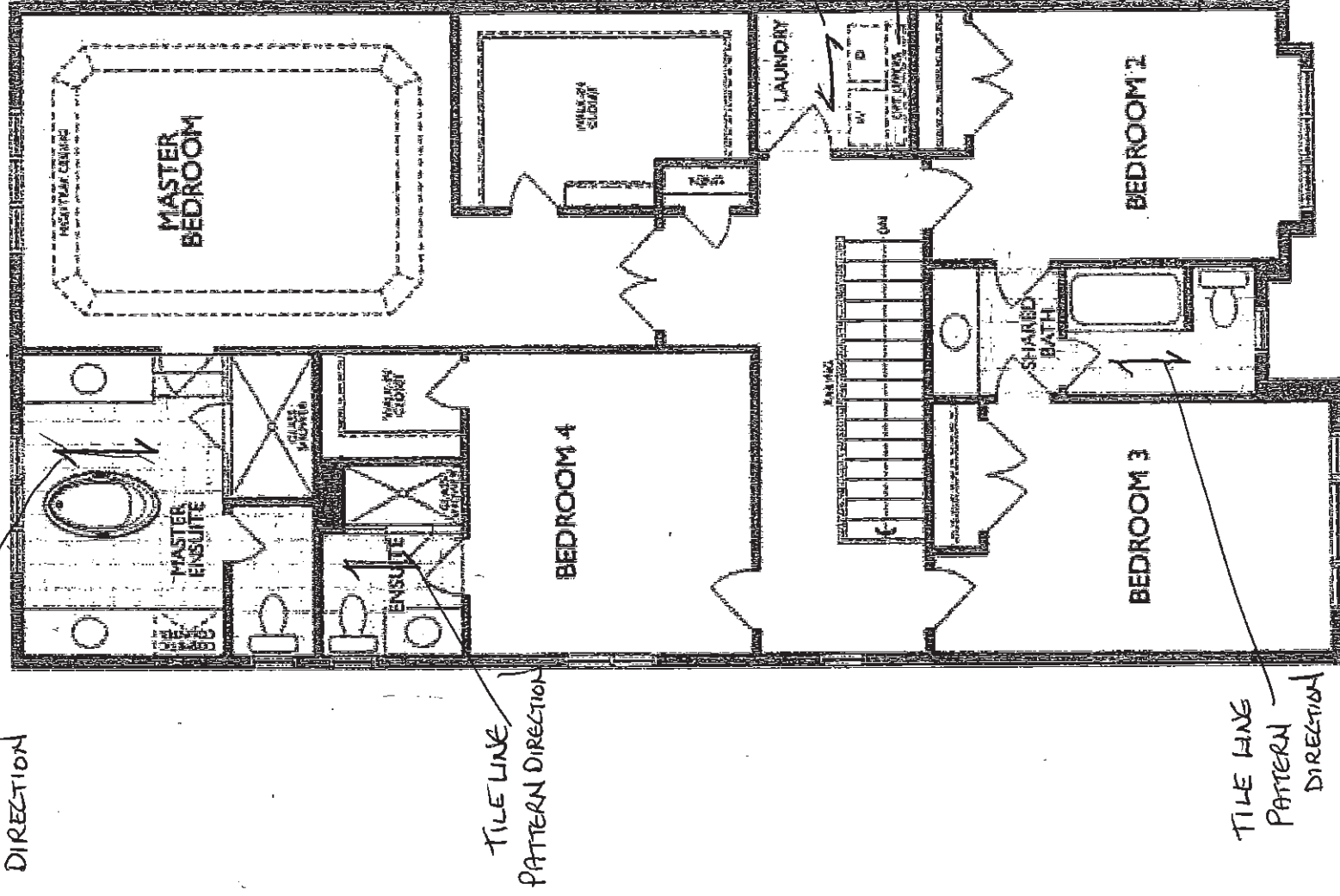
ELEVATION A | 2,797 SQ. FT.
833 sq. ft. of opt. finished Lower Level

WALLACETON
EST. 1870

28-2797 ELEV. A WUPB

Sketch #4

12x24"
TILE INSTALL
DIRECTION

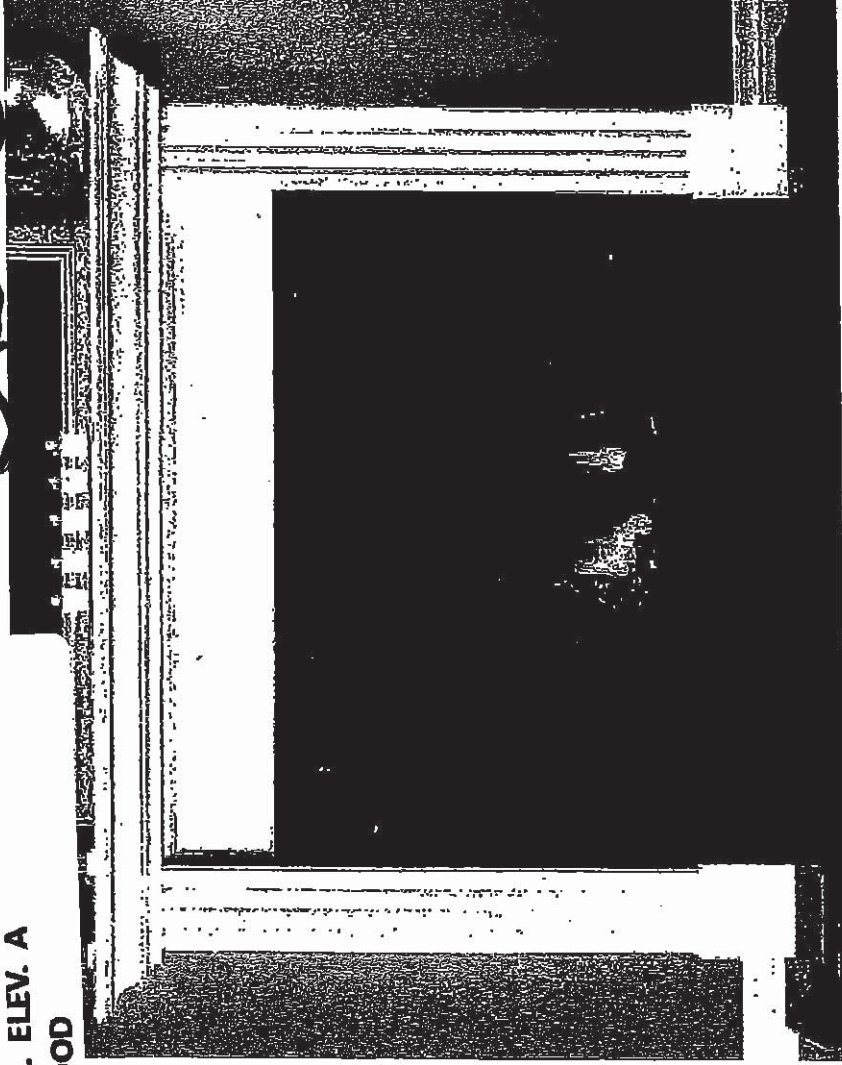


SECOND FLOOR
ELEVATION A

7

UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD

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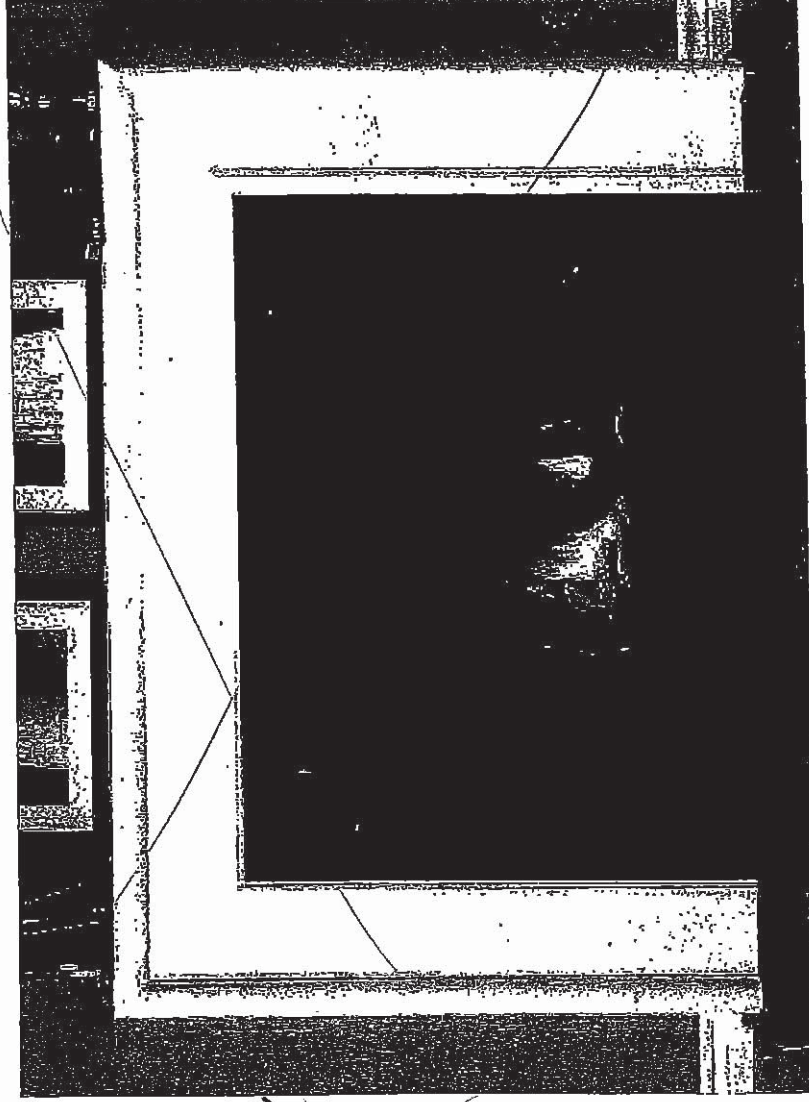


CABINET

STANDARD NF 15 Mantel

Clean apron finish with fluted legs
WHITE PAINT GRADE FINISH

(PICTURE SHOWN WITH UPGRADE SURROUND AND HEARTH -PRICED SEPARATELY)



STANDARD NF 17 Mantel

WHITE PAINT GRADE FINISH

(PICTURE SHOWN WITH UPGRADE SURROUND AND HEARTH -PRICED SEPARATELY)

77

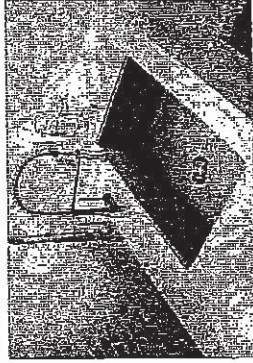
UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD

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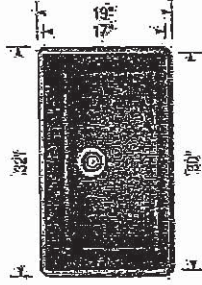
Product Specification Sheet

PRECIS U SUPER SINGLE

SILGRANIT®



PRODUCT DIMENSIONS



PRECIS U-SUPER SINGLE	Colour Finish	Model No.	FEATURES / SPECIFICATIONS
-----------------------	---------------	-----------	---------------------------

- Precis kitchen sinks are made in Canada and Germany
- Extra-large bowl size is ideal for busy families
- Made of SILGRANIT, a high-quality granite composite
- Heat, scratch and stain resistant
- Non-porous surface is anti-bacterial and easy to clean

DESIGN AND PLANNING TIPS

Cabinet Size: 36" (915 mm)
Bowl depth: 9 1/2" (240 mm)

To protect from damage, this model should be shipped on a pallet

	White	401820
	Truffle	401143
	<u>Metallic Gray</u>	401683
	Concrete Gray	402266
	Cinder	401397
	Café	400889
	Biscuit	401819
	Anthracite	400890

WARRANTY

Limited Lifetime warranty

Code/Standards Compliance

BLANCO sinks and faucets are third-party tested and certified to CSA, cUPC, ANSI/ASME and NSF standards and listed by applicable certification bodies. For more information on individual product listings, contact our office or listing organization.

BLANCO CANADA
100 Corporation Drive
Brampton, ON L6S 6B5

Tel: 905 494 2400
Fax: 905 494 2425
www.blancocanada.com

Toll Free: 1 877 425 2626
Toll Free: 1 877 825 2626

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77

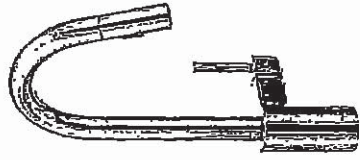
UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD

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STANDARD KITCHEN FAUCET

Align

Modern



Single Handle Pull-Down Kitchen
Faucet*

Model 7565+

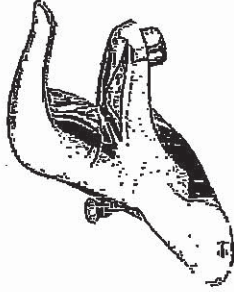
27

UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
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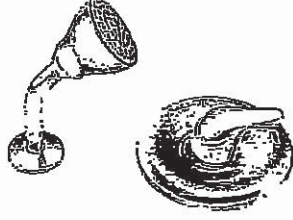
Chateau

Transitional



Lavatory Faucet with Pop-Up Drain
Model L4621†

VANITY SINKS AND PEDESTAL



Posi-Temp® Pressure Balancing Tub/Shower
Model 62320 / TL183†

OR

Posi-Temp Valve and Tub/Shower Trim
with Eco-Performance Easy Clean® XL

Model 62320 / TL183EP†

(TL183EP not available in BC)

SHOWER AND 5" TUB FAUCETS



2 Handle Roman Tub with 9" Spout
Model 4796 / T990†

FREESTANDING TUB FAUCETS

27

UK-75 WALLACETON
LOT 301
28-2797 W.O.B. ELEV. A
THE WESTWOOD

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Buy it for looks. Buy it for life.®

*There is more than 1 version of this model.
Page down to identify the version you have.*

DESCRIPTION

- Metal construction with various finishes identified by suffix
- 1/2" IPS connections
- Includes metal or 50/50 pop-up type waste assembly where noted

OPERATION

- Pivot action lever style handle
- Temperature controlled through 100° degree arc of handle travel

FLOW

- Water usage is limited to these maximum flow rates as indicated by the corresponding product markings
 - 1.2 gpm max (4.5L/min) at 60 psi
 - 1.5 gpm max (5.7L/min) at 60 psi

CARTRIDGE

- 1255™ Duralast™ cartridge
- Nonmetallic/nonferrous and stainless steel material

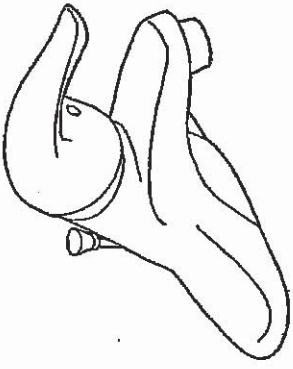
STANDARDS

- Third party certified to WaterSense®, ASME A112.18.1/CSA B125.1 and all applicable requirements referenced therein
- Certified to NSF 61/9 & 372
- Products marked with 1.2 gpm are compliant with California water efficiency regulations
- Complies with California Proposition 65 and with the Federal Safe Drinking Water Act

- for lever handle

WARRANTY

- Lifetime limited warranty against leaks, drips and finish defects to the original consumer purchaser
- 5 year warranty if used in commercial installations



CHATEAU® Single-Handle Lavatory Faucet

with Metal Waste Assembly
Models: L4621 series

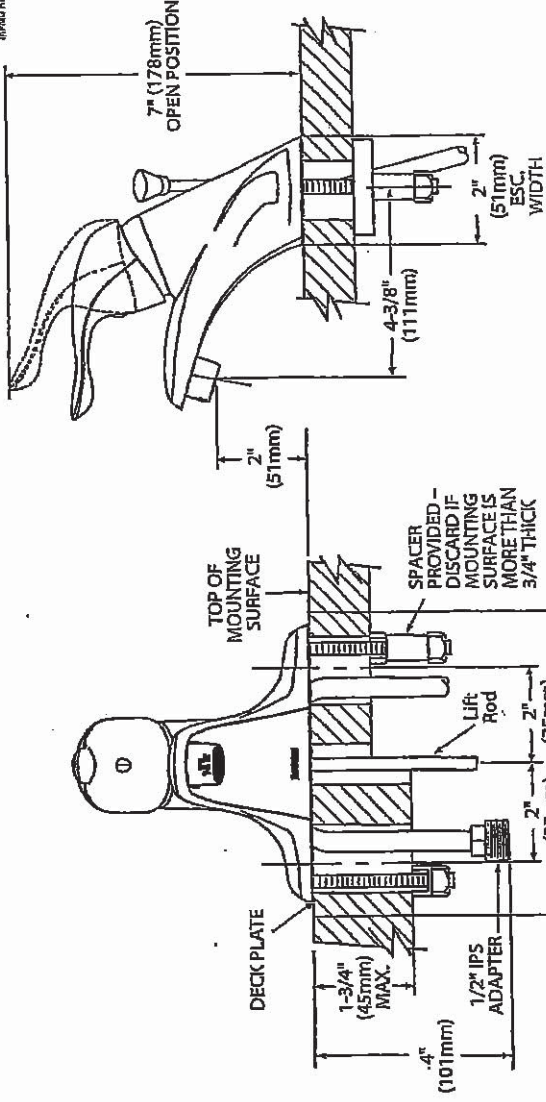
Bulk Pack Models (12 Per Carton):
L64620 series

with 50/50 Waste Assembly
Bulk Pack Model (12 Per Carton): L64621 series

- **Less Waste**
Model: L4601 series

Bulk Pack Model (12 Per Carton):
L64601 series

**NOTE: THIS FAUCET IS DESIGNED TO BE
INSTALLED THRU 3-1" DIA. HOLES, 2" ON CENTER**



CRITICAL DIMENSIONS

(DO NOT SCALE)

FOR MORE INFORMATION CALL: 1-800-BUY-MOEN
www.moen.com

Rev. 1/16

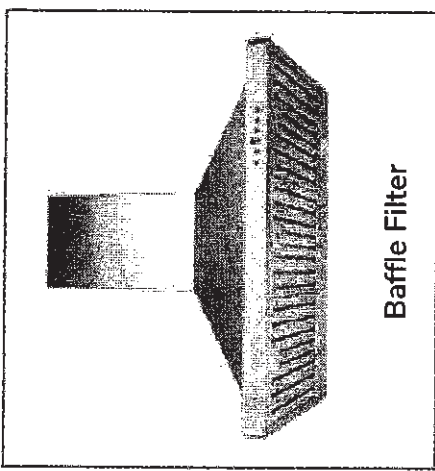
77

UK-75 WALLACETON
LOT 301
28-2729 W.O.B. ELEV A
THE WESTWOOD

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 SC(B)500 | ALITO Collection

Cyclone®
Breathe Better



Baffle Filter

Wall Mount

Strong and sturdy with attractive lines and an imposing frame, the SC(B)500 is fitted with time-delay OFF feature up to nine minutes, 550 CFM fan, bright LED lights and a digital three-speed push button control panel.

Green Features



3 Speed Push Button
Control Panel



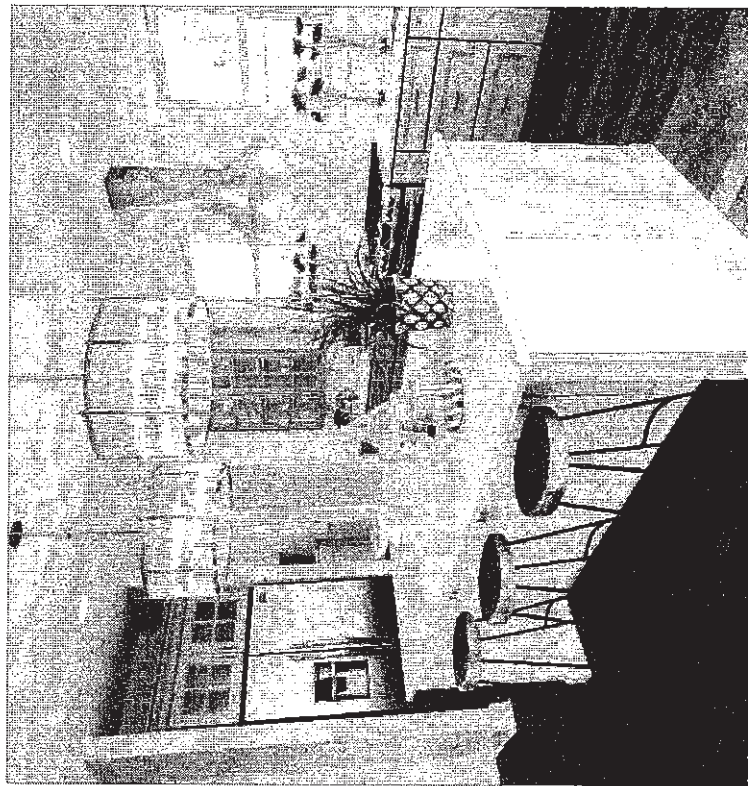
Dishwasher
Safe Filters



Long-Lasting
LED Light



Time-Delay
OFF Feature



Model	Colour	Ducting	Filters	Size	CFM
SC50024	Stainless Steel	6"	Mesh	24"	550
SC50030	Stainless Steel	6"	Mesh	30"	550
SC50036	Stainless Steel	6"	Mesh	36"	550
SCB50024	Stainless Steel	6"	Baffle	24"	550
SCB50030	Stainless Steel	6"	Baffle	30"	550
SCB50036	Stainless Steel	6"	Baffle	36"	550

Cyclone Range Hoods Inc.
1361 Huntingwood Drive, Unit 16, Toronto, ON M1S 3J1, Canada
Toll Free: 1-888-293-5662 Tel: (416) 293-0933 Fax: (416) 293-4793 Website: www.CycloneRangeHoods.com

UK-75 WALLACETON
LOT 301
28-2729 W.O.B. ELEV A
THE WESTWOOD

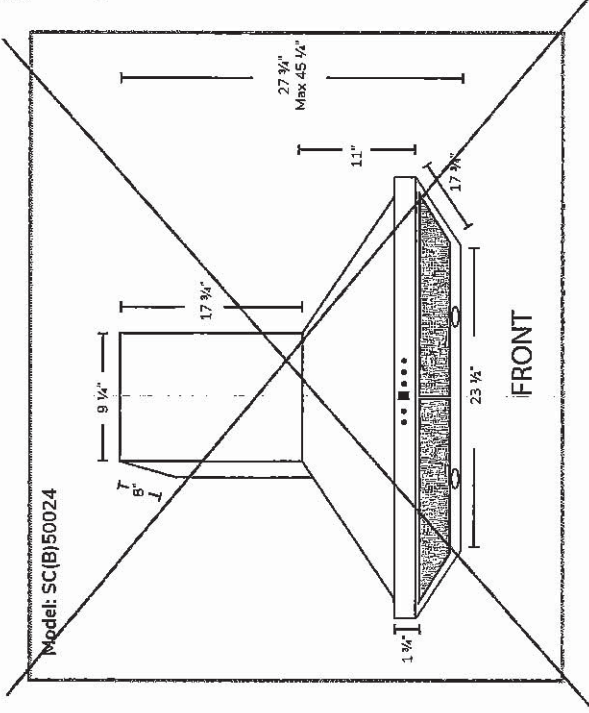
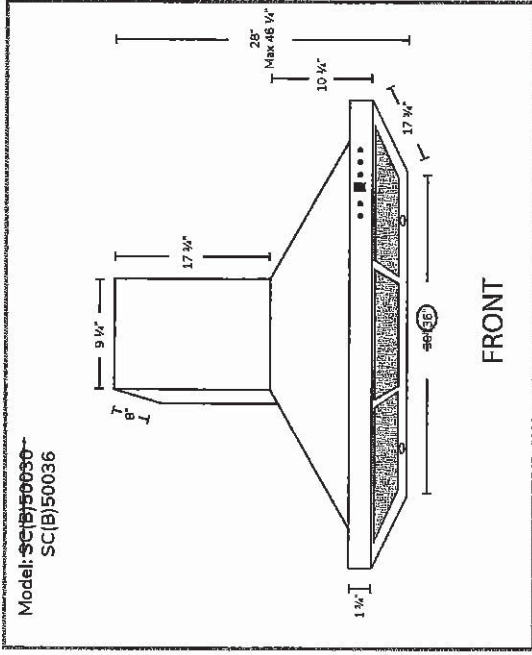
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SC(B)500 | ALITO Collection

Cyclone®
Breathe Better

Features

- Wall mount range hood
- 6" round duct adapter
- Non-stick aluminum fan blades
- 3 speed push button control
- 2 LED lights (2 x 1.4W)
- Dishwasher-safe mesh or baffle filters
- Standard chimney fits up to 9 ft. ceiling
- Up to 9 minute time-delay OFF feature
- Plug-in connection



Options

- Filters: ~~SC500~~ - Quick Release Aluminum Mesh Filters
- **SCB500** - Quick Release Stainless Steel Baffle Filters
- Available Chimney Flues:
 - Short (7 ft. - 8 ft.. A1.CH10)
 - Standard (8 ft. - 9 ft.. A1.CH18)
 - Extended (9 ft. - 11 ft. A1.CH30)
- Widths: 24", 30", **36"**

Specifications

- Air Flow Volume: 550 CFM
- Electrical Connection: 120V/60Hz
- Power Consumption: 210 Watts
- Current: 2.5 Amps
- Fan Speed: 1600RPM
- Fan Type: Centrifugal Blower

- Finishes: Stainless Steel
- Ducting: 6" Round
- Dimensions: Width: 24", 30", **36"**

Height: 46"
Depth: 18"

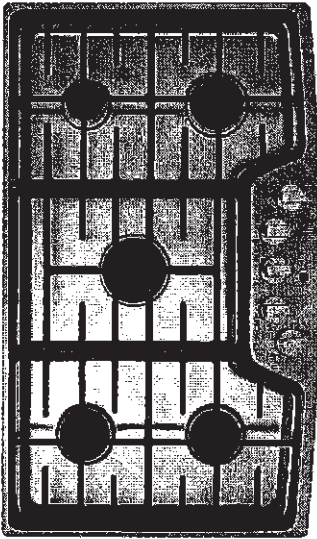
- Noise Level: Min. 2 Sones
Max. 6 Sones



Toronto • Vancouver • Boston
www.CycloneRangeHoods.com

UK-75 WALLACETON
LOT 301
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THE WESTWOOD

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LSCG367ST
LG STUDIO 36" Gas Cooktop

MSRP \$1,499.99

○ ○ STAINLESS STEEL

INQUIRY TO BUY

FIND A DEALER

☐ ADD TO COMPARE

OVERVIEW	SPECS	SUPPORT	RESOURCES	FIND A DEALER	ENHANCED SERVICES
----------	-------	---------	-----------	---------------	-------------------

DIMENSIONS/CLEARANCES/WEIGHT

Shipping Weight (lbs)	61.29lbs	Weight (Product)	50.05lbs
Depth	21 11/16"	Depth Package	40"
Height	3 3/4"	Height Package	10 1/2"
Width	36"	Depth Cutout	19 11/16"
Width Cutout	33 15/16"	Minimum Front Countertop Clearance	1 5/8"
Minimum Spacing to Right Wall	11"	Minimum Spacing to Left Wall	11"
Minimum Spacing to Back Wall	2 3/4"		

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SUMMARY

LG STUDIO	Yes
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POWER/RATINGS

Electric Supply	120V/60Hz AC	Rating	120V 60 Hz / 0.3A
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WARRANTY/UPC

Limited Warranty	2 Year Parts & Labor	UPC	048232333220
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FEATURES

Width	36"	Installation Type	Built In
Color Availability	STS	Cooktop	Front Knob Control
Layout	Intuitive split		

COOKTOP

Material	Stainless Steel	Top Plate	STS 304 #4 Hair lined
No. of Burners	5	Burner type	Sealed
Fuel Type	LNG / LPG	Grates	Continuous , Dishwasher Safe
No. of Grates	3	Valves	Push & Turn
-Knobs/Material	Silver plating, Hair lined		

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HOME APPLIANCES

LG COOKING

LWC3063ST

Combi Wall Oven

1.7 cu.ft. Microwave (Speed Oven)

Infrared Heating™

4.7 cu.ft. Oven

Crisp Convection

Self+EasyClean

SmartThinQ® WIFI Technology



Enjoy new ways to control your
home with LG smart appliances

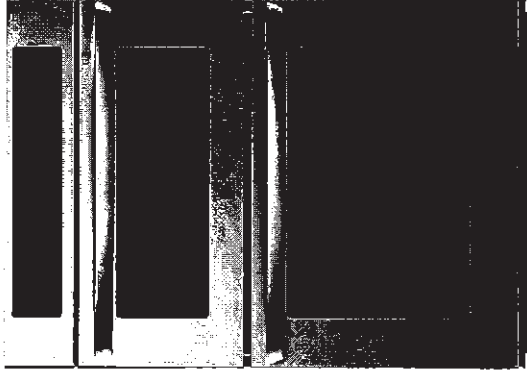
- Start or stop your Oven remotely
- Set your Monitor Status from your smartphone
- Works with the LG SmartThinQ® app

SmartThinQ®  

SUMMARY

Total Oven Capacity (cu. ft.)	6.4 (Upper & Lower)
Colors	Stainless Steel
UPPER OVEN FEATURES	
Capacity (cu.ft)	1.7
Interior(Cavity) - Upper: MW/O / Lower: Oven	Stainless / Enamel Coating
Microwave Power output	950W
Microwave mode power consumption	1650W
Convection Bake mode power consumption	1550W
Broil mode power consumption	1650W
Convection Element (W)	1500W (Sheath heater)
Broil Upper Element (W)	1200W = 700W (Miracdon heater) + 500W (Infrared Heating™)
Broil Lower Element (W)	375W (Miracdon heater)
Microwave	Yes
Convection Bake	Yes
Broil	Yes
Speed cook	Yes (TurboCook™)
- # of Defrost (4 Menu)	Meat / Poultry / Fish / Bread
- # of Sensor cook (9 Menu)	Beverage / Casserole / Chicken / Pasta / Pizza / Piece of food / Rice / Soup / Vegetable
- # of Auto cook (28 Menu)	Bacon (regular, sliced) / Bagels (frozen) / Baked Corn dog (frozen) / Fresh vegetable / Frozen chicken wings / Frozen fries / Frozen chicken nuggets / Frozen pizza (regular crust) / Frozen soft pretzels / Frozen vegetable / Garlic bread (sliced, frozen) / Hamburger (1/2" thick) / Lamb chops (1/2" chick, 6-7oz) / Meat loaf (9" X 5") / Nachos / Oatmeal / Pork chops (1/2" thick, 6-7oz) / Quinoa / Rib eye steak (1" thick, 14-15oz) / Rice / Salmon steak (1" thick) / Sausage / Sirloin steak (1" thick, 18-21oz) / Tenderloin / Vegetable-carried
- # of Soften (4 Menu)	Butter & Margarine / Cream Cheese / Ice Cream / Frozen Juice
- # of Melt (5 Menu)	Butter / Caramel / Cheese / Chocolate / Marshmallow
LOWER OVEN FEATURES	
Capacity (cu.ft)	4.7
Self Clean	Yes
EasyClean®	Yes
Variable cleaning time	Yes (3,4,5 hours)
Variable broil	Yes (3,4,5 hours)
Broil element	Yes (Full/Center / High/Med/Low)
Bake element	2,500 watts Inner / 1,500 watts outer
Bake element type	Hidden (8 pass)
# of rack position	5
12 hrs. shut-off	Yes
- # of light	3 (Halogen Lamp + 3 dimension lighting)
Convection conversion	Yes
Convection element	Yes (2,000 watts Sheath heater)
Convection System/Mode/Cooking System	Conventional
Convection Fan	Dual Speed (High/Low)
Oven Cooking mode	Conv/Bake / Conv/Roast / Bake / Broil / Steam Bake / Steam Roast / Probe / more mode (Favorite/Warm/Proof)
Oven Control Features	Glass Touch (SmoothTouch™)
Door Lock	Yes

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CONTROL	
Oven Control Type	Glass Touch (SmoothTouch™)
Display	White VFD
Language	English / French
Smart Function	Wi-Fi / Smart Buzzer
Clock	12 hr or 24 hr (option)
Kitchen Timer	Yes
Timed Cook	Yes
Temperature Unit of Measure	Fahrenheit / Celsius
Cooking Complete Reminder/Volume	Beeper (1. Loud, 2. Low, 3. Mute)
APPEARANCE	
Available Colors	Stainless Steel
Handle/Knobs	Stainless Steel Finish (Aluminum)
Oven Door Feature	WideView™ Window
Scratch-Resistant	Yes
Smudge Resistant Finish	No
SmartThinQ® SMART FEATURES	
SmartDiagnosis™	Yes
Wi-Fi Connectivity	Yes
Works with	Google Assistant and Amazon Alexa
SmartThinQ®	Yes
DIMENSIONS/CLEARANCES/WEIGHT	
Shipping Weight (lbs)	244 lbs
Product Weight (lbs)	194 lbs
Product (W x H x D)	29 3/4" x 43 13/16" x 24 1/2"
Cut-out (W x H x D)	28 1/2" x 43 8/19" x 23 1/2"
Overall Depth (in) - including handle	26 7/8"
Actual Depth with Door Open (Upper) (in)	37.1"
Actual Depth with Door Open (Lower) (in)	45.7"
Oven Interior Dimensions (Upper) (in) (W x H x D)	20 8/11" x 8 9/25" x 17 5/13"
Oven Interior Dimensions (Lower) (in) (W x H x D)	24 1/2" x 17 5/8" x 18 7/8"
Carton Dimensions (in) (W x H x D)	33" x 30" x 50"
POWER/RATINGS	
Amp at 240V	32.5A
kW at 240V	7.8kW
Requirements	120 / 240 VAC, 120 / 208 VAC
ACCESSORIES	
Glass Tray(Upper)	Yes
Metal Tray(Upper)	Yes
Rack(Upper)	Yes
Broiler pan & Grid	Yes
Gliding Rack	1
Heavy Duty Rack	2
Meat probe	Yes
Scouring Pad	Yes
WARRANTY	
Parts & Labor	1 Year
UPC CODES	
LWC3063ST (Stainless Steel)	048231339810

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HOME APPLIANCES

LG COOKING



LWC3063

Combi Wall Oven

QUICK INSTALL & CLEARANCES

For full installation directions/clearances please refer to the corresponding User Manual and Installation Guide.

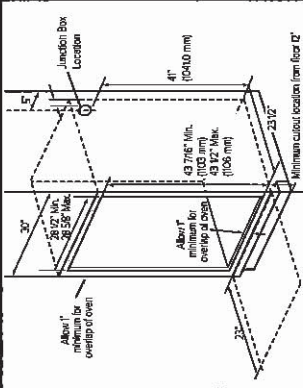
DIMENSIONS / CLEARANCES / WEIGHT	
Product Dimensions (in) (W x H x D)	29 3/4" x 43 13/16" x 24 1/2"
Cut-out (W x H x D)	28 1/2" x 43 8/19" x 23 1/2"
Overall Depth (in) - including handle	26 7/8"
Actual Depth with Door Open (Upper) (in):	37 1"
Actual Depth with Door Open (Lower) (in):	45 7"
Oven Interior Dimensions (Upper) (in) (W x H x D)	20 8/11" x 18 9/25" x 17 5/13"
Oven Interior Dimensions (Lower) (in) (W x H x D)	24 1/2" x 17 5/8" x 18 7/8"
Carton Dimensions (in) (W x H x D)	33" x 30" x 50"
POWER RATINGS	
Amp at 240V	32.5A
kW at 240V	7.8kW
Requirements	120 / 240 VAC, 120 / 208 VAC

INSTALLATION REQUIREMENTS

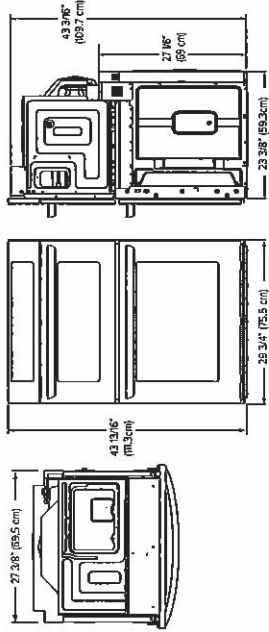
- The cabinet base platform must be able to support 202 lbs (91.65 kg) for a Microwave Combination Wall Oven. If the cabinet does not have a solid bottom, two braces or runners must be installed level with the bottom of the cutout to support the weight of the oven. Make sure the base is level and the front of the cabinet is square. If the cabinet base is not level, the oven racks will tend to slide out when opening the door.
- If marks, blemishes or the cutout opening are visible above the installed oven, it may be necessary to add wood shims under the runners and front trim until the marks or opening are covered.
- If the cabinet does not have a front frame and the sides are less than 3/4" (1.9 cm) thick, shim both sides equally to establish the cutout width.
- The junction box must be flush with the rear wall of the cabinet as shown below.
- Allow at least a 23" clearance for the door depth when it is open.
- Kitchen cabinets in contact with the oven must be heat resistant up to 194°F (90°C), and fronts of nearby units up to at least 158°F (70°C).

CUTOUT DIMENSIONS

- Cabinet Width: 30" (762 mm)
- Recommended Minimum Cutout Location from Floor: 12" (304.8 mm)
- Cutout Depth: 23 1/2" Min. (594.9 mm)
- Cutout Width: 28 1/2" Min. (723.9 mm)
28 5/8" Max. (727 mm)
- Cutout Height: 43 7/16" Min. (1103 mm)
43 1/2" Max. (1106 mm)

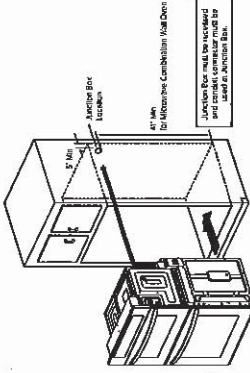


PRODUCT DIMENSIONS



ELECTRICAL CONNECTIONS

- Be sure the wall oven is installed and grounded properly by a qualified installer or service technician.**
- This wall oven must be electrically grounded in accordance with local codes or, in their absence, with the National Electrical Code ANSI/NFPA No.70 - latest edition in United States, or with CSA Standard C22.1-1982 and C22.2 No.01982 (or latest edition), Canadian Electrical Code, Part I, and all local codes and ordinances.
- This wall oven must be supplied with the proper voltage and frequency, and connected to an individual, properly grounded branch circuit, protected by a circuit breaker or fuse. For the circuit breaker or fuse required by this model, see the rating plate to find the wattage consumption and refer to the table below to get the circuit breaker or fuse amperage.
- A Microwave Combination Wall Oven can consume up to 7,800 W at 240 VAC. A 50 Amp circuit breaker with wire gauge #8 AWG must be used.
- Do Not ground to a gas pipe.
- Do Not have a fuse in the neutral or grounding circuit.
- A ULL-listed conduit connector must be provided at the junction box.
- Prepare the electrical connection as follows:**
- Turn off the circuit breaker or remove fuses to the oven branch circuit.
- With the oven positioned directly in front of the cabinet opening, connect the flexible conduit to the electrical junction box as shown below. Position the conduit in such a manner that it will lie on top of the oven in a natural loop when the oven is installed.
- If local codes permit connection of the frame grounding conductor to the neutral (white) wire, follow the instructions for a 3-wire circuit connection.
- If used in mobile homes or new construction, or a recreational vehicle, or local codes do not permit connection of the frame grounding conductor to the neutral (white) wire, follow the instructions for a 4-wire circuit connection.



INSTALL THE OVEN

- Install the oven into the cabinet as follows:**
- Slide the oven into the opening.
 - Loop (do not tie) a 36" (91 cm) string around the conduit before the oven is slid into place. Lay the string over the top of the oven and use it to keep the conduit from falling behind the oven.
- Lift oven into cabinet cutout using the oven opening as a grip. Carefully push against the oven front frame. Do not push against outside edges.
- While sliding the oven back, pull the string so that the conduit lies on the top of the oven in a natural loop.
- When you are sure the conduit is out of the way, slide the oven 3/4 way back into the opening. Remove the string by pulling on one end of the loop.
- Secure the oven.
 - Using the mounting holes on the oven side trim as a guide, drill pilot holes for screws provided. (For securing the Combi Oven, use a minimum of 4 screws, one on each side in both the upper and lower ovens.)
 - Secure the oven to the cabinet with screws provided. If the cabinet is particle board, you must use 3/4" particle board screws. These may be purchased at any hardware store.
- Install the metal bottom trim.
 - Place the metal bottom trim centered over the pre-drilled mounting holes on the lower base.
 - Using 3 screws provided, secure the bottom trim to the bottom edge of the cabinet.
- Reinstall the oven door.

