

HIGHCASTLE HOMES - COLOUR SCHEDULE

Purchasers:	PREMAKUMAR GHAJAN SUBRAMANIAM & RANIMAJUR	Property:	54 Block IPhase: 1 of Plan -
Telephone Res. / Bus:	/	Project:	2174372 ONTARIO LTD.
Decor Advisor:	Caroline Rajcsanyi	Model and Elevation:	The Waverly END (TB-4) 3 Bedroom - 54

KITCHEN AND VANITIES	Cabinet	Counter	Hardware
Kitchen	Lv1 - Hudson - Ontario White	Lv1 - GR-San Gabriel	12881 Handle
Main Bathroom	Lv1 - Maitland 3DL - Café Noir	Calcutta Marble 4925K-07	12881 Handle
Ensuite Bathroom	Lv1 - Maitland 3DL - Café Noir	Calcutta Marble 4925K-07	12881 Handle

Opt. Breakfast Bar	Counter Height/Flush	Kitchen Hood Fan	Accommodate for over-range microwave
		Kitchen Upper Height	77 cm - Standard

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)

Counter top Edge	
Kitchen	Single Edge (3/4") Top Bevelled

Opt. Kitchen  
Extras

PARQUET / HARDWOOD OR BROADLOOM

Kitchen / Breakfast	N/A	Master Bedroom	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Great Room	N/A	Bedroom 2	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Living / Formal Room	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031	Bedroom 3	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Dining Room	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031	Bedroom 4	N/A
Family Room	N/A		N/A
Main Hall	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031	Grnd flr stairs	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Main Stairs	Oak	Grndhall/Recrm	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Upper Hall	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031	Grnd flrlanding	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031
Com. Centre/Home Office	N/A	Basement	N/A
Main Stair Landing	1-Lam-Concerto, 1/2x5x48",Caruso,Maple#54360031	Basement Landing	N/A
Library/Den/Study	N/A	Basement Stairs	NA
In Law Suite	N/A		

Carpet Runner ☐ Yes ☒ No

Underpad Main Floor	Underpad 2nd Floor	Underpad Main Stairs
NA	NA	NA

Opt. Flooring Extras

FLOOR AND WALL TILES

	Floor Tile	Wall Tile	
Front Foyer	1-13x13, Serpentine White		Decor Listello
Main Hall	NA		
Kitchen/Breakfast	1-13x13, Serpentine White	Kitchen Backsplash	*5-2X2EternaMosaicCalacattaGreyPol
Powder Room	1-13x13, Serpentine White	Pwdr Wall if Applicable	N/A
Laundry	1-13x13, Serpentine White		

	Floor	Tub Wall	Shower Wall	Deck Skirt	Deck Splash	Decor	Listello
Main Bathroom	1-13x13, Serpentine White	1-8x10, Weave, White	N/A	N/A	NA		
Master Ens	1-13x13, Serpentine White	1-8x10, Weave, White	N/A	N/A	NA		
RecRmFoyer	1-13x13, Serpentine White	N/A	N/A	N/A	NA		

Shower - Upgrade Floor

Opt. Tile Extras  
KITCHEN BACKSPLASH - 2 X 2 ETERNA MOSAIC CALACATTA GREY POLISHED

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PLUMBING / FAUCETS

Powder Room	Standard	Laundry	Standard
Main Bath	Standard		
Master Ensuite	Standard		
2nd Ensuite	N/A		
R.I. Bath	NA		
Kitchen Sink	*Undermount		
Kitchen Faucet	Standard		
Drain for 2nd floor Laundry	<input type="radio"/> Yes	<input checked="" type="radio"/> No	
Waterline for fridge	<input checked="" type="radio"/> Yes	<input type="radio"/> No	
Supply and install all toilet paper holders, towel bars and soap dishes		<input checked="" type="radio"/> Yes	<input type="radio"/> No
Whirlpool			
Opt. Plumbing Extras			

PAINTING

Wall Colour	Trim Colour	Railing Colour	Pickets Colour	Stair Colour
22 Warm Grey	Standard	*Stained as Floor	*Stained as Floor	*Stained as Floor
Opt. Paint Extras				

MISCELLANEOUS

Railing Style	RAILING - STANDARD - 1 5/16in oak picket, 2 1/2in oak handrail and 2 3/4in oak post.				
Opt. Garage Door	*Yes-Grade Permitting	Opt. Side Door	NA	Stair Type	*Oak
Interior Doors	*1-Carrara2panelSm	Int. Door Hardware	*Straight Pewter Lever	Ext. Door Hardware	*Pewter Exterior package
		Trim Style	*1 - 2 3/4in Case & 4in Baseboard		Cold Cellar
Smooth Ceiling 1st Floor	<input checked="" type="radio"/> Yes	<input type="radio"/> No	Basement Windows Upgrade	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Smooth Ceiling 2nd Floor	<input checked="" type="radio"/> Yes	<input type="radio"/> No			
Supply and Install Standard Mirrors	<input checked="" type="radio"/> Yes	<input type="radio"/> No			
Misc.					
**SMOOTH CEILING - ALL 3 FLOORS**, INTERIOR DOORS - 2 PANEL CARRARA SMOOTH					

HEATING

Fireplace	Type	Mantle	Surround	Hearth		
Air Conditioning	<input checked="" type="radio"/> *Yes	<input type="radio"/> No	Gas Provisions for BBQ	<input type="radio"/> Yes	<input checked="" type="radio"/> No	
Hood Fan Duct	<input checked="" type="radio"/> 6 inch	<input type="radio"/> 8 inch	<input type="radio"/> 10 inch	Humidifier	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Gas Provisions for Dryer	<input type="radio"/> Yes	<input checked="" type="radio"/> No				
Gas Provisions for Stove	<input type="radio"/> Yes	<input checked="" type="radio"/> 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 f

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

e) 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 (Per item) administration fee will apply to the above exceptions (if the change is possible).

This Interior Colour Selection is final and approved by:

Signature: 

Signature in file

Date: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Builder's Agent: 

Claycsany

Date: 

Apr 15, 21

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Highcastle Homes Décor Centre Disclaimers		
Lot#: 54 Block I Model:The Waverly END (TB-4) 3 Bedroom - 54 in Orchards Enclave - 2174372 ONTARIO LTD.		
PURCHASERS: PREMAKUMAR GHAIAN SUBRAMANIAM and RANIMAJURA SELVARAJAH		TEL:

*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.

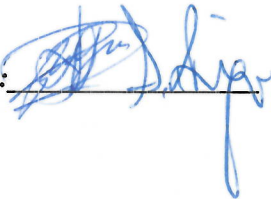
**Plaster Mouldings and Medallions**

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 constued 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.

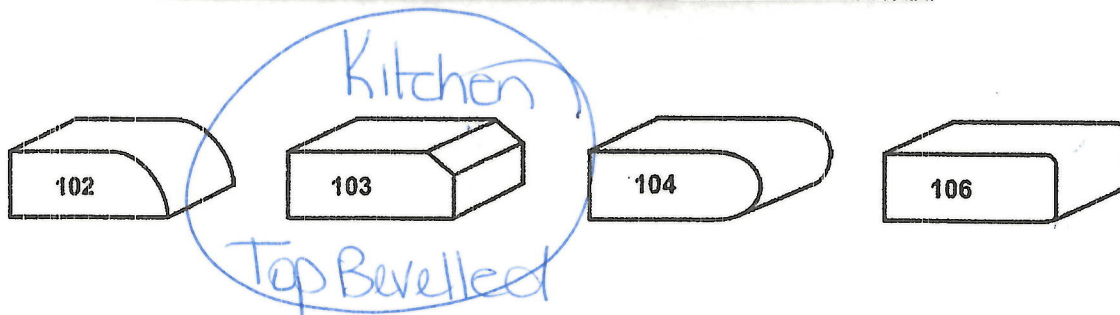
Purchasers Signature(s):  \_\_\_\_\_ Date: March 15, 2021



Lot 54, BIKI  
Orchards Enclave

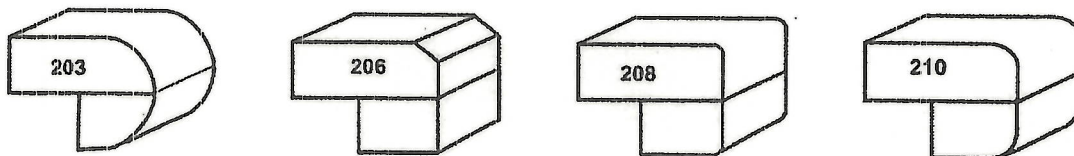
# STONE EDGE PROFILES

Approx 2CM or  $\frac{3}{4}$ " Standard Edge



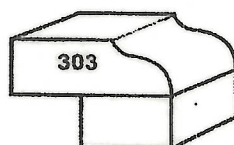
## 1<sup>st</sup> UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



## 2<sup>nd</sup> UPGRADE

Approx 4CM or 1.5" - SEAMS WILL BE VISIBLE



Sign  
Sign  
Sign

Date March 15, 2021  
Date March 15, 2021

and efficiently whisked away so you can continue cooking in fresh, clean air. The ceramic interior is great for clean-up, no scrubbing required. And, with 950 watts of power you'll be baking potatoes, popping corn and defrosting steaks faster than ever.

### Dimensions

Width: 29.9" (75.9 cm) Height: 17.1" (43.4 cm)  
Depth: 18.1" (46.0 cm)

### Shipping Dimensions

Width: 33.4" (84.8 cm) Height: 19.4" (49.3 cm)  
Depth: 20.75" (52.7 cm)

### Weight

192.00 lbs (87.1 kg)



R.S  
April 15, 2021

6.3 cu. ft. Dual Door™ Induction Range with Wi-Fi and Air Fry

FeaturesSpecSupportCompareReview

Lot 54, BK #  
Oachards  
Range Enclave

Convection Heater Element  
1300 W

Drawer

Type  
Storage

Warm. Drawer Handle  
No

Weights/Dimensions

Stove 30 /  
Net (WxHxD)  
29 15/16 x 36 x 36 3/4 inch

Gross (WxHxD)  
33 3/5 x 41 3/4 x 30 3/10 inch

Weight (Net)  
98.6 kg (217.4 lb)

Weight (Gross)  
109.3 kg

Weight (Gross, lb)  
241.0 lb

Accessories

Number of Rack Positions  
7

Air Fry Tray  
Yes

Gliding Rack  
1

Wire Rack  
1

Meat Probe  
Yes

Anti-Tip Device  
Yes

Divider  
Yes

March 15, 2021  
R.S G.S



**Physical  
specification**

**Net Dimension (WxHxD)(inch)**  
35 3/4" x 70" x 36 1/2"

**Net Width (inch)**  
35 3/4 inch

**Net Case Height with Hinge (inch)**  
70 inch

**Net Case Height without Hinge (inch)**  
68 7/8 inch

**Net Depth with Door Handle (inch)**  
36 1/2 inch

**Net Depth without Door Handle (inch)**  
34 inch

**Net Depth without Door (inch)**  
29 1/2 inch

**Packing Dimension (WxHxD) (inch)**  
38 1/4" x 76" x 36 7/8"

**Net Weight (kg)**  
157 kg

(Standard Depth Fridge)

Lot 54, Blk I  
Orchards  
Enclave

March 15, 2021  
R.S G.S

W 24 / H 34 / D 26 Dishwasher

LOT 54, BIK I  
Orchards, Enclave

## Dimension

1 Net Width (inch)  
23.88"

2 Net Height (inch)  
33.88"

3 Net Depth (inch)  
25"

Net Weight  
43 kg

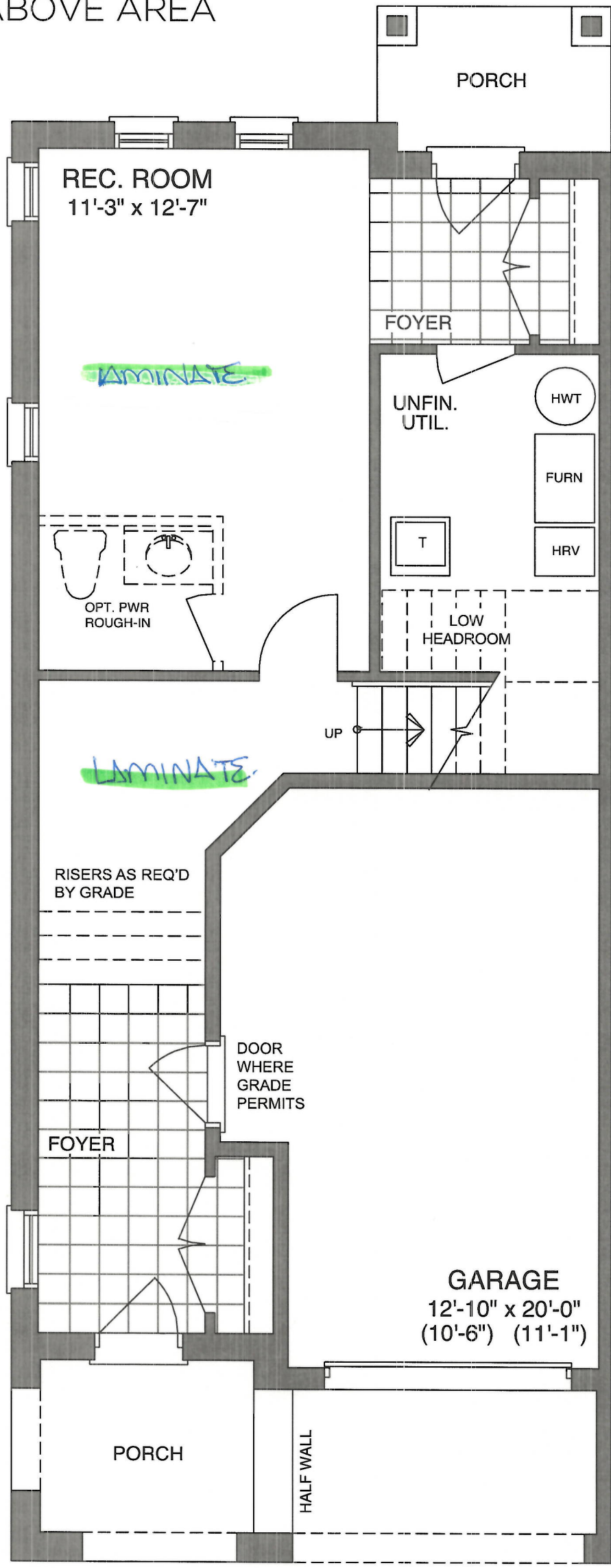
Gross Weight  
46 kg

March 15, 2021  
R.S G.S



SQ.FT.  
TO ABOVE AREA

Lot 54 BK I  
Orchards  
Enclave

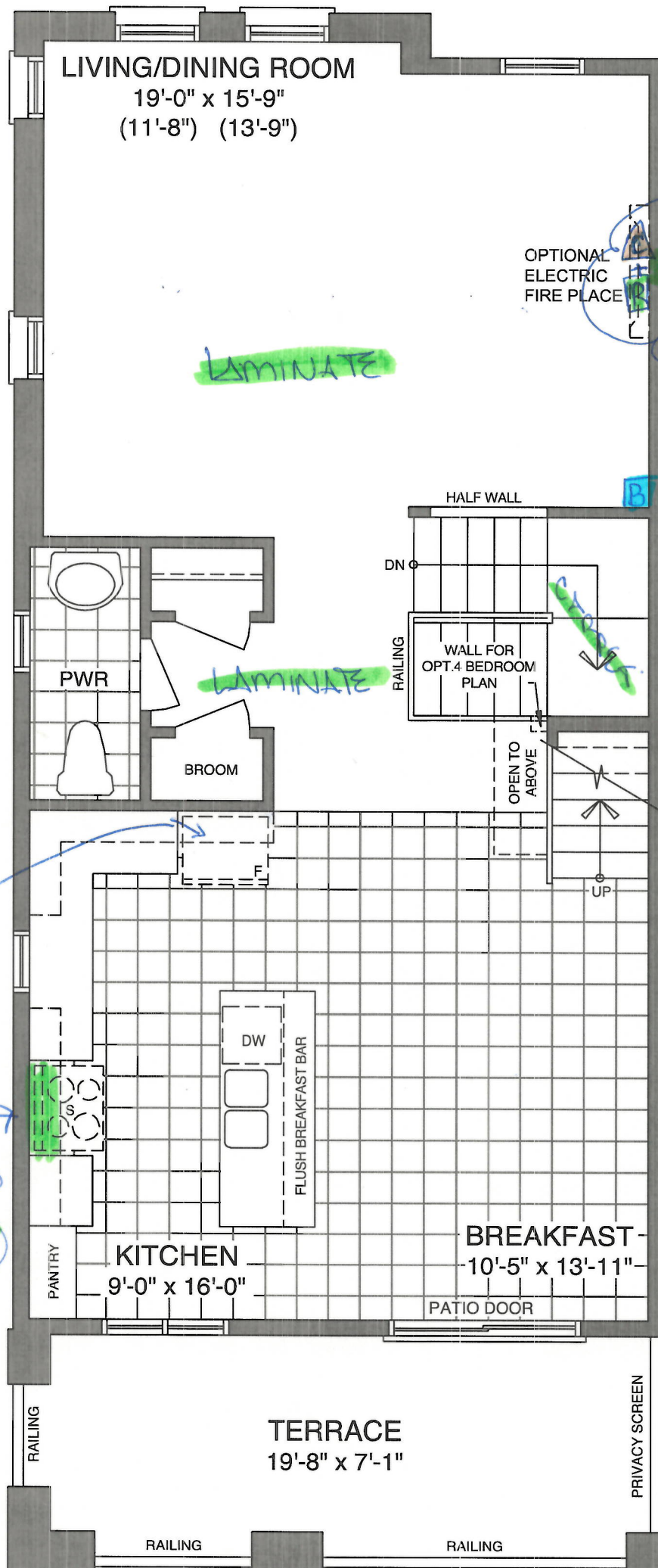


GROUND FLOOR - ELEV B LOT 54

See  
See

March 15, 2021  
S. Rejo  
Date  
Date March 15<sup>th</sup>, 2021

Lot 54, Blk I  
Orchards,  
Enclave

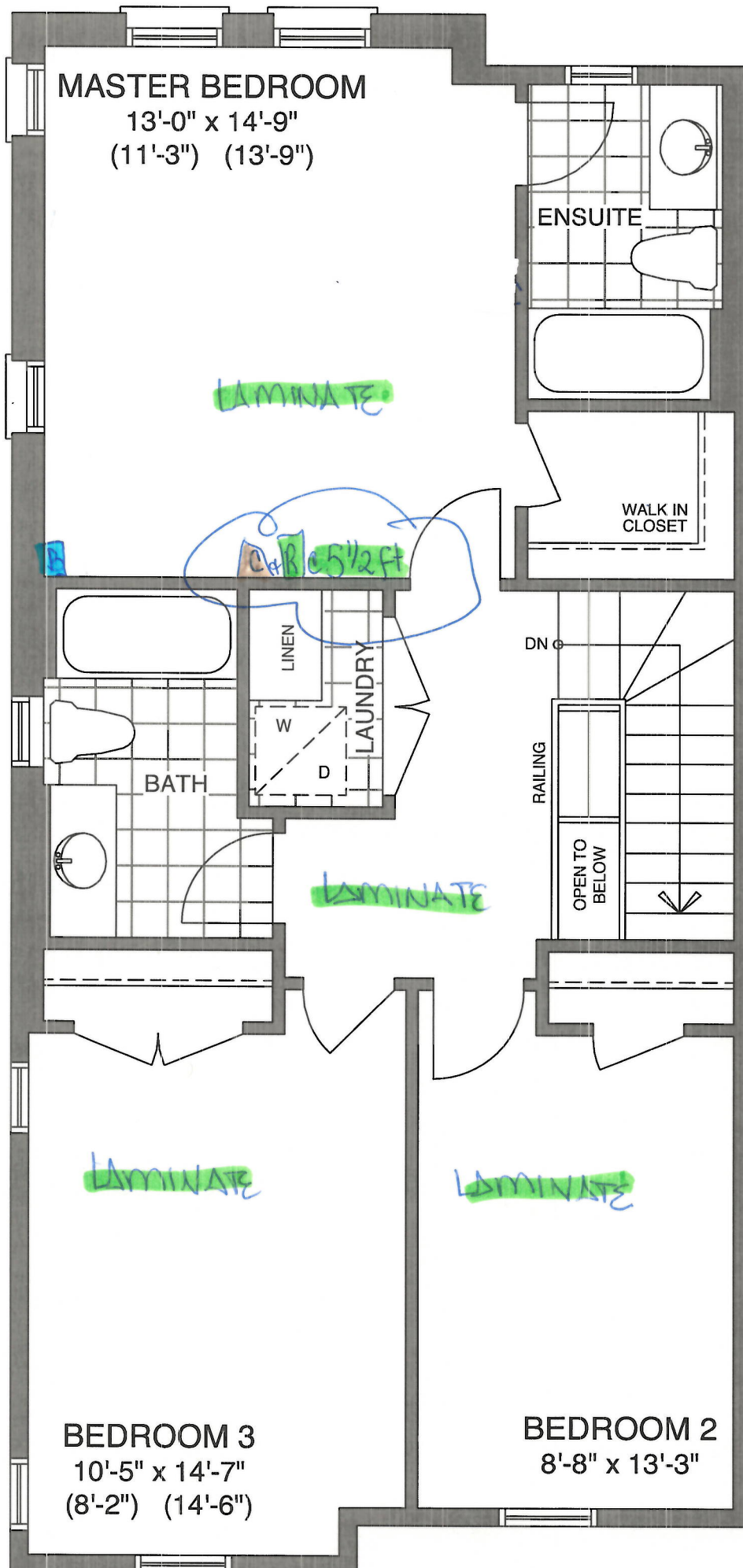


MAIN FLOOR - ELEV B LOT 54

Sign J. Rajan  
Sign Ghayem Sabarmanian

Date March 15, 2021  
Date March 15, 2021

LOT 54, B1K I  
Drchards  
Enclave



THIRD FLOOR - ELEV B LOT 54

March 15<sup>th</sup>, 2021

March 15, 2021





CONSTRUCTION SUMMARY				
Orchards Enclave - 2174372 ONTARIO LTD.				
PURCHASERS: PREMAKUMAR GHAJAN SUBRAMANIAM and RANIMAJURA SELVARAJAH				TEL:
LOT / PHASE 54 Block 1 / 1	REG. PLAN #	HOUSE TYPE The Waverly END (TB-4) 3 Bedroom - 54		CLOSING DATE 22-Feb-22

Agreement of Purchase and Sale

Central air conditioner (builders standard line) <i>Worksheet</i> Note:		
Laminate Flooring in lieu of carpet on main floor, as per plan, from builders standard samples. <i>Worksheet</i> Note:		
Granite kitchen countertops, (as per plan-from builders standard samples). <i>Worksheet</i> Note:		



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LOT / PHASE	REG. PLAN #	HOUSE TYPE		CLOSING DATE
54 Block I / 1		The Waverly END (TB-4) 3 Bedroom - 54		22-Feb-22

1) CONSTRUCTION

1 - CEILING - SMOOTH FINISH - ALL FLOORS - 3 BEDROOM (TERRACE SERIES)	
15Apr21    Note:	
11,566/37167	

4) PLUMBING

1 - SINK - KITCHEN - UNDERMOUNTED (RECTANGULAR SQUARE - SINGLE LARGE BOWL)	
15Apr21    Note:	
11,566/37280	
1 - WATER LINE - FRIDGE - ROUGH IN ONLY	
15Apr21    Note:	
11,566/37182	

5) ELECTRICAL

1 - PLUG - INTERIOR RECEPTICAL (NOT DEDICATED) MASTER BEDROOM BESIDE CABLE AT 5 1/2 FT FROM FINISHED FLOOR FOR FUTURE WALL MOUNT TV	
15Apr21    Note:	
11,566/37166	
1 - PLUG - INTERIOR RECEPTICAL (NOT DEDICATED) - LIVING/DINING ROOM BESIDE CABLE AT 5 1/2 FT FROM FINISHED FLOOR FOR FUTURE WALL MOUNT TV	
15Apr21    Note:	
11,566/37165	

6) FLOORING & WALL TILE

1 - LEVEL 5 - KITCHEN BACKSPLASH	
15Apr21    Note:	
11,566/37513	
1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - BEDROOM 3 (UPGRADE FROM CARPET) -	
15Apr21    Note:	
11,566/37181	
1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - BEDROOM 2 (UPGRADE FROM CARPET) -	
15Apr21    Note:	
11,566/37180	
1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - MASTER BEDROOM (UPGRADE FROM CARPET) -	
15Apr21    Note:	
11,566/37179	
1 - LAMINATE FLOORING - LEVEL 1 - UPGRADE FROM CARPET - UPPER HALL (UPGRADE FROM CARPET) -	
15Apr21    Note:	
11,566/37178	

9) CABINETRY

1 - APPLIANCE CABINETS - HOOD FAN - ACCOMMODATE FOR MICROWAVE/HOOD FAN COMBO (SUPPLY SPECS) INCLUDES ELECTRICAL DEDICATED LINE	
15Apr21    Note:	
11,566/37176	

STAIR AND RAILING

1 - STAIN STAIR AND RAILING	
15Apr21    Note:	
11,566/37277	
1 - UPGRADE STANDARD STAIR TO ALL OAK IN NATURAL FINISH (WITH LAMINATE LANDING)	
15Apr21    Note:	
11,566/37276	

TRIM DOORS AND HARDWARE - INTERIOR

1 - DOOR HANDLE - UPGRADE TO PEWTER STRAIGHT LEVERS	
15Apr21    Note:	
11,566/37279	



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LOT / PHASE	REG. PLAN #	HOUSE TYPE		CLOSING DATE
54 Block I / 1		The Waverly END (TB-4) 3 Bedroom - 54		22-Feb-22

TRIM DOORS AND HARDWARE - INTERIOR

1 - 2 PANEL SMOOTH DOORS THROUGHOUT (STD. HOLLOW CORE)	
15Apr21    Note:	
11,566/37278	

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