

18-Topologies

(38-04 CORNER)



ROYAL PINEHOLM, CT

TO APPEAR

[illegible]

■ BONUS PACKAGE -PURCHASER TO RECEIVE \$10,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART

■ BONUS PACKAGE OF 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER, WASHER AND DRYER AS PER VENDORS SAMPLES

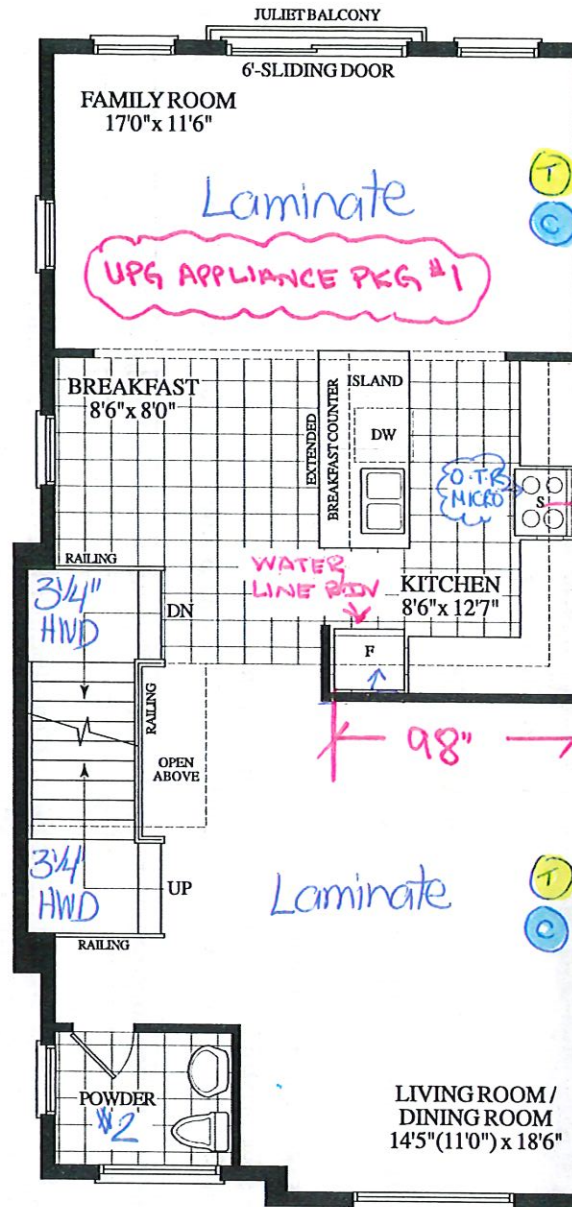
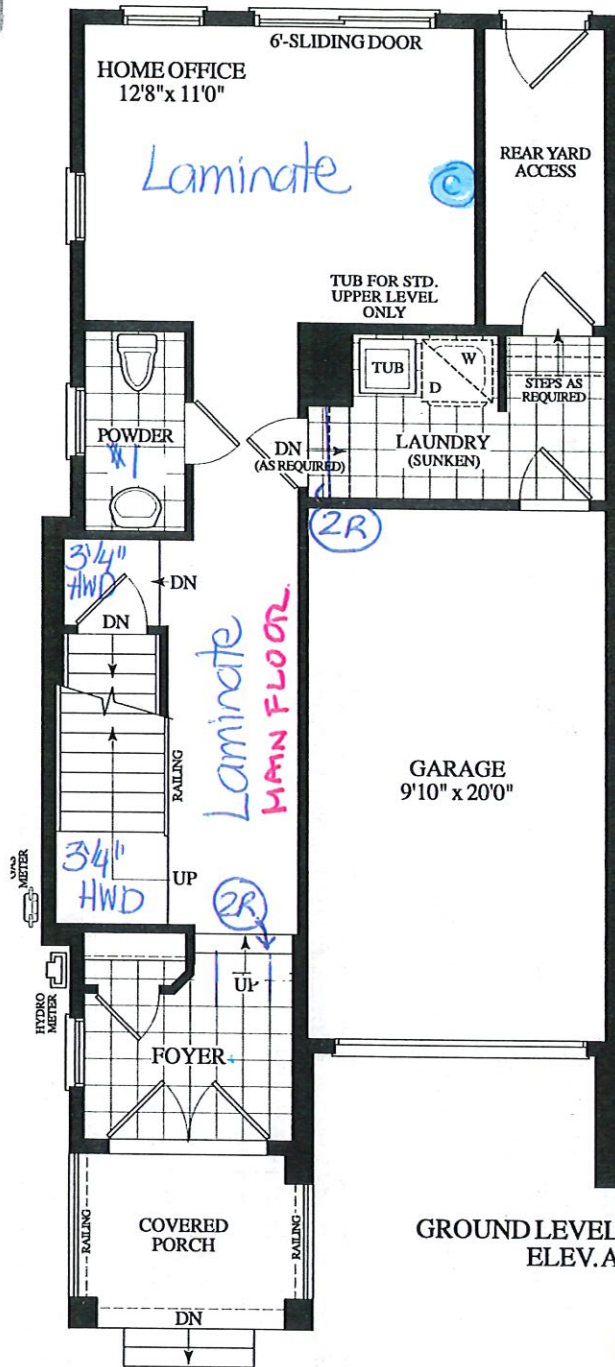
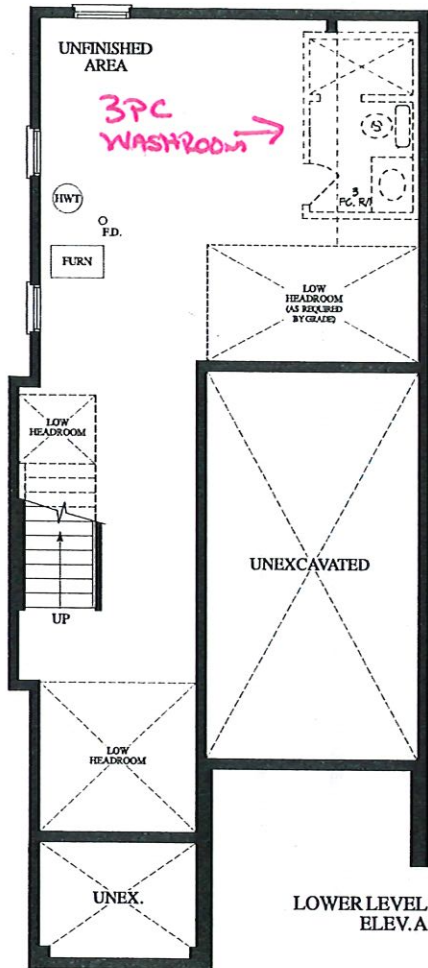
■ CHOICE OF COLOUR (FROM VENDORS SAMPLES) FOR 7 1/2 INCH LAMINATE ENGINEERED FLOORING IN ALL AREAS NOT COVERED WITH CERAMIC TILES ON MAIN/GROUND LEVEL, INCLUDING STAIR LANDINGS AS PER PLAN.

18' TOWNHOMES

BLK. 3 LOT 17 EL.A
CROCUS CORNER
 (18-04 CORNER)
 2255 SQ. FT. (ELEV. A)
 (INCLUDES 14 SQ. FT. OF OPEN AREA)

STANDARD FLOOR LEVELS

CONSTRUCTION LAYOUT



● - cable (x4)
 (T) - Telephone (x3)

November 11, 2019

RECEIVED
 Nov. 6, 2019



Dimensions, specifications, layouts, window sizes, and materials are approximate only, may vary, and are subject to change as provided in the Agreement of Purchase & Sale. Plans may be reversed. Illustrations are artist's concept. E&OE.

ROYALPINEHOMES.COM



CONSTRUCTION SUMMARY

Forestsides Estates Inc.

PURCHASER: KAVERIMANIAN KAVERISELVAN

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
17 Block 3	6	CROCUS(cor)-ELEV A-std ground with std upper	17-Oct-19

Offer Workshee	BONUS PACKAGE -PURCHASER TO RECEIVE \$10,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART Note:
Offer Workshee	BONUS PACKAGE OF 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER, WASHER AND DRYER AS PER VENDORS SAMPLES Note:
Offer Workshee	CHOICE OF COLOUR (FROM VENDORS SAMPLES) FOR 7 1/2 INCH LAMINATE ENGINEERED FLOORING IN ALL AREAS NOT COVERED WITH CERAMIC TILES ON MAIN/GROUND LEVEL, INCLUDING STAIR LANDINGS AS PER PLAN. Note:

DELETE: Purchase price:	Seven hundred & twenty nine thousand, nine hundred dollars (\$729,900.00)
INSERT: - VENDOR TO PROVIDE ROUGH-IN 1 PIECE WASHROOM IN BASEMENT - SEWAGE ONLY - NO WATER SUPPLY.	
Purchase Price:	Seven hundred & thirty one thousand, five hundred & ninety five dollars (\$731,595.00)
Balance due on closing adjusted accordingly (subject to adjustments).	



WINDOW

SITE COPY

CONSTRUCTION SUMMARY

Forestsides Estates Inc.

PURCHASER: KAVERIMANIAN KAVERISELVAN

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
17 Block 3	6	CROCUS(cor)-ELEV A-std ground with std upper	17-Oct-19

Date Added: 14-Nov-19 Invoice Number: 7347

1 - Standard Cable Rough-Ins (x3) and Standard Telephone Rough-Ins (x3) (See Sketch) Note:
1 - HOME OFFICE - Install ONE (1) ADDITIONAL CABLE Rough-In - To be installed at home office (See Sketch) Note:
246 - GROUND FLOOR FLOORING - Install Upgrade Laminate Flooring - UPGRADE #1 - TORLEYS RECLAME LAMINATE - MALTED TAWNY OAK QS-UJF1548. To be installed throughout ground floor, where applicable. To Include; Main Hall and Home Office (See Sketch) Note: In Lieu of Builders Standard Laminate Flooring
469 - MAIN FLOOR FLOORING - Install Upgrade Laminate Flooring - UPGRADE #1 - TORLEYS RECLAME LAMINATE - MALTED TAWNY OAK QS-UJF1548. To be installed throughout main floor, where applicable. To Include; Family Room, and Living Room / Dining Room (See Sketch) Note: In Lieu of Builders Standard Laminate Flooring
67 - STAIRCASE LANDINGS - Install Upgrade Hardwood - 3 1/4" x 3/4" VINTAGE RED OAK NATURAL - To be installed throughout staircase landings, where applicable. (See Sketch) Note: In Lieu of Builders Standard Laminate Flooring
1 - DISCLAIMER - STAIRCASE; STAIRCASE - Purchaser has DECLINED Upgrade to Stain Staircase with Applicable Railing. Purchaser Accepts and Acknowledges that the staircase with applicable railing will NOT match the laminate flooring. Note: Vendor is Exempt.
1 - STAIRCASE VS FLOORING - WOOD SPECIES DIFFERENCE: STAIRCASE - The purchaser was advised and therefore accepts and acknowledges that the wood species of the staircase and flooring chosen do not match. This difference may result in a stain colour variance Note: The purchaser agrees that the vendor is to be exempt from any and all claims by the purchaser regarding this colour variance.
1 - STAIRCASE VS FLOORING - STAINING DIFFERENCE: STAIRCASE - The purchaser was advised and therefore accepts and acknowledges that the stain of the staircase and flooring chosen do not match. This difference might result in an undesirable colour variance. Note: The purchaser agrees that the vendor is to be exempt from any and all claims by the purchaser regarding this colour variance.
1 - STAIRCASE - Install Upgrade Railing Package - UPGRADE PACKAGE #1A - To be installed throughout staircase, where applicable (x2 Flights) (See Sketch) To Include; HANDRAIL - 3" CDR PICKETS-Steel - SingleCollar/Alt.Plain - Black POST-Type 900 3 1/2" Note:
1 - KITCHEN - Install Upgrade Granite Countertop - 2ND UPGRADE - BIANCO ANTICO GRANITE with 1 1/2" DOUBLE BEVEL EDGE - To be installed throughout kitchen, where applicable (Does not include stone backsplash) (See Sketch) Note:
1 - DISCLAIMER - GRANITE COUNTERTOP; KITCHEN - Due to the many variables that can affect the pattern, colour and/or design and "pitting" of natural products, granite installed will not be identical to the samples displayed. Note: Every effort is made to provide granite counter tops as close as possible but the vendor is not responsible for results which differ from the sample displayed. All countertop surfaces may have seems & product pattern & shade can change in areas containing seems. Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary.
1 - DISCLAIMER - STONE COUNTERTOP; KITCHEN - Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary. Note:
1 - KITCHEN - KITCHEN SINK - Install Upgrade Undermount Sink - BLANCO HORIZON U2 Undermount Sink - Model # 401234 (See Sketch) Note:



window
SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASER: KAVERIMANIAN KAVERISELVAN

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
17 Block 3	6	CROCUS(cor)-ELEV A-std ground with std upper	17-Oct-19

Date Added: 14-Nov-19

Invoice Number: 7347

1 - KITCHEN - KITCHEN FAUCET - Install the Builders Standard Faucet in the kitchen - DELTA Chrome Pull Down Kitchen Faucet (Single Hole) - Model # 976 LF Chrome
Note:

1 - KITCHEN - KITCHEN BACKSPLASH - Install Standard 3x6 Subway White Backsplash Tile in UPGRADE BRICK PATTERN - To be installed throughout kitchen, where applicable (does not include behind the fridge or stove) (See Sketch)
Note:

1 - APPLIANCE PACKAGE - Install Upgrade Appliance Package - UPGRADE PACKAGE #1 - To be installed throughout house, where applicable (See Sketch)
Note:

1 - KITCHEN - Install WATER LINE - ROUGH IN ONLY to Fridge at Kitchen (See Sketch)
Note:

1 - MASTER ENSUITE - Install TOE TESTER to the Standard Shower Stall in the Master Ensuite. Model #T14434-LC/R10000 (See Sketch)
Note:

1 - CLARIFICATION;
POWDER ROOM #1, POWDER ROOM #2, MASTER ENSUITE & MAIN BATH - Install the builders standard Plumbing Fixtures throughout all bathrooms, where applicable. To Include; Powder Room #1, Powder Room #2, Master Ensuite & Main Bath (See Sketch)
Note:

1 - BONUS PACKAGE - PURCHASER HAS APPLIED \$10,000.00 (Includes Taxes) WORTH OF UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE OF UPGRADES COMPLETED AT THE DECOR CENTRE
Note:

1 - PURCHASER HAS ATTENDED A COLOR APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES. Purchaser accepts and acknowledges that there will be no further changes/additions/deletions to be made upon signing on November 14,2019
Note:

1 - PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1,000 PLUS A 10% HOLDBACK FEE.
Note:

This Document is Extremely Time Sensitive - Printed 28 Nov 19 at 14:30



* INTERIOR COLOUR SCHEME *

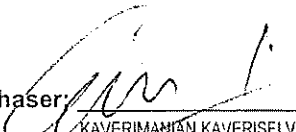
Purchaser	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
KAVERIMANIAN KAVERISELVAN	Melissa Di Marino	CROCUS(cor)-ELEV A-std ground with std upper	/	Forestside Estates Inc.	17/10/2019	17 Block 3

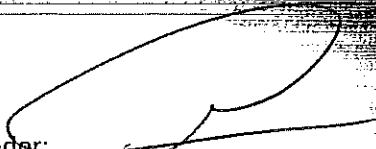
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	Flooring	Wall Tile				Plumbing
	Description	Main	Accent/Insert	Border / Listello	Pattern	
Master Ensuite	✓ 13x13 SAFARI CREAM (STD)	✓ 8x10 CARRARA MATTE (STD)	NONE	NONE	NONE	WHITE
Main Bathroom	✓ 13x13 SAFARI CREAM (STD)	✓ 8x10 CARRARA MATTE (STD)	NONE	NONE	NONE	WHITE
Powder Room #1	✓ 13x13 VOLCANO GOLD (STD)	N/A	N/A	N/A	NONE	WHITE
Powder Room #2	✓ 13x13 VOLCANO GOLD (STD)	N/A	N/A	N/A	NONE	WHITE
Kitchen/Breakfast	✓ 13x13 VOLCANO GOLD (STD)	✓ 3x6 SUBWAY WHITE (BrickPattern)(Upg)	NONE	NONE	✓ BRICK	UPG
Laundry	✓ 13x13 VOLCANO GOLD (STD)	N/A	N/A	N/A	NONE	STD
Foyer	✓ 13x13 VOLCANO GOLD (STD)	Railings and Stairs Railings UPG - 3" CDR Vintage Red Oak Natural Landing - Upper 3 1/4"Vintage RedOak Natural(Upg) (Y2) Pickets UPG-Steel SingleCollar/Alt Plain-Black Landing - Lower 3 1/4"Vintage RedOak Natural(Upg) Posts Upg-Type900 3 1/2" Vintage RedOak Natural Ledge - Upper N/A Stringers STD VINTAGE RED OAK NATURAL Ledge - Lower N/A Treads STD VINTAGE RED OAK NATURAL Risers STD VINTAGE RED OAK NATURAL Runner N/A Cornice Moulding / Medallion Foyer N/A Living Room N/A Dining Room N/A Family Room N/A Main Hall N/A Kitchen N/A 2nd Floor Hall N/A				
Main Hall	✓ 7 1/2" TorleysLaminate -TawnyOakQS-UF1548(Upg)					
Home Office	✓ 7 1/2" TorleysLaminate -TawnyOakQS-UF1548(Upg)					
Family Room	✓ 7 1/2" TorleysLaminate -TawnyOakQS-UF1548(Upg)					
Living Room	✓ 7 1/2" TorleysLaminate -TawnyOakQS-UF1548(Upg)					
Dining Room	7 1/2" TorleysLaminate -TawnyOakQS-UF1548(Upg)					
Upper Hall	✓ MOHAWK - OPENING NIGHT - T20 (STD)					
		Trim Baseboard & Casing STANDARD Knobs STANDARD Front Door Glass STANDARD Hinges STANDARD Interior Doors STANDARD - CARRARA Grip Set STANDARD				
Master Bedroom	✓ MOHAWK - OPENING NIGHT - T20 (STD)					
Bedroom 2	✓ MOHAWK - OPENING NIGHT - T20 (STD)					
Bedroom 3	✓ MOHAWK - OPENING NIGHT - T20 (STD)					
		Notes ✓ KITCHEN - KITCHEN SINK - install Upgrade Undermount Sink - BLANCO Horizon U2 Undermount Sink - Model # 401234 ✓ KITCHEN - KITCHEN FAUCET - install the Builders Standard Faucet in the kitchen - DELTA Chrome Pull Down Kitchen Faucet (Single Hole) - Model # 976 LF Chrome				
Rear Yard Access	✓ STANDARD					

Page 1 of 3

Consultant: 
Melissa Di Marino

Purchaser: 
KAVERIMANIAN KAVERISELVAN

Vendor: 
Forestside Estates Inc.



* INTERIOR COLOUR SCHEME *

Purchaser	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
KAVERIMANIAN KAVERISELVAN	Melissa Di Marino	CROCUS(cor)-ELEV A-std ground with std upper	/	Forestside Estates Inc.	17/10/2019	17 Block 3

Page 2 of 3

Interior Paint		Cabinet			
	Description	Style	Countertop	Counter Edge	Handle / Knob
Master Ensuite	COOL WHITE	EURO - MELAMINE - ARCTIC WF-394 (STD)	7264-58 LIMESTONE (STD)	STD	7814-BORB
Main Bathroom	COOL WHITE	EURO - MELAMINE - ARCTIC WF-394 (STD)	7264-58 LIMESTONE (STD)	STD	7814-BORB
Powder Room #1	COOL WHITE	N/A	N/A	N/A	N/A
Powder Room #2	COOL WHITE	N/A	N/A	N/A	N/A
Kitchen/Breakfast	COOL WHITE	NY THERMOFOIL - WHITE (STD)	BIANCO ANTICO GRANITE (UPG)	1 1/2" DOUBLE BEVEL (STD)	9041-193
Laundry	COOL WHITE	N/A	N/A	N/A	
Foyer	COOL WHITE				
Main Hall	COOL WHITE				
Home Office	COOL WHITE				
Family Room	COOL WHITE				
Living Room	COOL WHITE				
Dining Room	COOL WHITE				
Rear Yard Access	COOL WHITE				
Upper Hall	COOL WHITE				
Master Bedroom	COOL WHITE				
Bedroom 2	COOL WHITE				
Bedroom 3	COOL WHITE				

Appliance Opening/Dimension

Fridge Size Range

Built-Ins ☒ None Microwave

Hood Fan ☒ SEE NOTES Exhaust Opening ☒ 6" ☐ 8"

Dishwasher Cabinet

Fireplace

Fireplace	N/A	Fireplace	N/A
Location Flooring	N/A	Location Flooring	N/A
Style	N/A	Style	N/A
Finish	N/A	Finish	N/A
Marble	N/A	Marble	N/A
Hearth	N/A	Hearth	N/A

Notes

*KITCHEN - INSTALL UPGRADE APPLIANCE PACKAGE - UPGRADE PACKAGE #1 - BE INSTALLED THROUGHOUT HOUSE, WHERE APPLICABLE

Page 2 of 3

Decor Consultant:

Melissa Di Marino

Purchaser:

KAVERIMANIAN KAVERISELVAN

Vendor:

Forestside Estates Inc.

Lot 11 / Blk 3 Forestside

Villa

KITCHENS & FINE CABINETS LTD

8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 669-7028
Fax. (905) 669-7903
email: designstudio@villakitchens.ca
www.villakitchens.ca

CLIENT: ROYAL PINE HOMES

PROJECT: FORESTSIDE

ADDRESS: RP-FS6-17 BLK 03

MODEL: CROCUS CORNER ELEV A

KITCHEN

UPGRADE APPLIANCE PKG #1

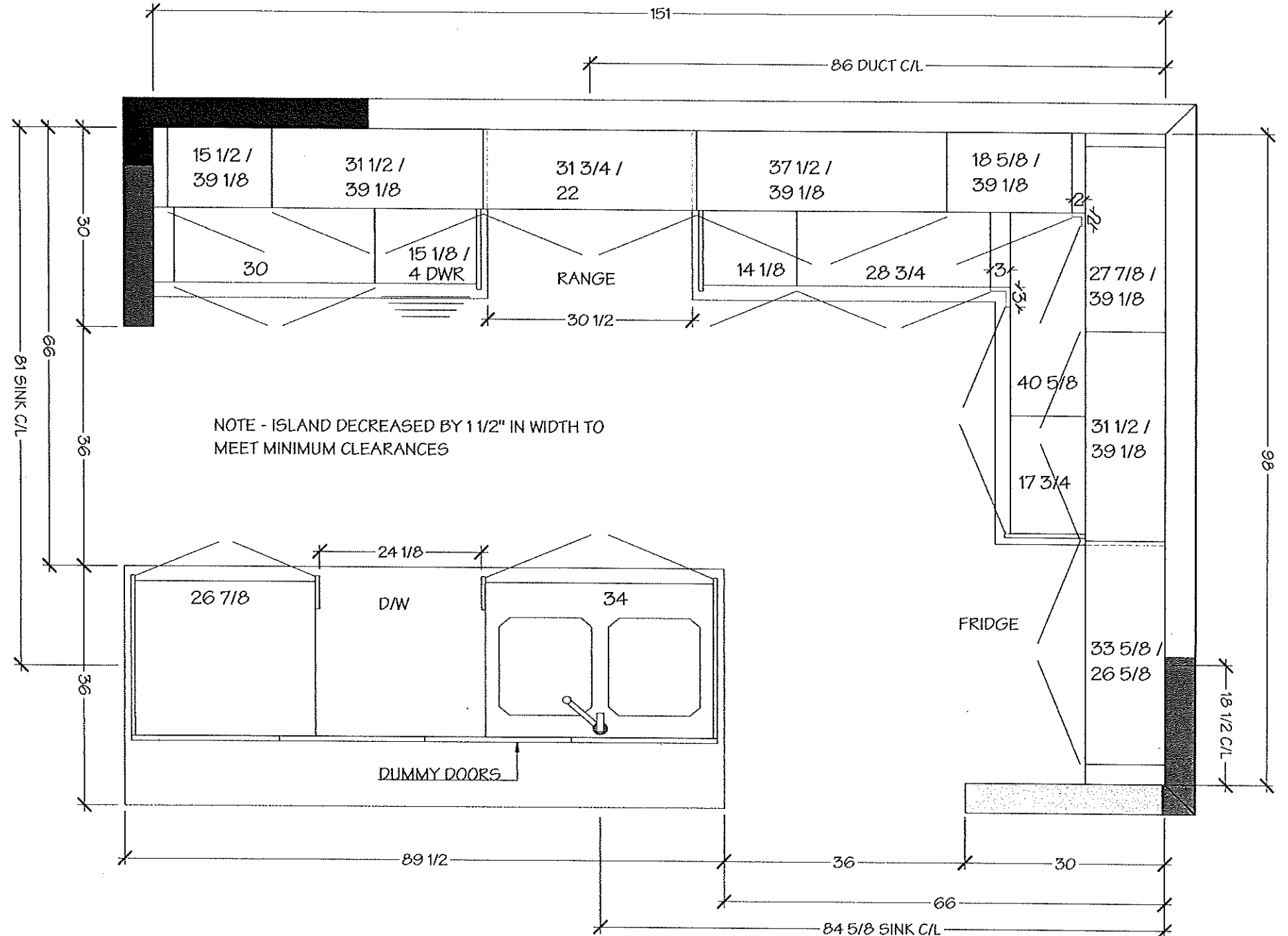
November 19, 2019

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DATE: NOV 18/2019

REVISION:

PAGE: 1 OF 6



Lot 17 / BLK 3 Forestside

Villa

KITCHENS & FINE CABINETRY LTD

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Concord, Ontario L4K 4L7
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Fax. (905) 669-7903
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www.villakitchens.ca

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PROJECT: FORESTSIDE

ADDRESS: RP-FS6-17 BLK 03

MODEL: CROCUS CORNER ELEV A

KITCHEN

UPGRADE APPLIANCE PKG #1

November 19, 2019

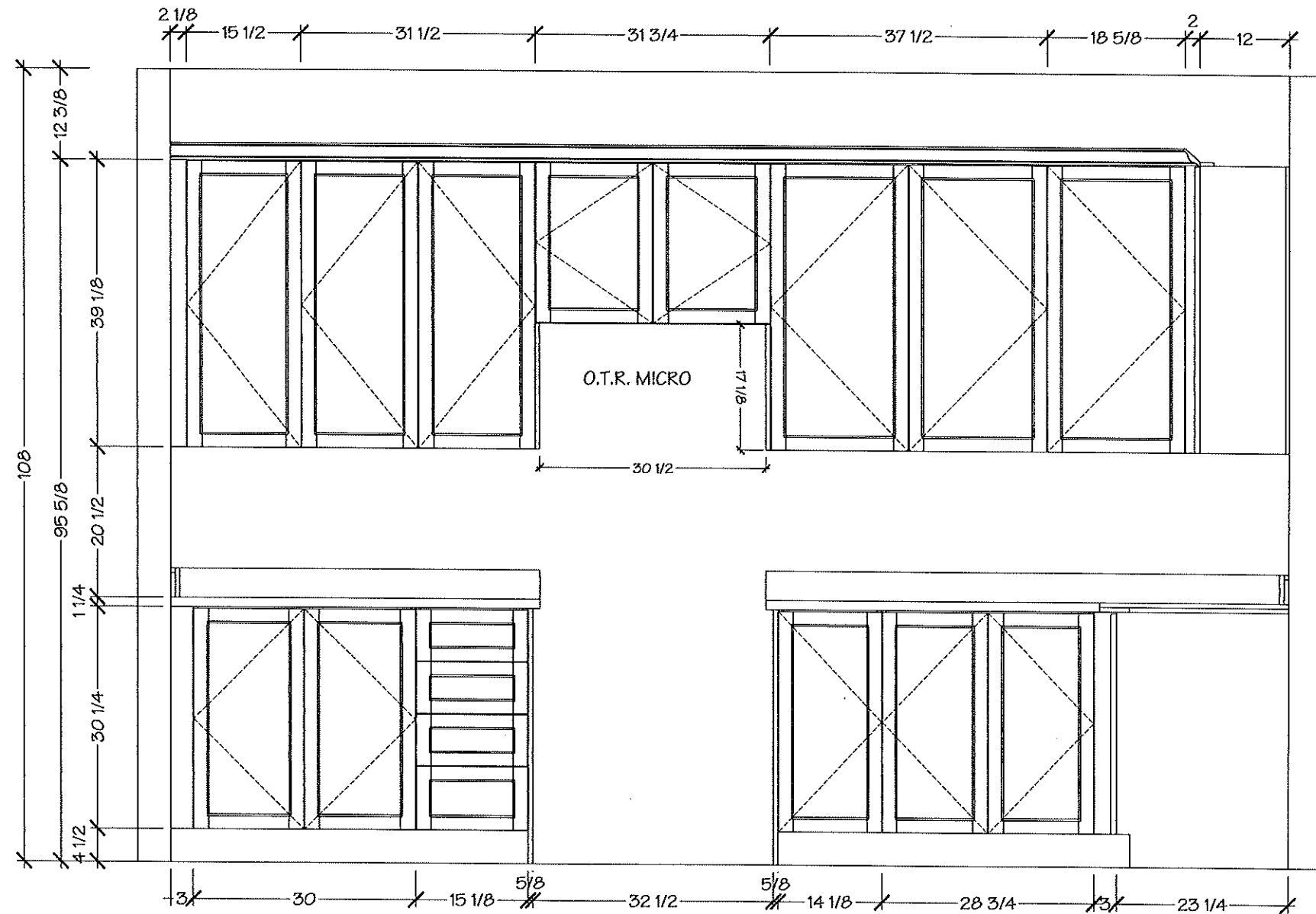


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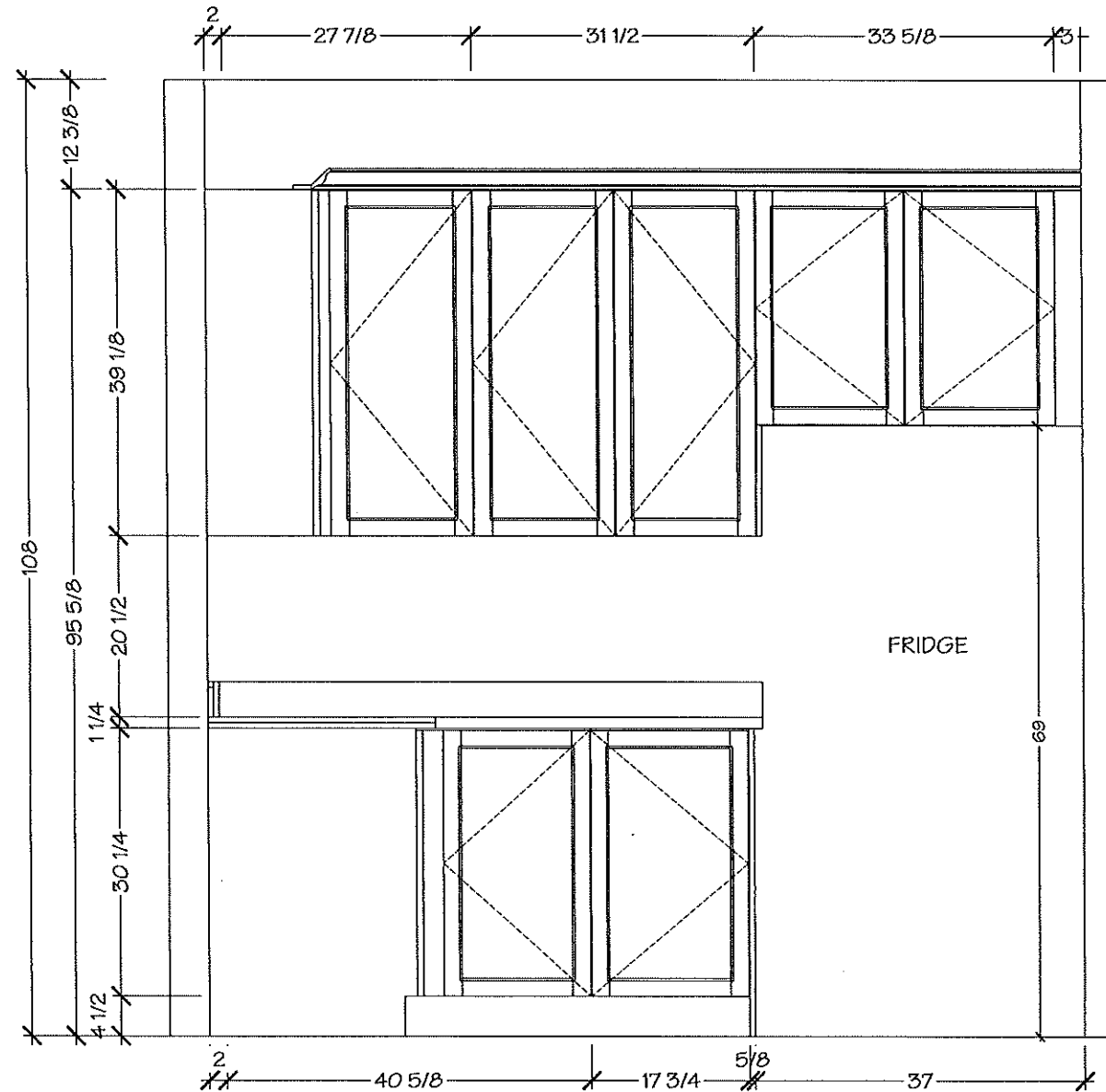
KITCHEN

UPGRADE APPLIANCE PKG #1

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MODEL: CROCUS CORNER ELEV A

KITCHEN

UPGRADE APPLIANCE PKG #1

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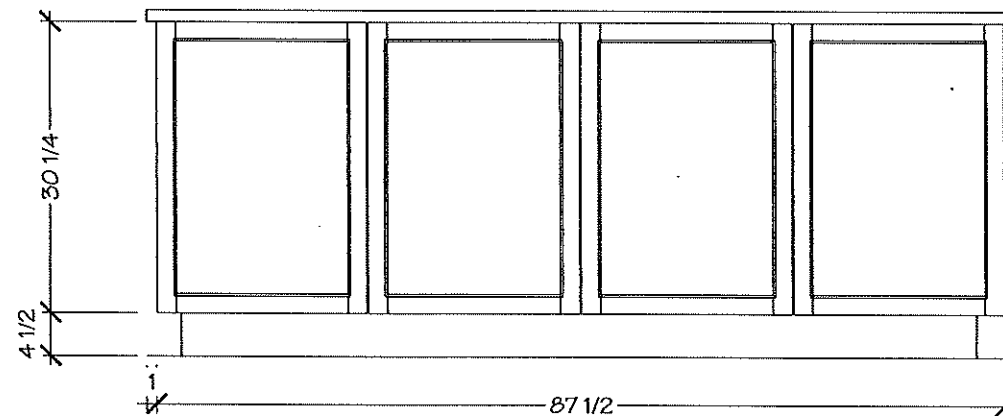
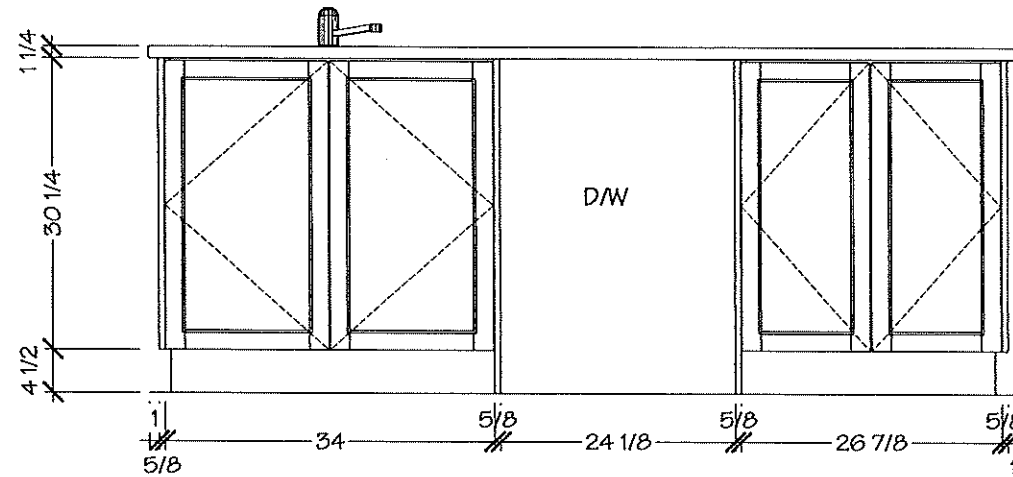


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Lot 171 BLK 3 Forestside

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PROJECT: FORESTSIDE

ADDRESS: RP-FS6-17 BLK 03

MODEL: CROCUS CORNER ELEV A

MASTER ENSUITE

November 19, 2019

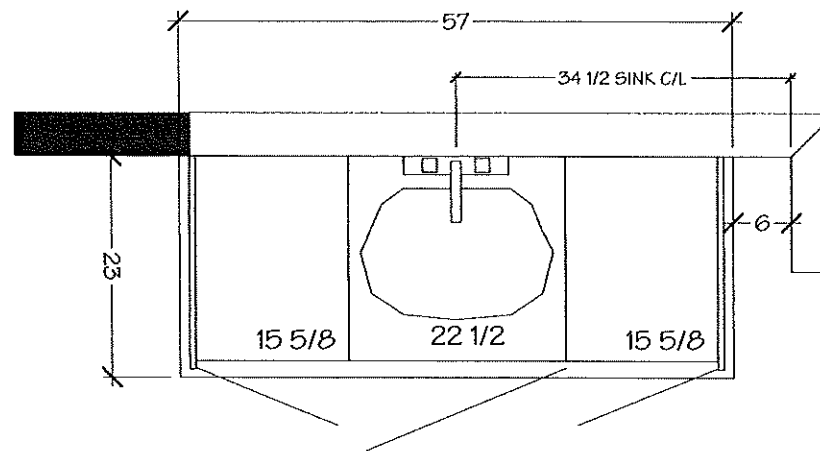


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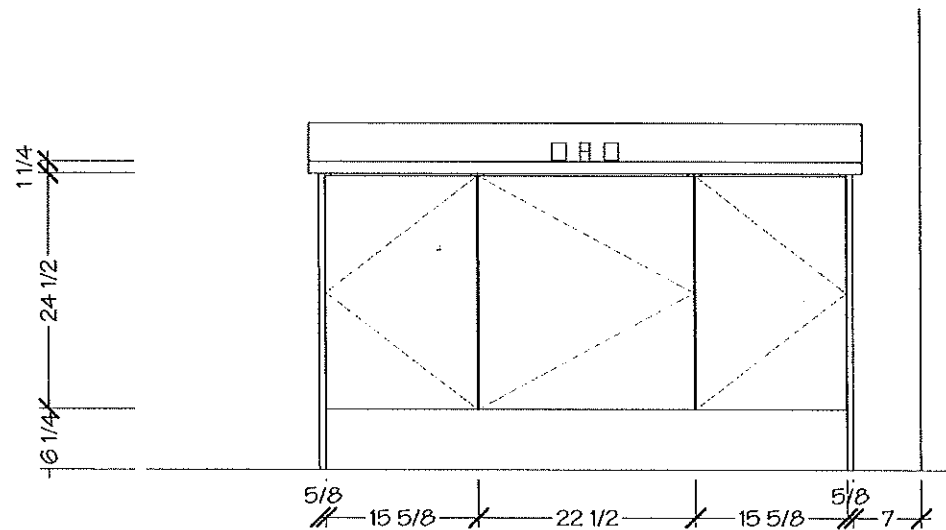
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MASTER ENSUITE



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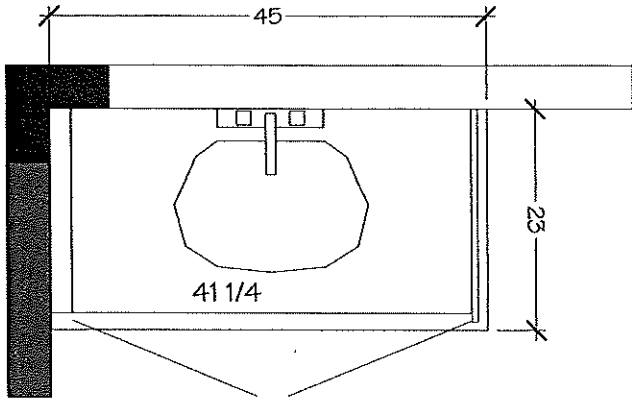
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ADDRESS: RP-FS6-17 BLK 03
MODEL: CROCUS CORNER ELEV A

MAIN BATH

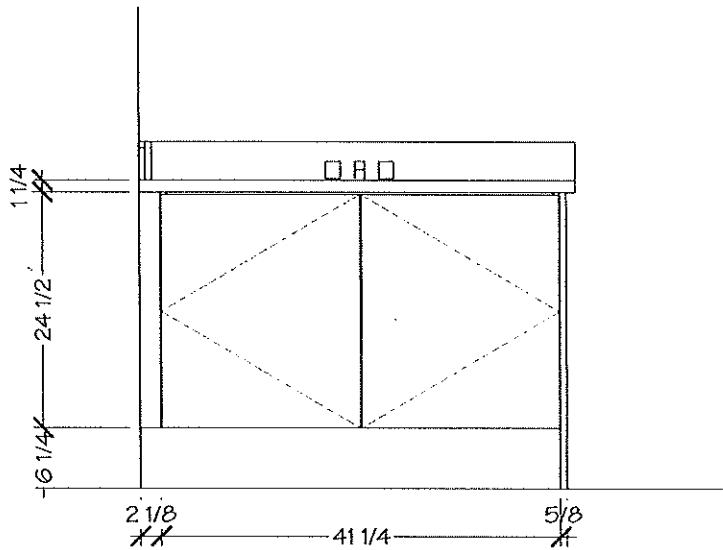
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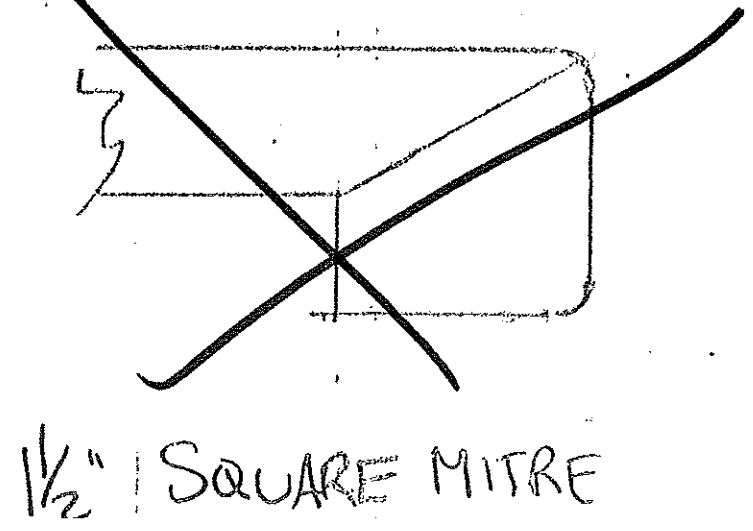
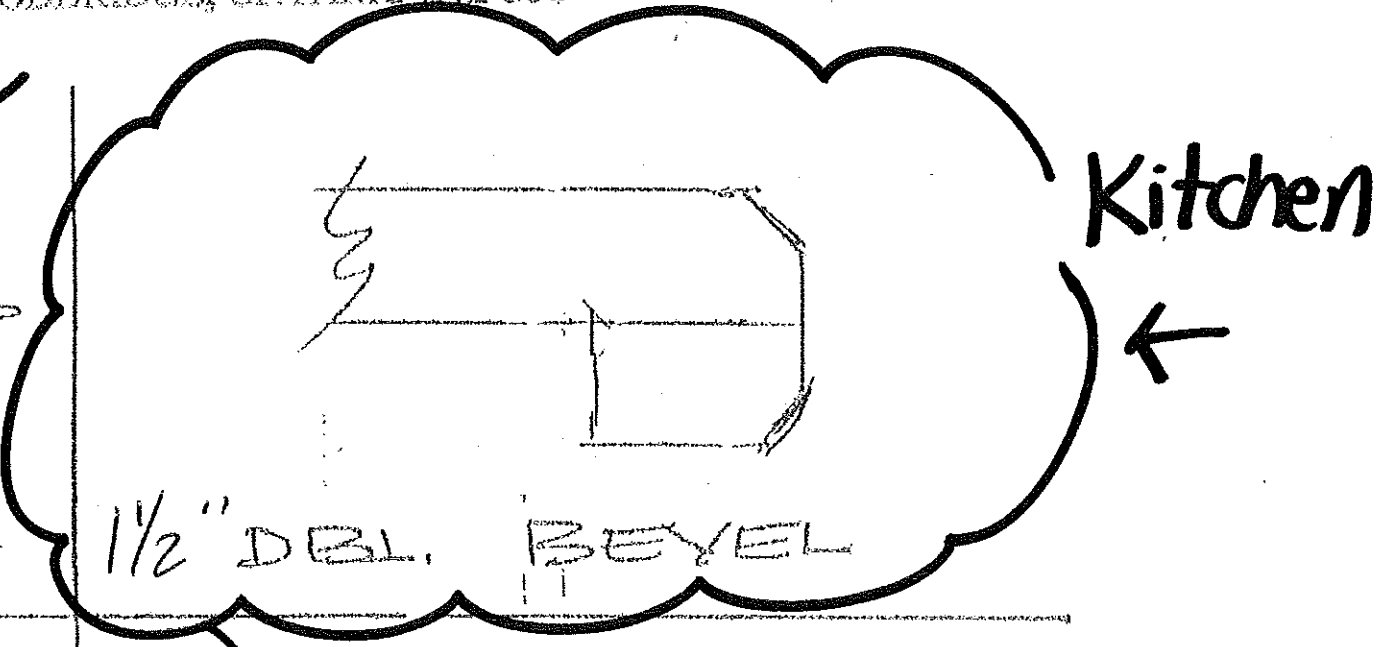
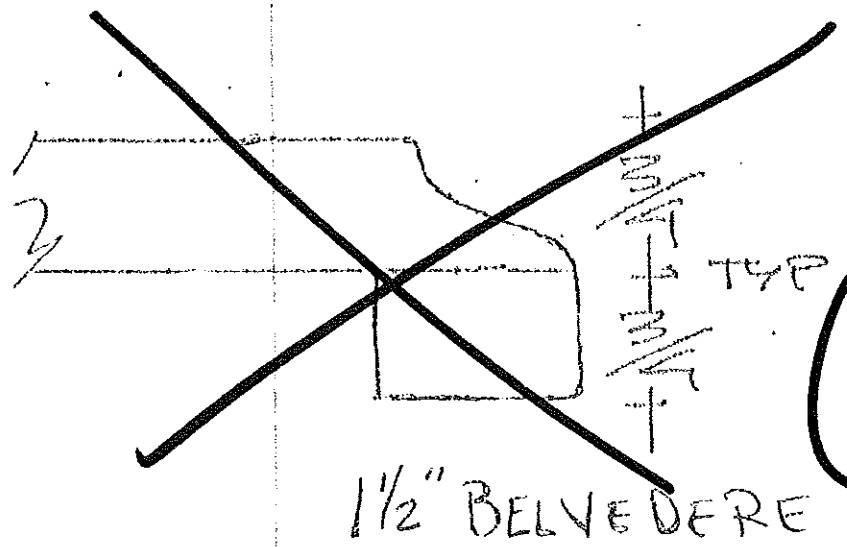
MAIN BATH



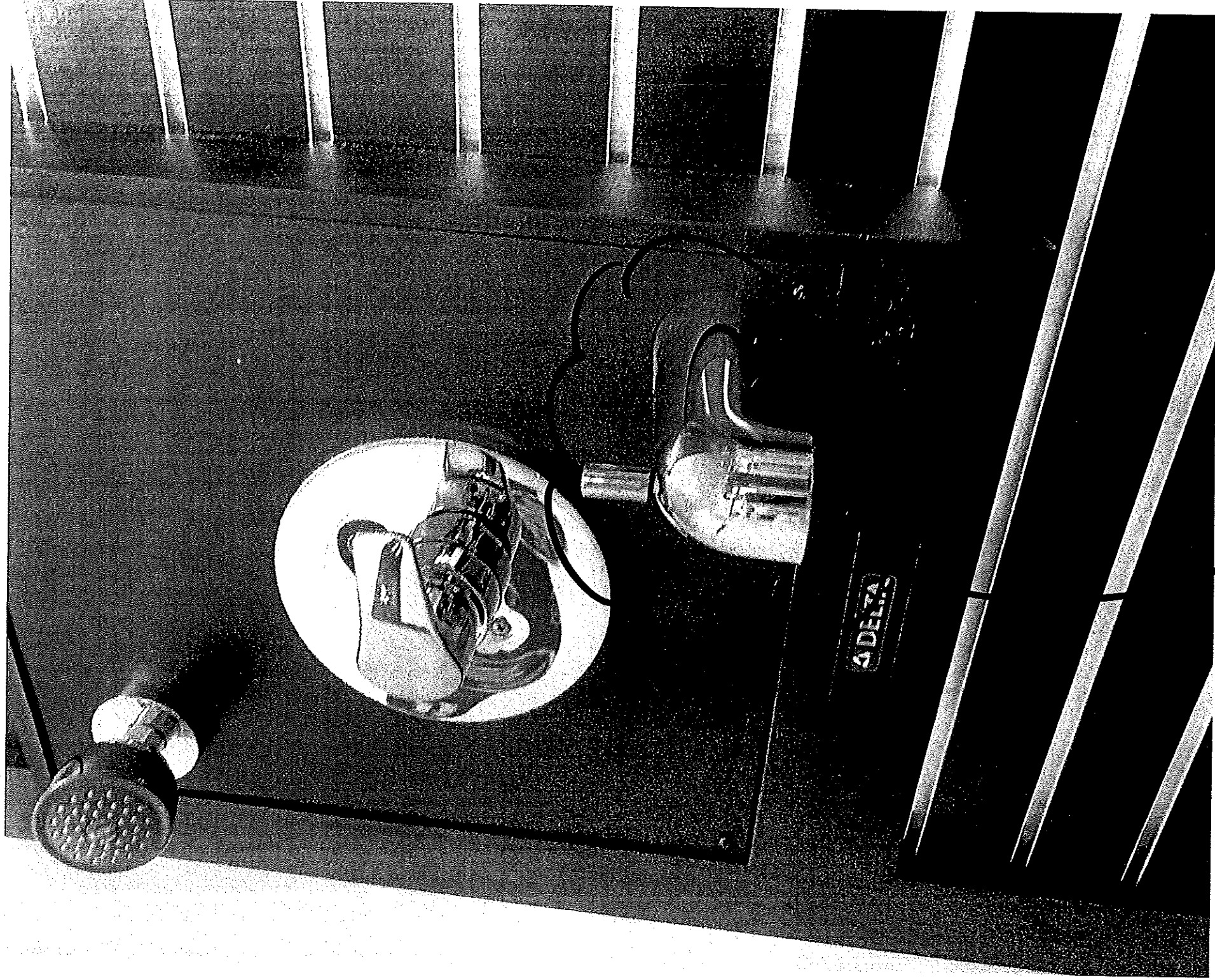
November 14, 2019

Lot 17/BLK 3
Forestside

ARISTON
MARBLE & GRANITE LTD.
119 WINGES RD.
WOODBRIIDGE, ONTARIO L4L 6C2



Lot 17/BLK3
Forestsider
STANDARD SHOWER

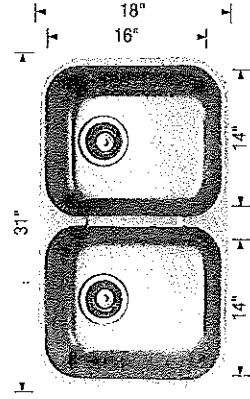


→ Add Toe Tester
Master Envyite
Shower

HORIZON™
Undermount

Lot 17/BLK3 Forestside

HORIZON™ U 2



Sink Specifications

Undermount
Minimum Cabinet Size*
33" (840 mm)
Bowl Depth
8" (205 mm)
Cubed Weight
49 lb. (22 kg)

Note: 18 gauge stainless steel

Model
N

401234

Installed
Price**

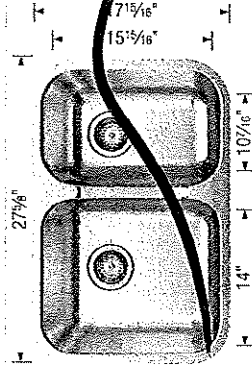
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Optional accessories

406406 Grid
517666 CapFlow™

Kitchen

HORIZON™ U 1.5



Sink Specifications

Undermount
Minimum Cabinet Size*
30" (760 mm)
Bowl Depth
8" (205 mm)
Cubed Weight
61 lb. (28 kg)

Note: 18 gauge stainless steel

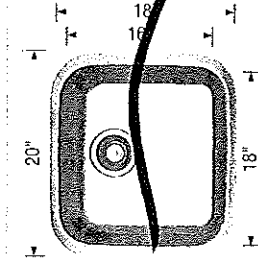
Model
N

402148

Installed
Price**

406409 Grid (LB)
406407 Grid (SB)
517666 CapFlow™

HORIZON™ U 1



Sink Specifications

Undermount
Minimum Cabinet Size*
24" (610 mm)
Bowl Depth
8" (205 mm)
Cubed Weight
20 lb. (9 kg)

Note: 20 gauge stainless steel

Model
N

401251

Installed
Price**

517666 CapFlow™

November 14, 2019

* Depending on cabinet construction, a different cabinet size may be required. Consult the cabinet manufacturer. | ** Installed price subject to change.