

HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchasers:

BALWINDER SINGH BOLA & DILBINDER BOLA

Telephone Res. / Bus:

(905) 453-1896 / (647) 979-2122

Decor Advisor:

Caroline Rajcsanyi

Property: 5Phase: 2 of Plan - Draft Plan 21T-9005B

Project: 2073737 Ontario Inc.

Model and Elevation: Elgin Elev A

KITCHEN AND VANITIES

	Cabinet	Counter	Hardware
Kitchen	Lv2 - Toronto Maple - Dark Rye CL	Lv1 - GR-Giallo Ornamentale*	9677 Handle
Main Bathroom	NA	N/A	N/A
Ensuite Bathroom	Lv2 - Hudson 3DL - Coconut	Lv1 - Marble-Perlato Royal	9677 Handle
Ensuite 2	Lv2 - Camden Maple - Shale Grey CL	Italian White Di Pesco 4954K-22	9677 Handle
Ensuite 3/4	Lv2 - Hudson 3DL - Vanilla	Milano Quartz 4726K-52	103B Knob
Powder Room	Lv2 - Toronto Maple - Dark Rye CL	Milano Quartz 4726K-52	181 Knob
Laundry	Lv2 - Toronto Maple - Dark Rye CL	Milano Quartz 4726K-52	181 Knob
Opt. Breakfast Bar	Counter Height/Flush	Kitchen Hood Fan	Premier Hood Cabinet
		Kitchen Upper Height	100 cm

Stove opening – if not specified will be set to builders standard opening of approximately 30 in width
Fridge Opening – if not specified will be set to builders minimum opening of approximately 33 x71 height (townhouses)
- if not specified will be set to builders minimum opening of approximately 36 x 71 height (singles)

Slide in Stove

☐ Yes ☒ No

Counter top Edge

Kitchen

Double Edge (1 1/2") Double Bevelled

Master Ens

Single Edge (3/4") Top Bevelled

Opt. Kitchen Extras

PARQUET / HARDWOOD OR BROADLOOM

Kitchen / Breakfast	N/A	Master Bedroom	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural
Great Room	N/A	Bedroom 2	Lv2 -TXP140 Lv2 - T07
Living / Formal Room	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural	Bedroom 3	Lv2 -TXP140 Lv2 - T07
Dining Room	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural	Bedroom 4	Lv2 -TXP140 Lv2 - T07
Family Room	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural		
Main Hall	N/A		
Main Stairs	Oak	Fin Bsmt Area	*1-Laminate-8mm Satin Finish Trend 4 7/8" x 5/16" - Chambd
Upper Hall	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural	Utility Stairs	Lv2 -TXP140 Lv2 - T07
Com. Centre/Home Office	N/A	Basement	N/A
Main Stair Landing	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural	Basement Landing	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural
Library/Den/Study	*Oak Strip Lauzon Essential Expert 3 1/8" x 3/4"-Natural	Basement Stairs	Oak
In Law Suite	N/A		

Carpet Runner ☐ Yes ☒ No

Underpad Main Floor	Underpad 2nd Floor	Underpad Main Stairs
NA	Lv1 Underpad-standard	NA

Opt. Flooring Extras

*1-Laminate-8mm Satin Finish Trend 4 7/8" x 5/16" - Chambord Oak (FINISHED BSMT AREA)

FLOOR AND WALL TILES

	Floor Tile	Wall Tile	Decor	Listello
Front Foyer	17.7 X 17.7 Champions Ivory			
Main Hall	17.7 X 17.7 Champions Ivory			
Kitchen/Breakfast	17.7 X 17.7 Champions Ivory	Kitchen Backsplash	N/A	<input type="checkbox"/> <input type="checkbox"/>
Powder Room	17.7 X 17.7 Champions Ivory	Pwdr Wall if Applicable	N/A	<input type="checkbox"/> <input type="checkbox"/>
Laundry	17.7 X 17.7 Champions Ivory			

	Floor	Tub Wall	Shower Wall	Deck Skirt	Deck Splash	Decor	Listello
Main Bathroom	N/A	N/A	N/A	N/A	NA	<input type="checkbox"/> <input type="checkbox"/>	
Master Ens	2-13x13, Imperial, White	N/A	3-10x13, Imperial, White	2-13x13, Imperial, White	3-10x13, Imperial, White	<input checked="" type="checkbox"/> <input type="checkbox"/>	
Ensuite 2	2-13x13, Alabastrino, Grey V	3-10x13, Alabastrino, Grey/W	N/A	N/A	NA	<input checked="" type="checkbox"/> <input type="checkbox"/>	
Ensuite 3/4	2-13x13, Kelly, Cream	3-10x13, Alabastrino, Beige	N/A	N/A	NA	<input checked="" type="checkbox"/> <input type="checkbox"/>	
						<input type="checkbox"/> <input type="checkbox"/>	
						<input type="checkbox"/> <input type="checkbox"/>	

Shower - Upgrade Floor

Opt. Tile Extras

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PLUMBING / FAUCETS

Powder Room

Standard

Ensuite 3/4

Standard

Main Bath

Standard

Laundry

Standard

Master Ensuite

Standard

2nd Ensuite

Standard

R.I. Bath

*3 Piece

Kitchen Sink

*Undermount

Kitchen Faucet

Standard

Drain for 2nd floor Laundry

☐ Yes

☒ No

Waterline for fridge

☐ Yes

☒ No

Supply and install all toilet paper holders, towel bars and soap dishes

☒ Yes

☐ No

Whirlpool

Master Ens

*8 Jets for Soaker Tub

Opt. Plumbing Extras

NOTE ALSO 2 PC ADDED IN BASEMENT (SEE PLAN)(UNDER LOW HEADROOM IN BASEMENT)

PAINTING

Wall Colour

Trim Colour

Railing Colour

Pickets Colour

Stair Colour

25 Oyster

Standard

Natural

*Wrought Iron

Natural

Opt. Paint Extras

MISCELLANEOUS

Railing Style

RAILING - UPGRADE 1 - 1/2in Wrought iron BLACK square picket with square collar on alternating picket, 3in oak handrail and 3 1/2in oak std. post.

Opt. Garage Door

*Yes-Grade Permitting

Opt. Side Door

*Yes-Grade Permitting

Stair Type

Oak

Interior Doors

Carrera

Int. Door Hardware

*1 - Elite Pewter Lever

Ext. Door Hardware

*Pewter Exterior package

Trim Style

STEP 7 1/4" Main fl, 5 1/4" 2nd flr base,3 1/2" Casing

Cold Cellar

☒

Smooth Ceiling 1st Floor

☒ Yes

☐ No

Smooth Ceiling 2nd Floor

☐ Yes

☒ No

Supply and Install Standard Mirrors

☒ Yes

☐ No

Basement Windows Upgrade

☒ Yes

☐ No

Misc.

HEATING

Fireplace

Type

Mantle

Surround

Hearth

Family Room

36" Standard

*Stonecast

N/A

N/A

Air Conditioning

☐ *Yes

☒ No

Gas Provisions for BBQ

☒ Yes

☐ No

Hood Fan Duct

☒ 6 inch

☐ 8 inch

☐ 10 inch

Humidifier

☒ Yes

☐ No

Gas Provisions for Dryer

☐ Yes

☒ No

Gas Provisions for Stove

☐ Yes

☒ No

Exterior Colour Scheme:

Pre-selected By Vendor

NOTE: The Purchaser(s) agree(s) that:

a) Colours of materials are as close as possible to Vendor's selections, but not necessarily identical due to variances in manufacturing or manufacturers.

b) Purchaser(s) has checked and acknowledges accuracy of the above selections. Where omissions occur on the original colour selection sheet Purchaser(s) acknowledge that the Builder's selection will be final.

c) Upgrades or extras listed on this schedule will not be deemed part of the Agreement of Purchase and Sale. Any such upgrades or extras shall be null and void unless accompanied by a separate invoice and amendment. Said invoice must be paid in full.

d) The Purchaser(s) further agrees that in the event that the Vendor has preselected colours prior to the purchase of the house, the prescribed colours are final not withstanding that the Purchaser may have completed a colour selection schedule

d) The Purchaser(s) Acknowledges that once this colour schedule is signed and dated, no changes, additions or deletions will be permitted other than re-selection due to unavailability.

A \$350.00 (Per Occurance) change/administration fee will apply to above exceptions.

This Interior Colour Selection is final and approved by:

Signature: P. Bola Date: JUN-29-16

Printed 6/29/2016 13:17:46

Signature: P. Bola Date: JUN29-16

Builder's Agent: Caroline Rajcsanyi Date: June 29, 2016



Highcastle Homes Décor Centre Disclaimers

Lot#: 5 Model:Elgin Elev A in Riverwalk II - 2073737 Ontario Inc.

PURCHASERS: BALWINDER SINGH BOLA and DILBINDER BOLA

TEL: RES.: 905-453-1896 BUS.: 647-979-2122

Through years of doing business, we at Highcastle Homes have encountered issues beyond our control. The following disclaimers apply to all instances of Purchaser's Extras forms and all Interior Colour Scheme forms.

Fireplaces

Fireplace Marble: Due to the many variables that can affect the pattern and/or design, frequently the marble installed on the fireplace will not be identical to the samples. We will make every attempt to come as close to the samples as possible, but cannot be responsible for results which differ from the samples.

Ceramic Floor Tile

Many variables including variegation can affect tile colour, pattern and/or design which mean installed tiles may not be identical to the samples. We will make every attempt to come as close as possible, but cannot be responsible for results which differ from the samples.

Hardwood Flooring

The purchaser is advised that cupping and shrinkage are characteristics of hardwood flooring normal appearing some time after installation, and no warranty is provided by the flooring supplier with respect to such cupping and shrinkage. The vendor agrees to install any hardwood flooring ordered by the purchaser in good and workmanlike manner, but shall not be responsible for, and is hereby released by the purchaser from responsibility and liability for cupping and shrinkage of hardwood flooring.

Shrinking and expanding/cupping of the hardwood floors may occur if the humidity levels in the home are not kept at industry recommendations. If the hardwood floors shrink or expand due to the homeowner not complying with these levels, the hardwood floor will no longer be under warranty and it will be the homeowner's responsibility to repair the flooring.

Stain Colours

Due to many variables that can affect the outcome of a stain colour on wood, staircases, railings, and fireplaces, will not be identical to samples. Factors such as density, age humidity, air temperature, and the uniqueness of each piece of wood can result in wide variations in darkness or lightness. We will make every attempt to come as close to the sample as possible, but cannot be responsible for results which differ from the samples.

Stain on pre-finished hardwood floors will not be an exact match to the stain colours available on stairs, pickets and rails. The purchaser is responsible for choosing the stain on these areas to their satisfaction.

Appliances

All fridge openings are set to builder's standard width. Please advise Décor Centre at time of colour appointment if custom sizing of cabinets is required for any built - in appliances. The purchaser is responsible for costs and fees associated with changes to pre-manufactured kitchens made subsequent to colour appointments.

Kitchen Cabinets

The kitchen you order/purchase will undoubtedly contain slight colour variations. The degree of these variations is virtually impossible to determine before the kitchen is installed in its intended location. The amount of and type of lighting will also affect various highlights in the finish. Note: No two pieces of wood are identical. Variations in colour tone and grain patterns make a perfect colour match virtually impossible. It is generally agreed that these variations add to the natural beauty of a wood kitchen.

Shrinking and expanding of the kitchen cabinets may occur if the humidity levels in the home are not kept at industry recommendations. If the cabinets shrink or expand due to the homeowner not complying with these levels, the cabinets will no longer be under warranty and it will be the homeowner's responsibility to repair the cabinets.

Plaster Mouldings and Medallions

Plaster mouldings will not be installed in open to above areas or areas with 2 storey elements.

Metal Spindles

Due to the characteristics of wrought iron railing production, it is possible for the wrought iron to develop a scale effect. This scale may or may not be totally covered during the painting process. In effect, once the wrought iron picket is painted, the paint may in effect amplify the iron scale depending on the colour chosen. This is a natural effect of wrought iron and should not be construed as a defect or damage.

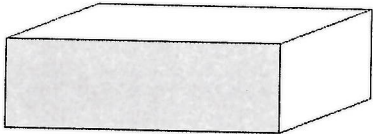
I hereby acknowledge reading and understanding the above copy and will not hold Highcastle Homes responsible for any issues in relation to above.

Purchasers Signature(s):   Date: 29 June 2016

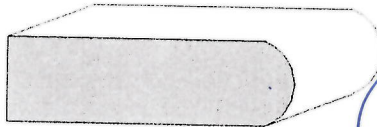
Lot 5
Riverwalk ii

MOSCONE
MARBLE

STANDARD EDGE

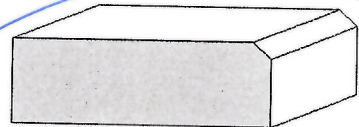


Single Straight polished 3/4"



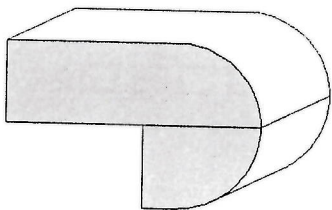
Single Bullnose 3/4"

MASTERSUITE

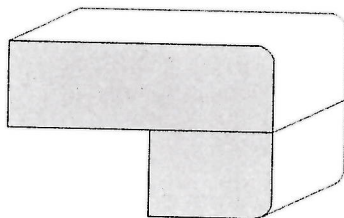


Single Bevel 1/4" top bevel 3/4" thick

UPGRADE #1 EDGES

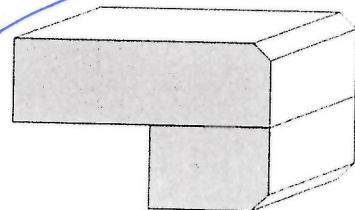


Double Bullnose 1.5" thick



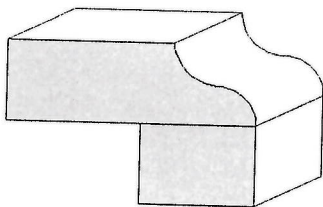
Double Pencil 1.5" thick

KITCHEN.

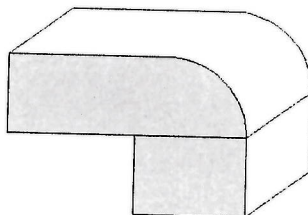


Double Bevel 1/4" top&bottom 1.5" thick

UPGRADE #2 EDGES



Double Ogee 1.5" thick



Double Quarter Moon 1.5" thick

Sign B.A. Bode

Sign P. rs. 69

Date 29-JUN-2016

Date 29-JUN-2016



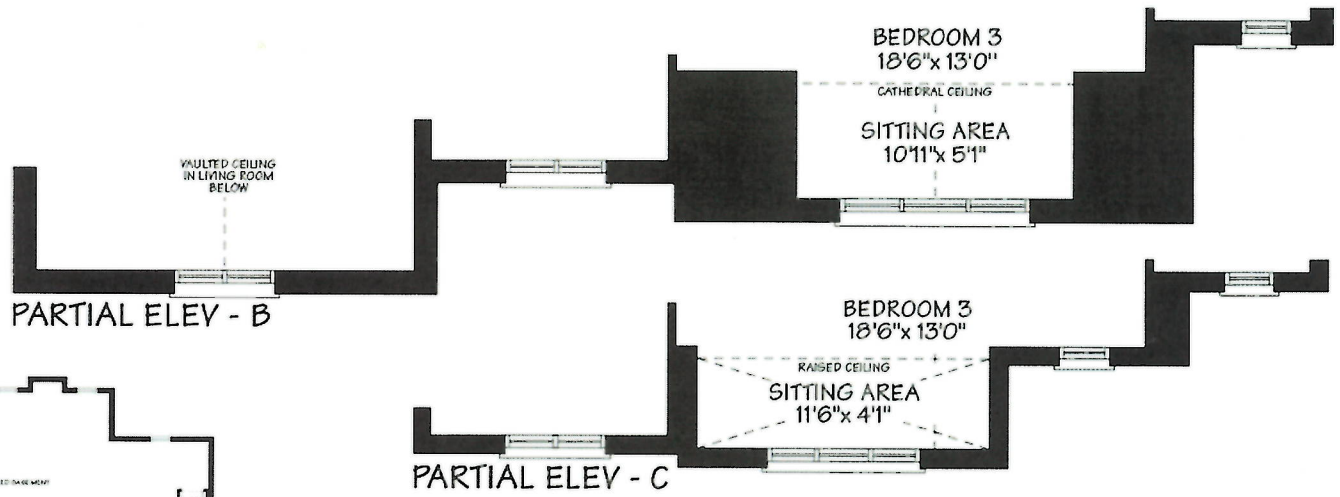
Sup: A. Koley
Sup: B. Polco

PARTIAL ELEV - B

LOT 5



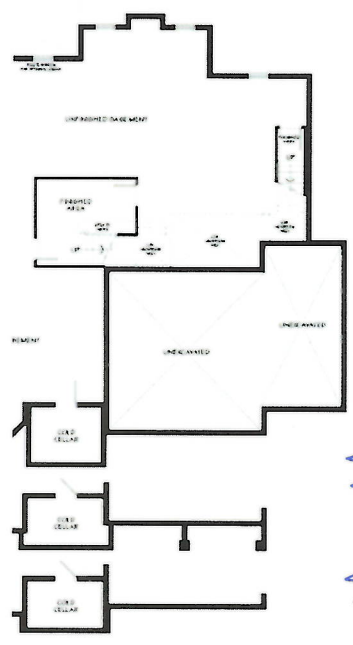
ELEV - A



PARTIAL ELEV - B

PARTIAL ELEV - C

SECOND FLOOR

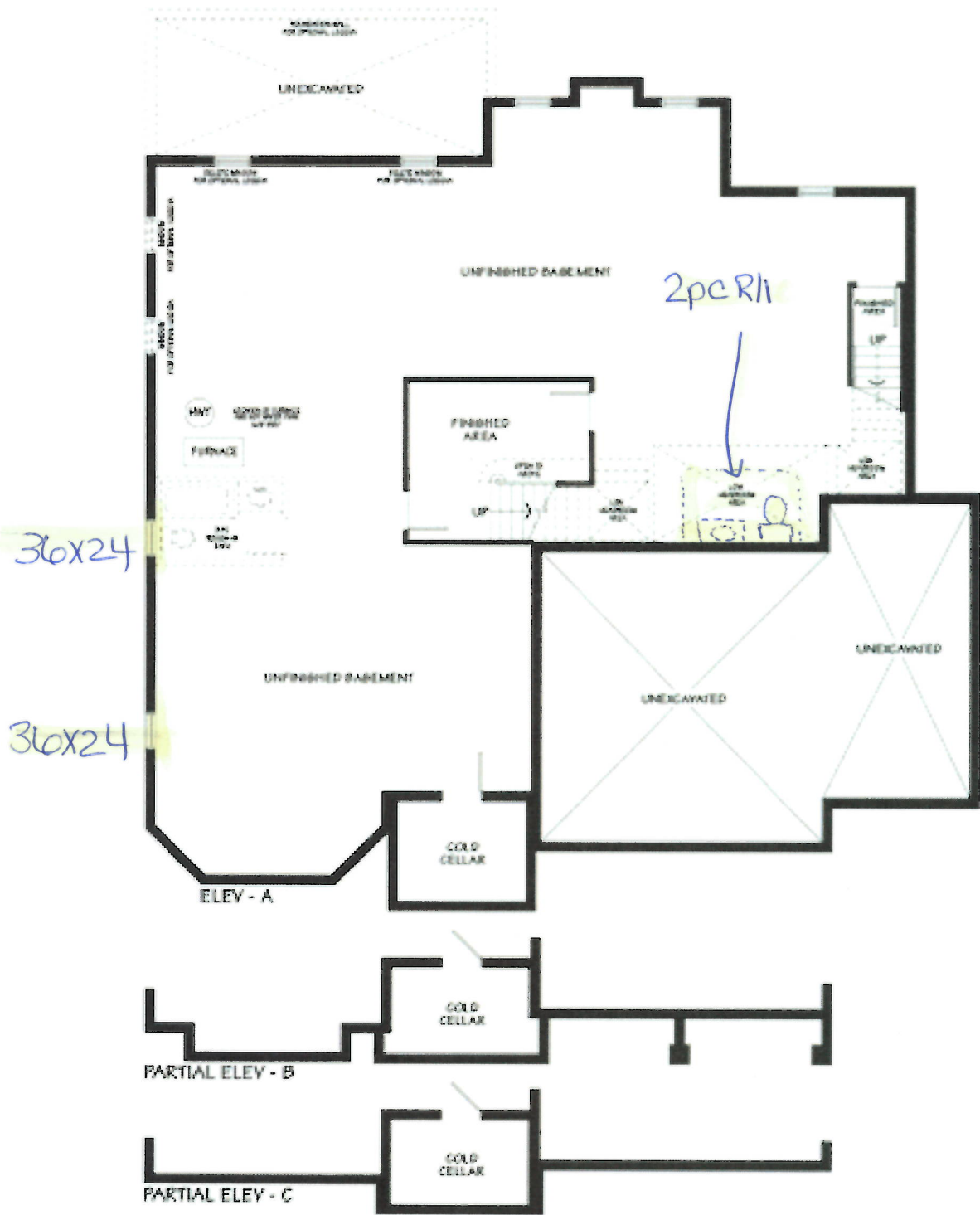


Sign *[Handwritten Signature]* 15/06
Sign *[Handwritten Signature]* 15/06

Date 29 June 2016
Date 29 June 2016

SEMENT

PARTIAL ELEVATION



P
S

BASEMENT

Sign
Sign P. B. 2014

Date
Date 17 May 2016

S ARE SUBJECT TO CHANGE WITHOUT NOTICE. ACTUAL USE



PLS DELETE
PREVIOUS SUMMARY
OCT 31 16

CONSTRUCTION SUMMARY

Riverwalk II - 2073737 Ontario Inc.

PURCHASERS: DILBINDER BOLA and BALWINDER SINGH BOLA

TEL: RES.: 905-453-1896 BUS.: 647-979-2122

LOT / PHASE	REG. PLAN #	HOUSE TYPE		CLOSING DATE
5 / 2	Draft Plan 21T-9005B	Elgin Elev A		29-Mar-17

Agreement of Purchase and Sale

SIDE DOOR AS PER PLAN ONLY IF GRADE PERMITS <i>Worksheet</i> Note:	
GRANITE COUNTER IN THE MASTER ENSUITE <i>Worksheet</i> Note:	
WALKOUT BASEMENT CONDITION IS INCLUDED <i>Worksheet</i> Note:	



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1) CONSTRUCTION

1 - STONE PARTIAL FRONT EXTERIOR - STONE 2 INTERIOR GARAGES, LEAVE SINGLE BRICK (STONE TO SILL). STONE FRONT PORCH AND FRONT OF LIVING ROOM (SEE PLAN ATTACHED).... LEAVE PILLARS AS STANDARD 31Oct16 Note: 11,250/32718	
1 - MASTER ENSUITE COUNTER CHANGED FROM ORIGINAL AGREEMENT FROM GRANITE TO MARBLE COUNTER 29Jun16 Note: 11,185/31642	
1 - DELETE WALL BETWEEN DINING ROOM AND LIVING ROOM AND LEAVE A 1 FT RETURN ON EACH END (SEE PLAN) 13May16 Note: 11,184/31101	

3) HEATING / AIR CONDITIONING

1 - R/I BBQ AS PER AGREEMENT (OUTSIDE OF BREAKFAST AREA) SEE PLAN 29Jun16 Note: 11,185/31644	
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4) PLUMBING

2 - SINK - VANITY - UNDERMOUNTED - RECTANGULAR PORCELAIN (MASTER ENSUITE) 29Jun16 Note: 11,185/31643	
1 - WHIRLPOOL - ADD 8 JET FOR SOAKER TUB (MASTER ENSUITE) 29Jun16 Note: 11,185/31157	
1 - SINK - KITCHEN - UNDERMOUNTED (RECTANGULAR SQUARE - DOUBLE EQUAL BOWL) 29Jun16 Note: 11,185/31155	
1 - 2 PIECE ROUGH IN BASEMENT UNDER LOW HEADROOM IN BASEMENT (PURCHASE ACKNOWLEDGES THAT THERE IS A 7FT CLEAR ONLY) 13May16 Note: 11,184/31100	

5) ELECTRICAL

1 - CENTRAL VAC - CONNECT DROPS AND PIPE TO GARAGE 29Jun16 Note: 11,185/31639	
1 - PLUG - INTERIOR RECEPTICAL (BESIDE CABLE AND CAT 5 IN GREAT ROOM OVER FIREPLACE FOR FUTURE WALL MOUNT TV) 29Jun16 Note: 11,185/31149	
1 - LIGHT - ROUGH-IN ONLY - ON SEPARATE SINGLE SWITCH (LIVING ROOM) SEE PLAN 29Jun16 Note: 11,185/31148	
1 - CONDUIT - RUN CONDUIT FROM WALL MOUNT TV TO CABLE BOX BELOW WITH PLUG BESIDE FOR CABLE BOX (AT FIREPLACE FOR FUTURE WALL MOUNT TV) - GREAT ROOM 29Jun16 Note: 11,185/31147	

6) FLOORING & WALL TILE

1 - DO NOT SUPPLY OR INSTALL BACKSPLASH IN KITCHEN 29Jun16 Note: 11,185/31641	
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9) CABINETRY

1 - KITCHEN - GRANITE COUNTERTOP - GIALLO ORNAMENTALE 29Jun16 Note: 11,185/31142	
1 - UPPER CABINETS - PREMIER HOOD CABINET WITH 600 CFM FAN (AVAILABLE ONLY IN STAINS & PAINTS)(MAX 36" COOKTOP)(N/A WITHOUT CROWN MOULDING, SEE LINE K08-K12 FREDENL SPEC CHART) 29Jun16 Note: 11,185/31132	



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WINDOWS AND DOORS - EXTERIOR

1 - DOOR - EXTERIOR - SIDE ENTRANCE WITH A 3FT ALUMINUM RAILING 24Oct16 Note: 11,186/32708	* NOTE *
2 - WINDOW - BASEMENT -ENLARGE STANDARD TO 36 INCH (W) X 24 INCH (H) - EACH ADDITIONAL (SEE PLAN) 13May16 Note: 11,184/31099	

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