



DCR/PHOENIX GROUP OF COMPANIES

INTERIOR COLOUR SCHEME

REVISED 6-27-2023
MASTER ENSUITE
COUNTERTOP RESELECTED

Purchasers: Gareth James Spencer & Jacqueline Orsolino

Project: Pathways at Findlay Creek - 2

Telephone Res. / Bus: /

Lot: 266 - 913 Omagaki Way

Decor Advisor: Kayleigh Chipman

Model and Elevation: MIRAPOSA PLUS ELEV M

Layout Changes: ☒ Yes ☐ NoSketch Attached: ☒ Yes ☐ No

1. Cabinetry

	Style and Colour	Counter	Hardware		
Kitchen / Breakfast	LINE 3- MONDOLFI- BIANCO ARTICO HG	BIANCO CALACATTA	UPGRADE- #D9		
Laundry Room	N/A	N/A	N/A		
Powder Room	LINE 3- MONDOLFI- GRIS GU HG	QRTZ- HELIX	UPGRADE- #D9		
Main Bathroom	LINE 2- POLO-MAPLE-AZTEC	QRTZ- EVEREST WHITE	HU-86		
Ensuite Bathroom	LINE 3- MONDOLFI- GRIS GU HG	LVL A+ - WHISTLER	UPGRADE- #D9		
Income- Bath	LINE 2- MISSION TUXEDO THMFL	LAMINATE- 4924-38	HU-86		
Income- Kitch	LINE 2- COMO 3/4- LARICE BIANCO	LAMINATE-4886-38	HU-86		
Cabinet Valence	☒ Yes ☐ No	Hood Fan STANDARD	Valence Electrical ☒ Yes ☐ No		
Appliances	Built in Cooktop ☐ Yes ☒ No	Built in Oven ☐ Yes ☒ No	Slide in Stove ☐ Yes ☒ No	Gas Stove ☐ Yes ☒ No	Micro-Hood ☒ Yes ☐ No
Fridge Standard	☐ Yes ☒ No	Opening Standard	☐ Yes ☒ No		
Comment					

2. Flooring

	Selection
Foyer	LVL C- OLYMPIA TILE- 10X10- ROMA SERIES- STATUARIO GRAFITE- (GROUT: 19 PEARL GRAY)-STACK
Main Hall	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Kitchen / Breakfast	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Laundry Room	STD- CERATEC-13X13-BURLINGSTONE- WHITE-(GROUT: 27 SILVER)-STACKED
Powder Room	LVL C- OLYMPIA TILE- 10X10- ROMA SERIES- STATUARIO GRAFITE- (GROUT: 19 PEARL GRAY)-STACK
Main Bathroom	STD- CERATEC-13X13-BURLINGSTONE- WHITE-(GROUT: 27 SILVER)-STACKED
Master Ensuite Bathroom	LVL C- OLYMPIA TILE- 10X10- ROMA SERIES- STATUARIO GRAFITE- (GROUT: 19 PEARL GRAY)-STACK
Finished Basement	N/A
Other Room - Specify	N/A
Living Room	N/A
Dining Room	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Family Room	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Den / Library / Study	N/A
Basement Stairs	STD CARPET: WESTBORO: MINOTAUR- BLACK ICE 89418 W/ LEVEL 2 UNDERPAD
Stairs	OAK
Upper Hall	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Master Bedroom	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Bedroom #2	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Bedroom #3	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Bedroom #4	TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005
Bedroom #5	N/A

Upgrade Underpad Type: VISCOPRO II

Area: BASEMENT STAIRS AND BASEMENT BED

Comment

INCOME UNIT: FOYER: STD- CERATEC- 13X13- CAPRI SERIES-(GROUT: 104 TIMBERWOLF)-STACKED /
BATHROOM FLOOR: STD- CERATEC- 13X13- CAPRI SERIES-(GROUT: 104 TIMBERWOLF)-STACKED /
LIVING ROOM/ KITCHEN/ LOWERHALL: TORLYS LVT- EVERWOOD ELITE- VALLEY SPRINGS EW25005 /
BEDROOM: STD CARPET: WESTBORO: MINOTAUR- BLACK ICE 89418 W/ LEVEL 2 UNDERPAD- VISCOPRO II

Initials _____

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3. Railings and Spindles

Railing Package MODERN OAK POSTS WITH CAP AND PLAIN SQUARE BLACK METAL SPINDLES

Railing Colour SEE BELOW

Spindle Colour SEE BELOW

Wood Stairs ☐ No ☒ Oak ☐ Maple

Tread Colour SEE BELOW

Comment

STAIN ON STAIRS, RAILINGS, NOSINGS, MANTLE, (WHERE APPLICABLE) TO COMPLEMENT TWELVE OAKS HICKORY ARTILLERY

4. Plumbing Fixtures

Main Bathroom WHITE

Other Room - Specify

Powder Room

Master Ensuite Bathroom WHITE

Other Washroom

5. Wall Tile

Selection

Main Bathroom STD- CERATEC-4X16-ESSENTIAL SERIES- BIANCO GLOSSY-(GROUT: 27 SILVER)-STACKED VERTICAL

Listello N/A

Master Ensuite

Tub Deck N/A

Tub Walls N/A

Tub Listello N/A

Shower Walls B- CERATEC- 12X24-GLAMOUR CALACATTA POLISHED- (GROUT: 27 SILVER)-VERTICAL STAGGERED

Shower Floor N/A

Shower Listello N/A

Ensuite #2 / Other N/A

Listello N/A

Kitchen Backsplash GLASS PKG- CERATEC-1X3-STONE GATSBY SERIES- ART DECO HERRINGBONE-(GROUT: 27 SILVER)-VER

Comment

INCOME UNIT: BATHROOM WALLS: STD- CERATEC- 8X10- CAPRI SERIES-(GROUT: 104 TIMBERWOLF)-STACKED VERTICAL /
KITCHEN BACKSPLASH: STD- CERATEC-4X16- ESSENTIAL SERIES- BIANCO GLOSSY- (GROUT: 103 COBBLESTONE)-STACKED
HORIZONTAL



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6. Fireplace

Living Room

Purchased As Per Plan N/A

☐ ☐ ☐

Fireplace Type

Mantle Type

Colour / Stain

Surround

Hearth

Insert

Comment

Family Room

Purchased As Per Plan N/A

☐ ☒ ☐

BL46NTE

WHITE MDF BOX BEAM

PAINTED WHITE

N/A

N/A

N/A

Purchased As Per Plan N/A

☐ ☐ ☐

7. Trim Carpentry

Interior Doors LINCOLN- 1-PANEL SMOOTH

Door Handles TAYMOR VEGA- MATTE BLACK W/ SQ ROSETS

Interior Trim STD- CT#10

Comment

8. Paint

DULUX DIAMOND MATTE SOLITARY STATE- DLX 1009-3 (MAIN HOUSE AND INCOME SUITE)

9. Additional Comments

10. Disclaimers and Notes

- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- 2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- 3) The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, no further changes will be permitted.
- 4) The Purchaser acknowledges reading and accepting the "Phoenix Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

This Interior Colour Selection is not final until signed by the Vendor. This form is final and approved by:

Signature: _____ Date: _____ Signature: _____ Date: _____

Design Consultant: _____ Date: _____