

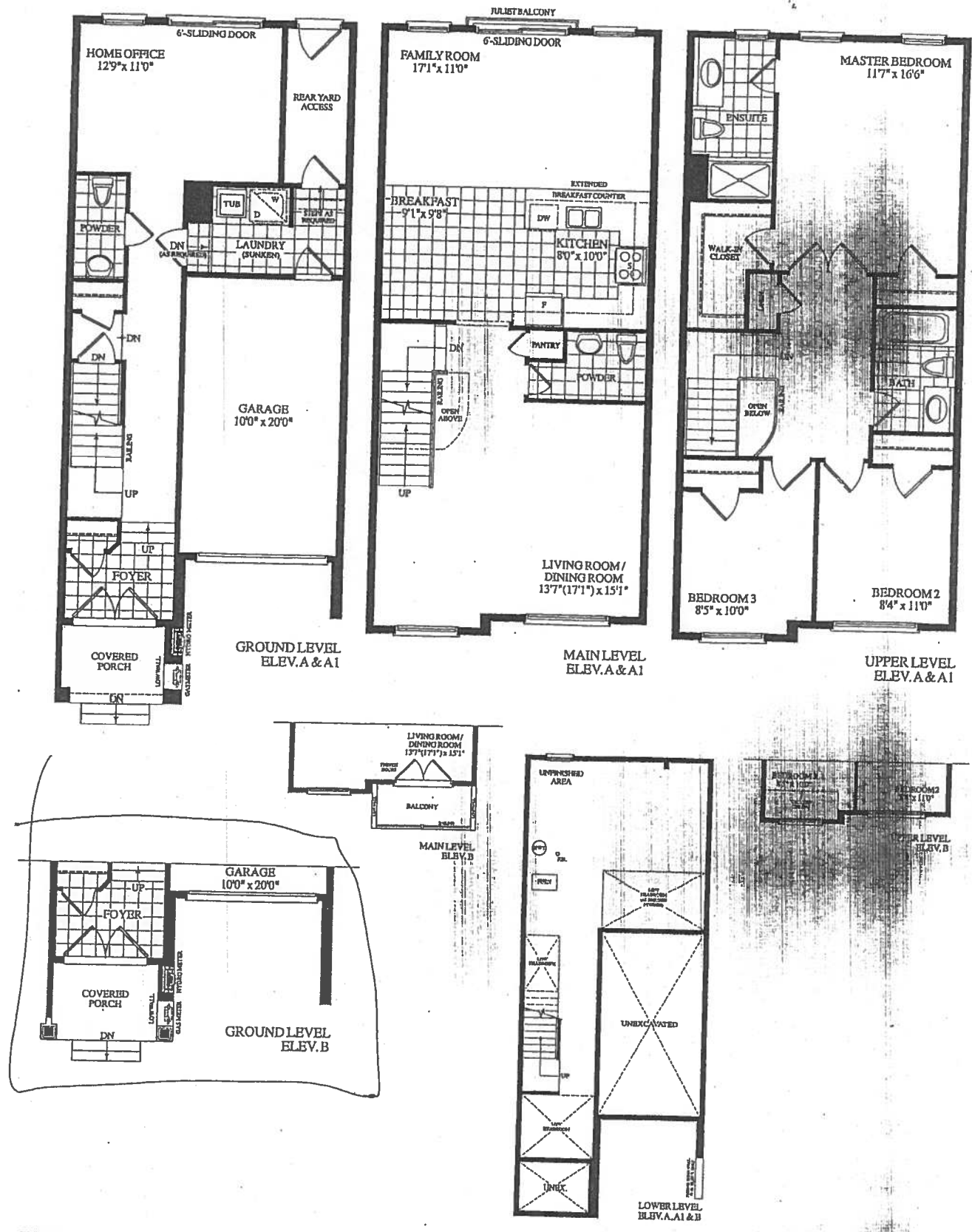
Original

18 TOWNHOMES

CHESTNUT

(18-03)

2140 SQ. FT.
(INCLUDES 10 SQ. FT. OF OPEN AREA)



ROYALPINEHOMES.COM



LOT 27, BLOCK 5
ELEV. B

Description - Vendor to Supply and Install the Following as Per Purchase Price

- ONUS PACKAGE -PURCHASER TO RECEIVE \$10,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES DECOR CENTRE AT TIME OF COLOUR CHART
- ONUS 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
- ALL AREAS NOT COVERED WITH CERAMIC TILES ON MAIN/GROUND LEVEL, INCLUDING STAIR
- LANDINGS AS PER PLAN.

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BLK. 5 LOT 27 EL.B

CHESTNUT

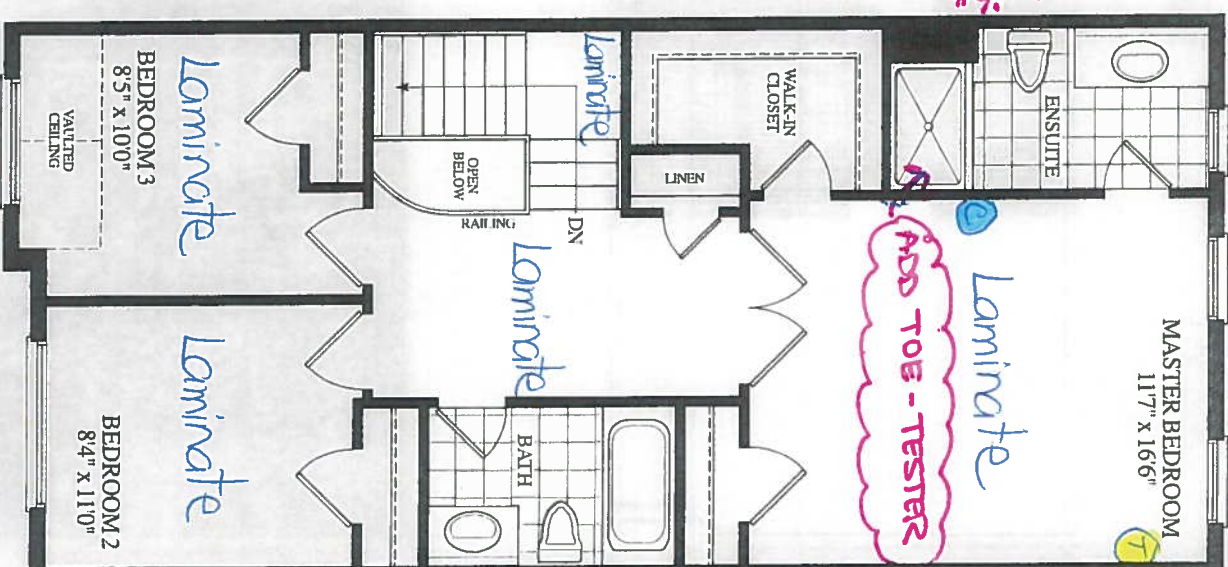
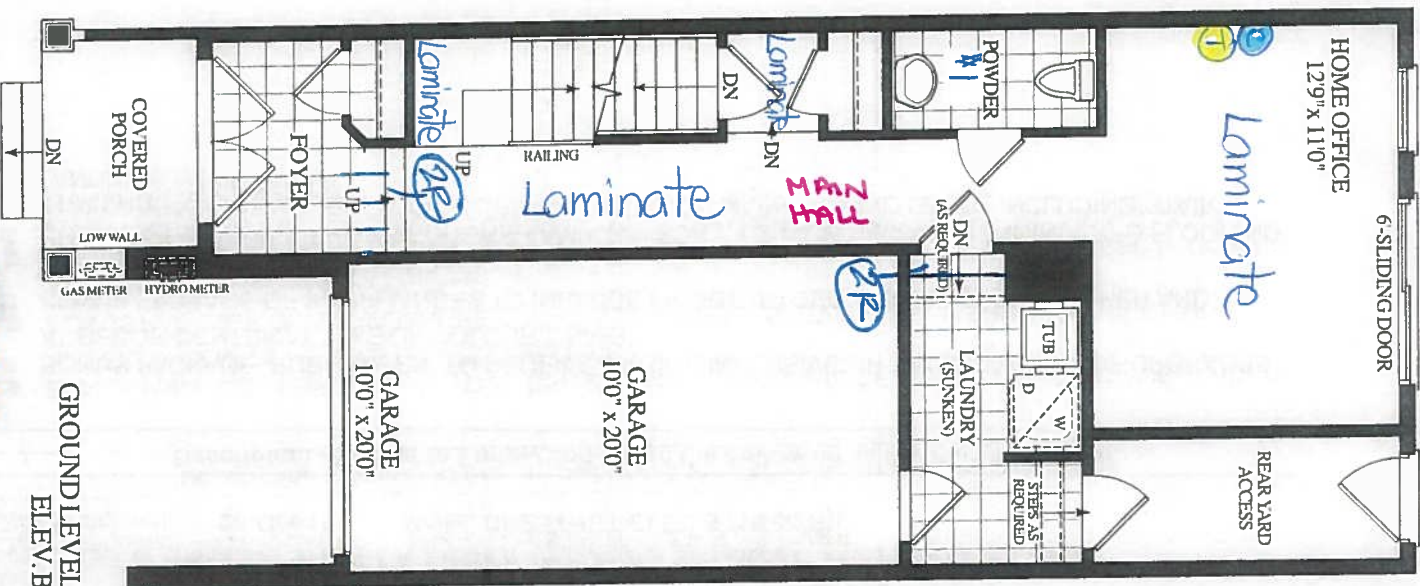
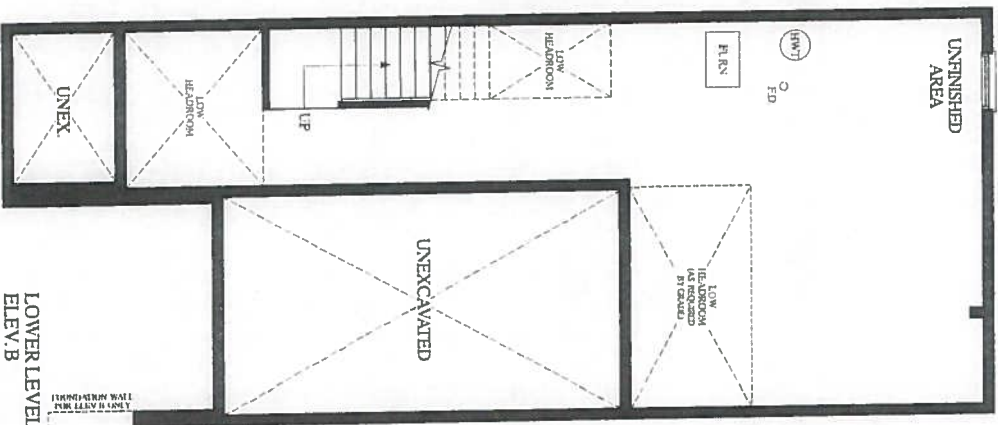
(18-03)

2140 SQ. FT.

(INCLUDES 10 SQ. FT. OF OPEN AREA)

STANDARD FLOOR LEVELS

CONSTRUCTION LAYOUT



UPPER LEVEL
ELEV. B

NOVEMBER 4, 2019

- 1-cable (x3)
- 1-Telephone (x3)
- CATT6 (x1)

RECEIVED
SEPT 6 '19



CONSTRUCTION SUMMARY
Forestside Estates Inc.

PURCHASER: RAMESHWAR SINGH NANWA TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
27 Block 5	6	CHESTNUT-ELEV B	28-Oct-19	

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

Offer	BONUS PACKAGE OF 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER, WASHER AND DRYER AS PER VENDORS SAMPLES
Workshee	Note:

Offer	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.
Workshee	Note:



Window

SITE COPY

CONSTRUCTION SUMMARY				
Forestside Estates Inc.				
PURCHASER: RAMESHWAR SINGH NANWA				TEL:
LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
27 Block 5	6	CHESTNUT-ELEV B	28-Oct-19	

Date Added: 04-Nov-19 Invoice Number: 7333

1 - Standard Cable Rough-Ins (x3) and Standard Telephone Rough-Ins (x3) (See Sketch) Note:
1 - FAMILY ROOM - Install ONE (1) CAT 6 ROUGH-IN at Fmaily Room (See Sketch) Note:
2 - STAIRCASE - STAIN OAK STAIRCASE WITH IRON PICKETS - To be Stained in: VINTAGE RED OAK COBALT, throughout staircase where applicable (x2 Flights) To Include; Staircase from Ground Floor to Main Floor, and Main Floor to 2nd Floor Note: In Lieu of Builders Standard Natural Oak (See Sketch)
1 - DISCLAIMER - 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 co Note: The purchaser agrees that the vendor is to be exempt from any and all claims by the purchaser regarding this colour variance.
1 - DISCLAIMER - 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 colo 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-Metal - SingleCollar / Alt. Plain - Black POST-Type 900 3 1/2" Note:
573 - UPPER LEVEL FLOORING - Install LAMINATE FLOORING - TORLEYS FOREST - OKANOGAN 9742-P - To be installed throughout Upper Level, where applicable. To Include; Upper Hall, Master Bedroom, Bedroom #2 and Bedroom #3 (See Sketch) Note:
1 - APPLIANCE PACKAGE - Install STANDARD APPLIANCE PACKAGE - To be installed throughout home, where applicable (See Sketch) Note:
1 - KITCHEN - CABINETRY - Accommodate the fridge opening for a future 36" wide fridge. (See Sketch) Note: Purchaser Accepts and Acknowledges that the Builders Standard Fridge will be 30" Wide.
1 - KITCHEN - CABINETRY - Install ONE (1) BASE PIE-CUT CORNER CABINET WITH SHELF at Kitchen. To be installed at corner between stove and sink (See Sketch) Note:
1 - KITCHEN - CABINETRY - Install ONE (1) BASE SPICE/OIL PULL-OUT (with Soft Close) at kitchen. To be installed beside stove (See Sketch) Note:
1 - KITCHEN - CABINETRY - Install SOFT CLOSE HARWARE throughout Kitchen Cabinetry, where applicable (See Sketch) Note:
1 - KITCHEN - KITCHEN SINK - Install the Builders Standard Top Mount Sink in the kitchen - BLANCO HORIZON 2.0 (8") Top mount Sink- Model # 401124 Note:
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:



Window
SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASER: RAMESHWAR SINGH NANWA

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
27 Block 5	6	CHESTNUT-ELEV B	28-Oct-19	

Date Added: 04-Nov-19

Invoice Number: 7333

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

52 - MASTER ENSUITE - PORCELAIN TILES - 2ND UPGRADE - 20x20 CALACATTA GRIS - To be installed throughout master ensuite floor, where applicable. (To be Installed Straight) (See Sketch)
Note: Includes Larger Size

1 - MASTER ENSUITE - Install Upgrade Stone Cuntertop - UPGRADE #2 - QUORASTONE CALACATTA TAJ with 1 1/2" Double Bevel Edge - To be installed throughout master ensuite vanity, where applicable (Includes 3" Splash)
Note: Includes Cut Out For Upgrade Undermount Sink

1 - DISCLAIMER - STONE COUNTERTOP;
MASTER ENSUITE - Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary.
Note:

1 - MASTER ENSUITE - Install Upgrade Undermount Sink - CONTRAC CALVIN Oval Undermount Sink - Model # 4220-CFY (x1 Sink) (See Sketch)
Note: **To be Installed with Builders Standard Vanity Faucet**

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

1 - CLARIFICATION;
POWDER ROOM #1 / POWDER ROOM #2 / MAIN BATH - Install Builders Standard Plumbing Fixtures throughout Powder Room #1, Powder Room #2, and Main Bath where applicable. (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 4,2019
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 25 Nov 19 at 11:16



Flooring						
	Description	Main	Accent/Insert	Border / Listello	Pattern	Plumbing
Master Ensuite	✓ 20x20 CALACATTA GRIS (STRAIGHT) (UPG)	✓ 8x10 CARRARA MATT (STD)	NONE	NONE	NONE	WHITE
Main Bathroom	✓ 13x13 RUSTIC LIGHT BROWN (STD)	✓ 8x10 TUSCANY GREY (STD)	NONE	NONE	NONE	WHITE
Powder Room #1	✓ 13x13 RUSTIC LIGHT BROWN (STD)	N/A	N/A	N/A	NONE	WHITE
Powder Room #2	✓ 13x13 SPIRIT SAND (STD)	N/A	N/A	N/A	NONE	WHITE
Kitchen/Breakfast	✓ 13x13 SPIRIT SAND (STD)	✓ 3x6 SUBWAY BONE (BrickPattern)(Upg)	NONE	NONE	✓ BRICK	STD
Laundry	✓ 13x13 RUSTIC LIGHT BROWN (STD)	N/A	N/A	N/A	NONE	STD
Foyer	✓ 13x13 RUSTIC LIGHT BROWN (STD)					
Main Hall	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (STD)					
Home Office	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (STD)					
Family Room	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (STD)					
Living Room	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (STD)					
Dining Room	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (STD)					
Rear Yard Access	✓ STANDARD					
Upper Hall	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (UPG)					
Master Bedroom	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (UPG)					
Bedroom 2	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (UPG)					
Bedroom 3	✓ 7 1/2" Torleys Forest - Okanogan 9742-P (UPG)					

Wall Tile				
	Main	Accent/Insert	Border / Listello	Pattern
	8x10 CARRARA MATT (STD)	NONE	NONE	NONE
	8x10 TUSCANY GREY (STD)	NONE	NONE	NONE
	N/A	N/A	N/A	NONE
	N/A	N/A	N/A	NONE
	3x6 SUBWAY BONE (BrickPattern)(Upg)	NONE	NONE	✓ BRICK
	N/A	N/A	N/A	NONE

Railings and Stairs	
Railings	✓ UPG - 3" CDR - Vintage Red Oak Cobalt
Pickets	✓ UPG - Metal Single Collar/Alt.Plain - Black
Posts	✓ UPG - Plain SQ 3 1/2" Vintage Red Oak Cobalt
Stringers	✓ STD - VINTAGE RED OAK COBALT
Treads	✓ STD - VINTAGE RED OAK COBALT
Risers	✓ STD - VINTAGE RED OAK COBALT
Runner	N/A
Landing - Upper	✓ 7 1/2"TorleysForestOkanogan9742P
Landing - Lower	7 1/2"TorleysForestOkanogan9742P
Ledge - Upper	N/A
Ledge - Lower	N/A

Trim	
Baseboard & Casing	✓ STANDARD
Front Door Glass	✓ STANDARD
Interior Doors	✓ STANDARD - CARRARA
Knobs	✓ STANDARD
Hinges	✓ STANDARD
Grip Set	✓ STANDARD

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

Notes

KITCHEN - KITCHEN FAUCET - Install the Builders Standard Faucet in the kitchen - DELTA Chrome Pull Down Kitchen Faucet (Single Hole) - Model # 976 LF Chrome
KITCHEN - KITCHEN SINK - Install the Builders Standard Top Mount Sink in the kitchen - BLANCO HORIZON 2.0 (8") Top mount Sink- Model # 401124

Page 1 of 3

Vendor: Forestsides Estates Inc



* INTERIOR COLOUR SCHEME *

Purchaser	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
RAMESHWAR SINGH NANWA	Melissa Di Marino	CHESTNUT-ELEV B	/	Forestside Estates Inc.	28/10/2019	27 Block 5

Page 2 of 3

Interior Paint

Description

Master Ensuite

COOL WHITE

Main Bathroom

COOL WHITE

Powder Room #1

COOL WHITE

Powder Room #2

COOL WHITE

Kitchen/Breakfast

COOL WHITE

Laundry

COOL WHITE

Foyer

COOL WHITE

Main Hall

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

Cabinet

Style

EURO - MELAMINE - COFFEE WF-395 (STD)

Countertop

Quorastone Calacatta Taj (UPG)

Counter Edge

1 1/2" DOUBLE BEVEL (STD)

Handle / Knob

65017-195

EURO - MELAMINE - ARCTIC - WF-394 (STD)

7735-58 PORTICO MARBLE (STD)

STD

65017-195

N/A

N/A

N/A

N/A

N/A

N/A

N/A

N/A

EURO - MELAMINE - LICORICE - WF-392 (STD)

P-394 CA ARCTIC SNOW (STD)

STD

65017-195

N/A

N/A

N/A

N/A

Appliance Opening/Dimension

Fridge Size SEE NOTES

Range

Std 31in Opening

Built-ins None

Microwave

None

Hood Fan

Std 30in

Exhaust Opening

6"

8"

Dishwasher Cabinet

Std 24in Opening

Notes

KITCHEN - Install STANDARD APPLIANCE PACKAGE Throughout house, where applicable

KITCHEN - Install STANDARD WHITE EXHAUST FAN

KITCHEN - Accommodate Fridge Opening for 36" Wide Future Fridge

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

Page 2 of 3

Decor Consultant:

Melissa Di Marino

Purchaser:

RAMESHWAR SINGH NANWA

Vendor:

Forestside Estates Inc.

Lot 21 / Blk 5 Forestside

Villa

KITCHENS & FINE CABINETRY LTD
8111 Jane St Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 688-7021
Fax. (905) 688-7983
email: design@villakitchens.ca
www.villakitchens.ca

CLIENT: ROMA FINE HOMES
PROJECT: FORESTSIDE
ADDRESS: WFS#47 BLK 05
MODEL: CHESNUT 1803 ELEV. MA1/B

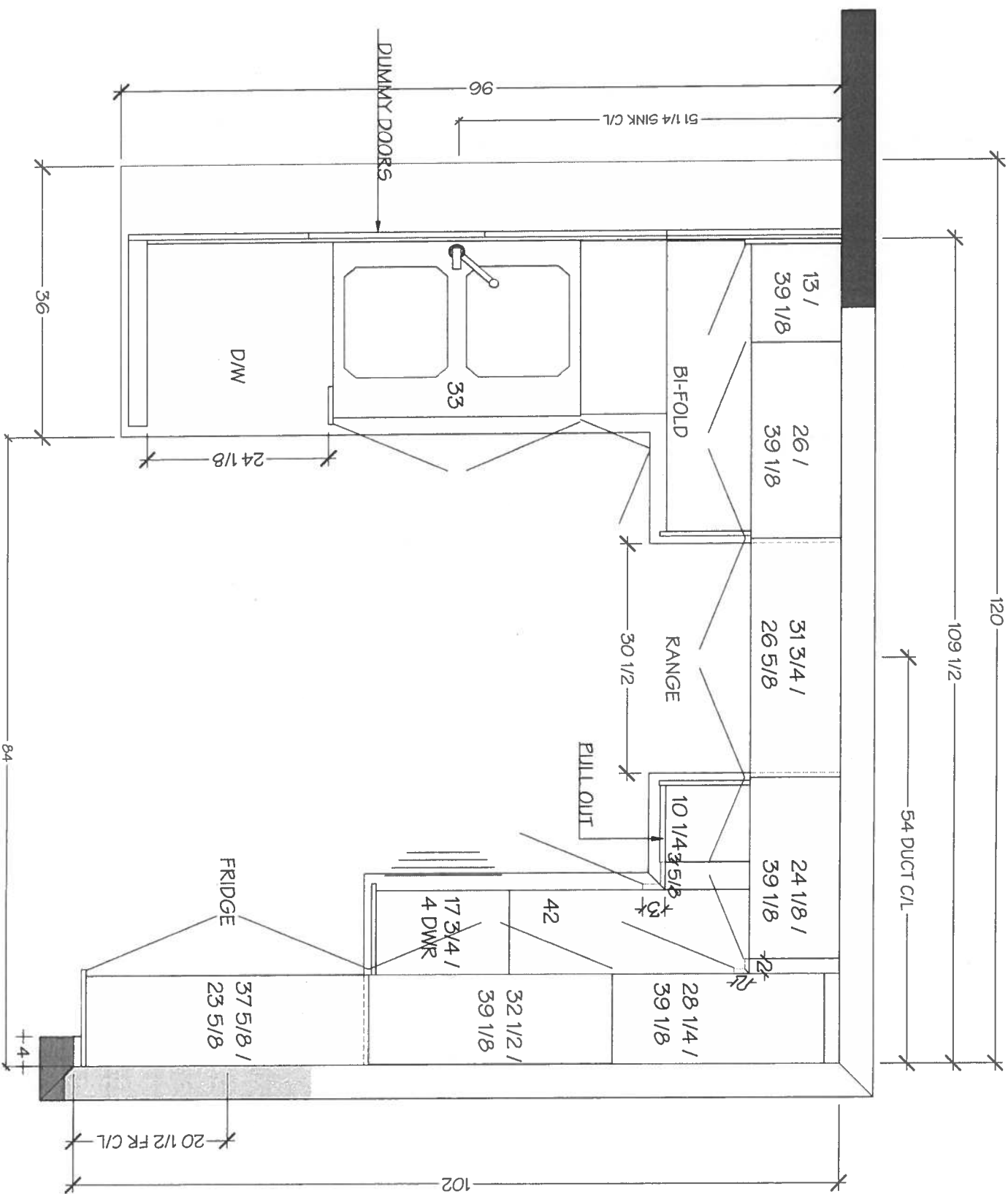
KITCHEN

November 7, 2019



- EXTRAS:
- 1. ACCOMMODATE WIDER FRIDGE OPENING FOR 36" FRIDGE
 - 2. BASE BRAND CORNER CABINET WITH SHELF
 - 3. SOFT CLOSE PULL OUT TO RIGHT OF RANGE
 - 4. SOFT CLOSE HARDWARE

DRAWN BY: JDD
DATE: NOV 17/2019
REVISION:
PAGE: 1 OF 5



Lot 27 / Blk 5 Forestside

J. K. K.

KITCHENS & FINE CABINETRY LTD
8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 669-7028
Fax. (905) 669-7993
email: designstudio@villakitchens.ca
www.villakitchens.ca

CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS-27 BLK 05
MODEL: CHESTNUT 1803 ELEV. AA1/B

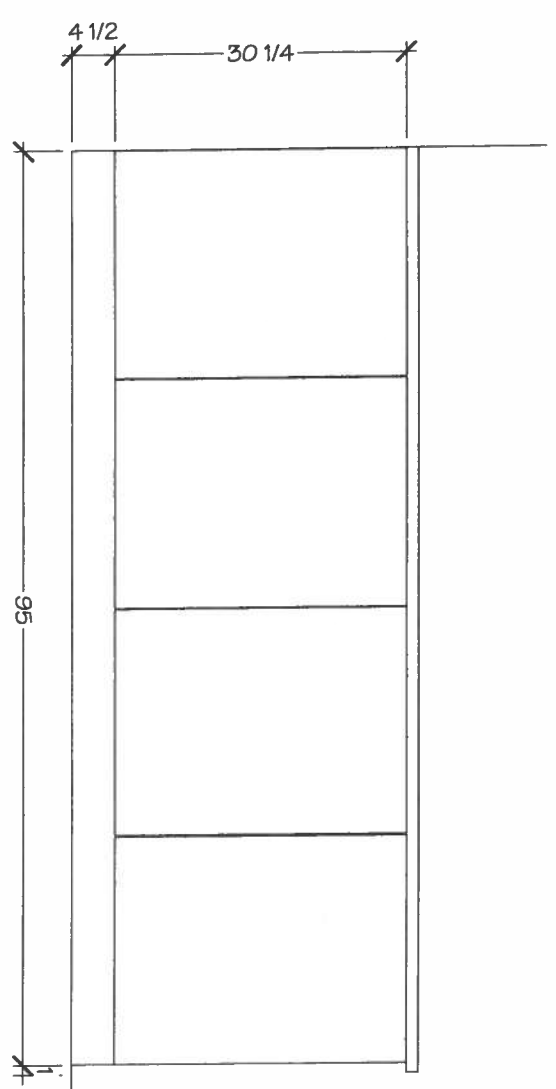
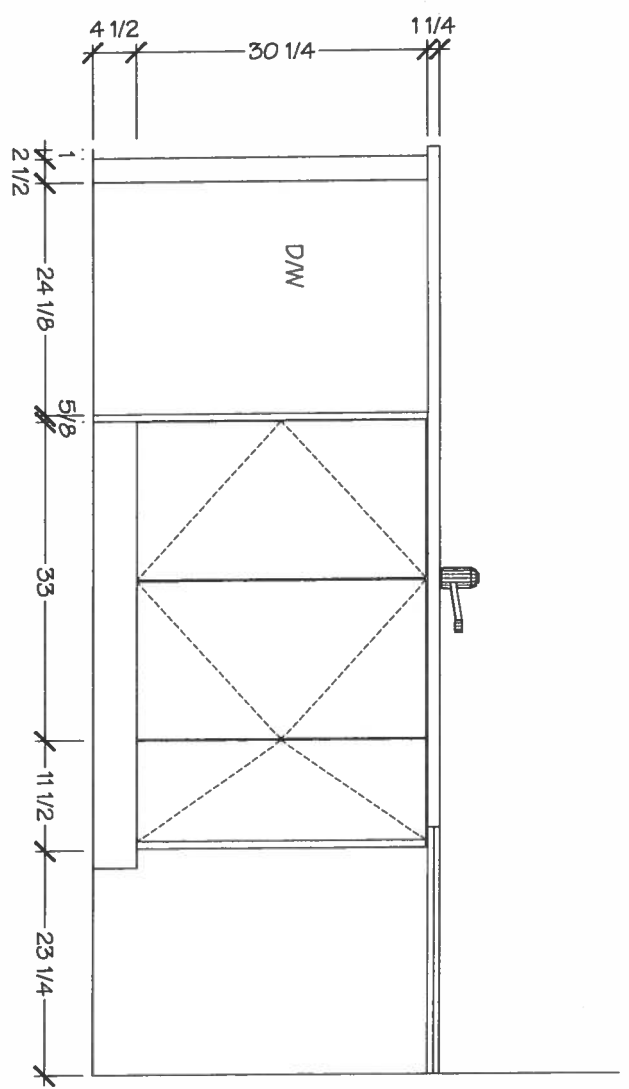
KITCHEN

November 7, 2019



- EXTRAS:
- 1. ACCOMMODATE WIDER FRIDGE OPENING FOR 36" FRIDGE
 - 2. BASE BL-FILDCORNER CABINET WITH SHELF
 - 3. SOFT CLOSE ROLL OUT TO RIGHT OF RANGE
 - 4. SOFT CLOSE HARDWARE

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DATE: NOV 07/2019
REVISION:
PAGE: 2 OF 6



Lot 27 / Blk 5 Forestside



KITCHENS & FINE CABINETRY LTD
8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel: (905) 869-7028
Fax: (905) 869-7903
email: designstudio@vilakitchens.ca
www.vilakitchens.ca

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PROJECT: FORESTSIDE
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MODEL: CHESTNUT 1803 ELEV AA1/B

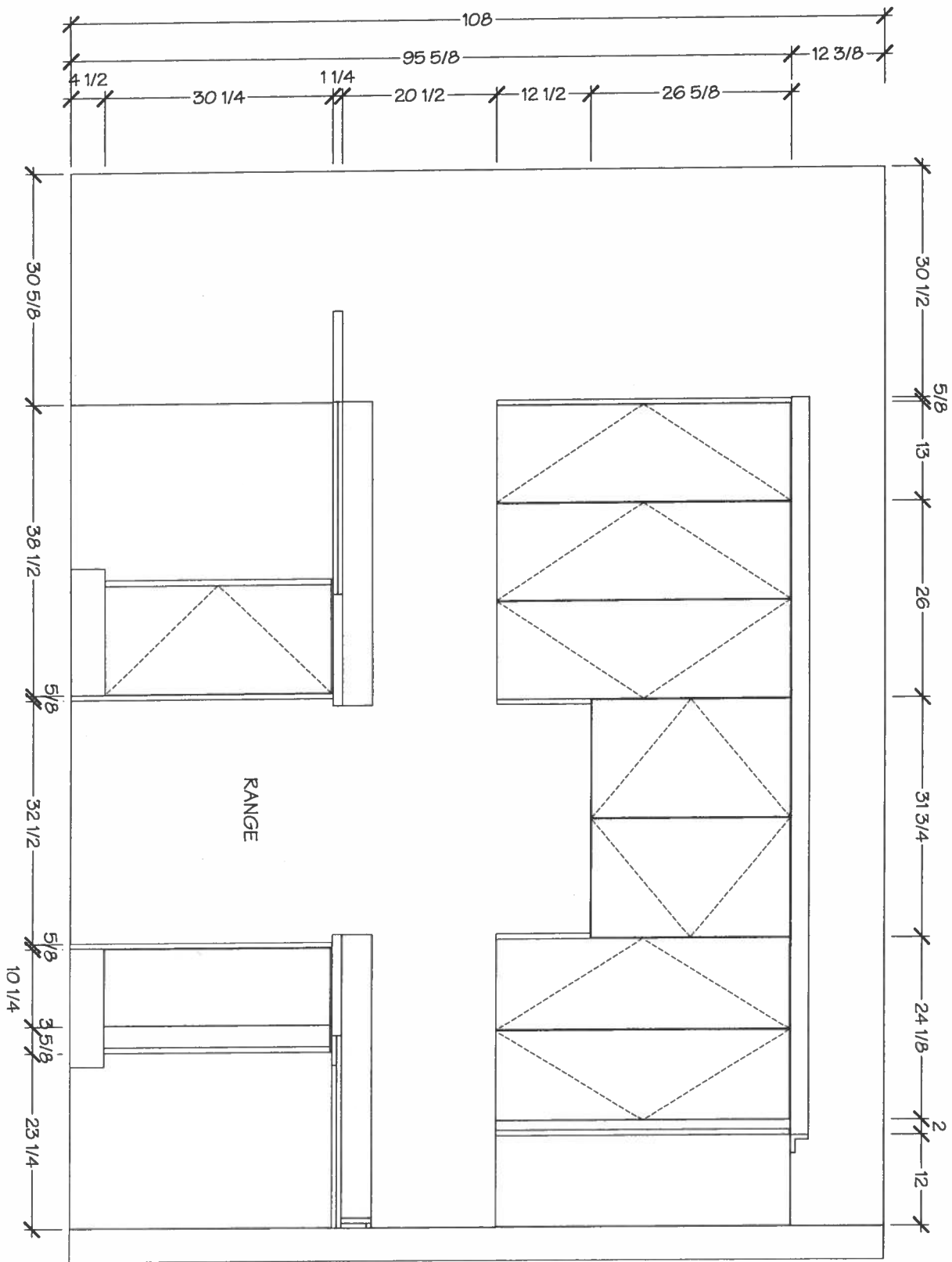
KITCHEN

November 7, 2019



- EXTRAS:
- 1. ACCOMMODATE WIDER FRIDGE OPENING FOR 36" FRIDGE
 - 2. BASE BL-FILD CORNER CABINET WITH SHELF
 - 3. SOFT CLOSE PULL OUT TO RIGHT OF RANGE
 - 4. SOFT CLOSE HARDWARE

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REVISION:
PAGE: 3 OF 6



Villa

KITCHENS & FINE CABINETRY LTD

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Fax. (905) 669-7903
email: designstudio@villakitchens.ca
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CLIENT: ROYAL PINE HOMES

PROJECT: FORESTSIDE

ADDRESS: RP-FS(6)-27 BLK 05

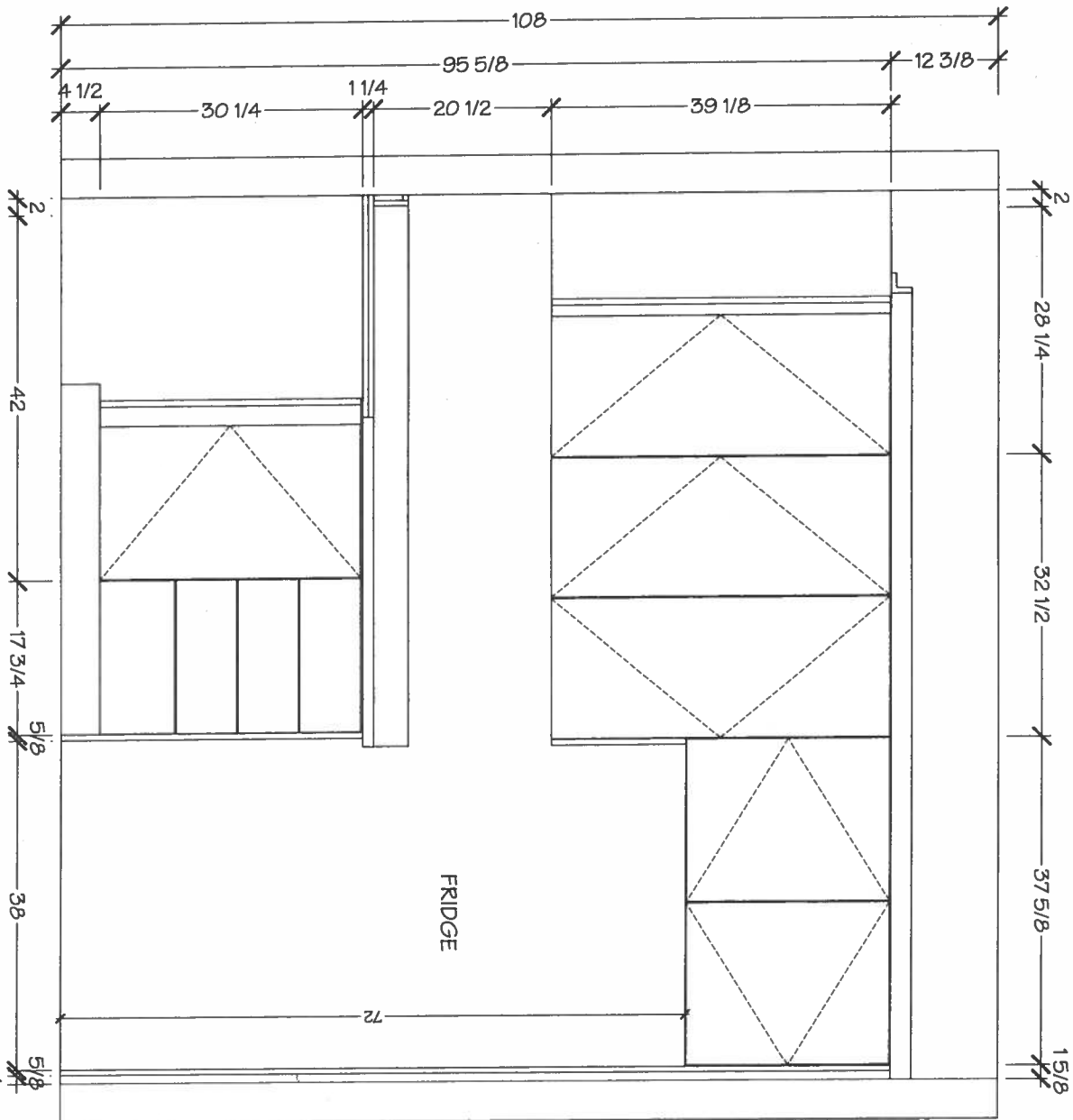
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KITCHEN

November 7, 2019



- EXTRAS:
- 1. ACCOMMODATE WIDER FRIDGE OPENING FOR 36" FRIDGE
 - 2. BASE BUILT CORNER CABINET WITH SHELF
 - 3. SOFT CLOSE PULL OUT TO RIGHT OF RANGE
 - 4. SOFT CLOSE HARDWARE



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REVISION:

PAGE: 4 OF 6

Lot 27 / Blk 5 Forestside

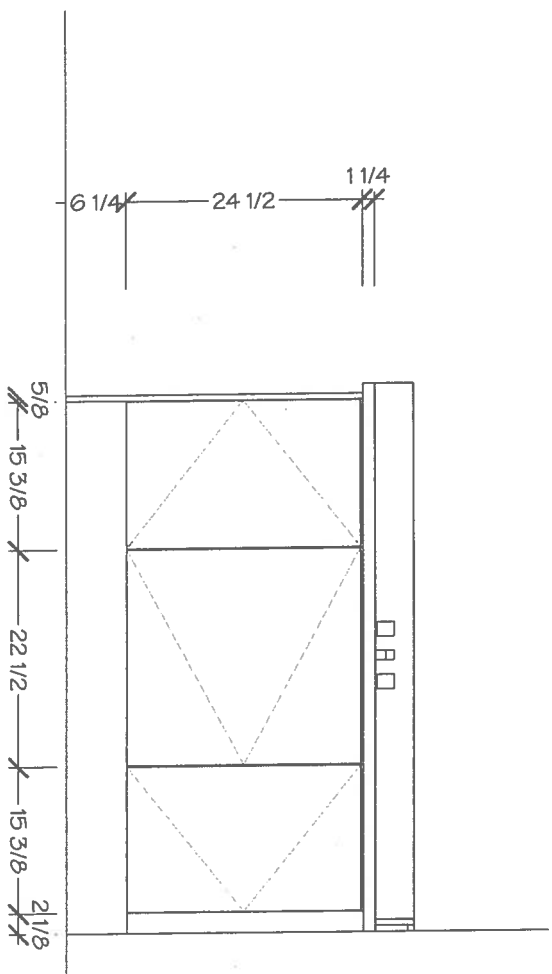
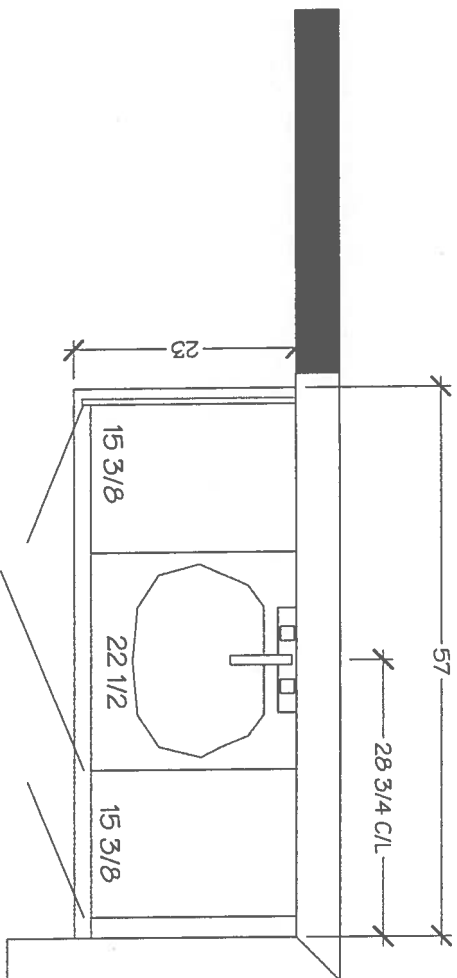
V. Villa

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CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)-27 BLK 05
MODEL: CHESTNUT 1803 ELEV. AA1/B

MASTER ENSUITE

November 7, 2019



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DATE: NOV 07/2019
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PAGE: 5 OF 6

Lot 27 / Blk 2 Forestside

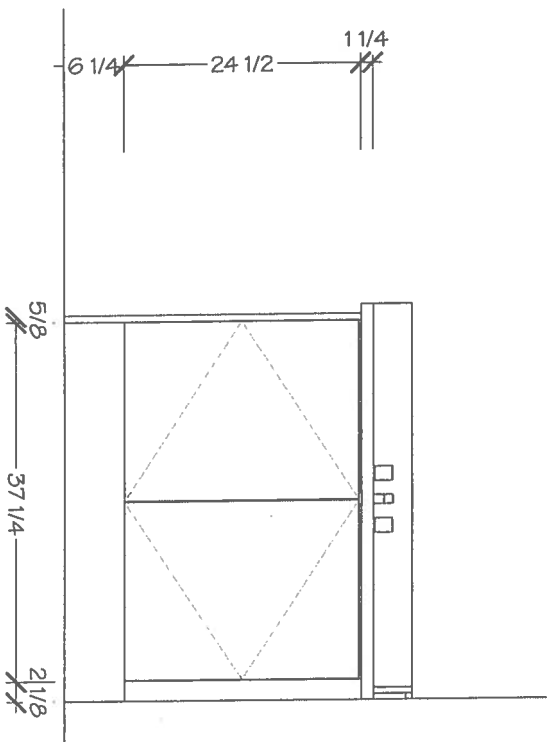
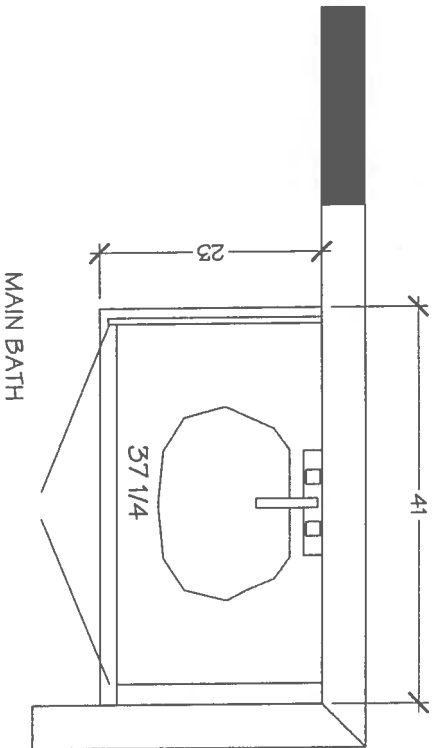
Villa

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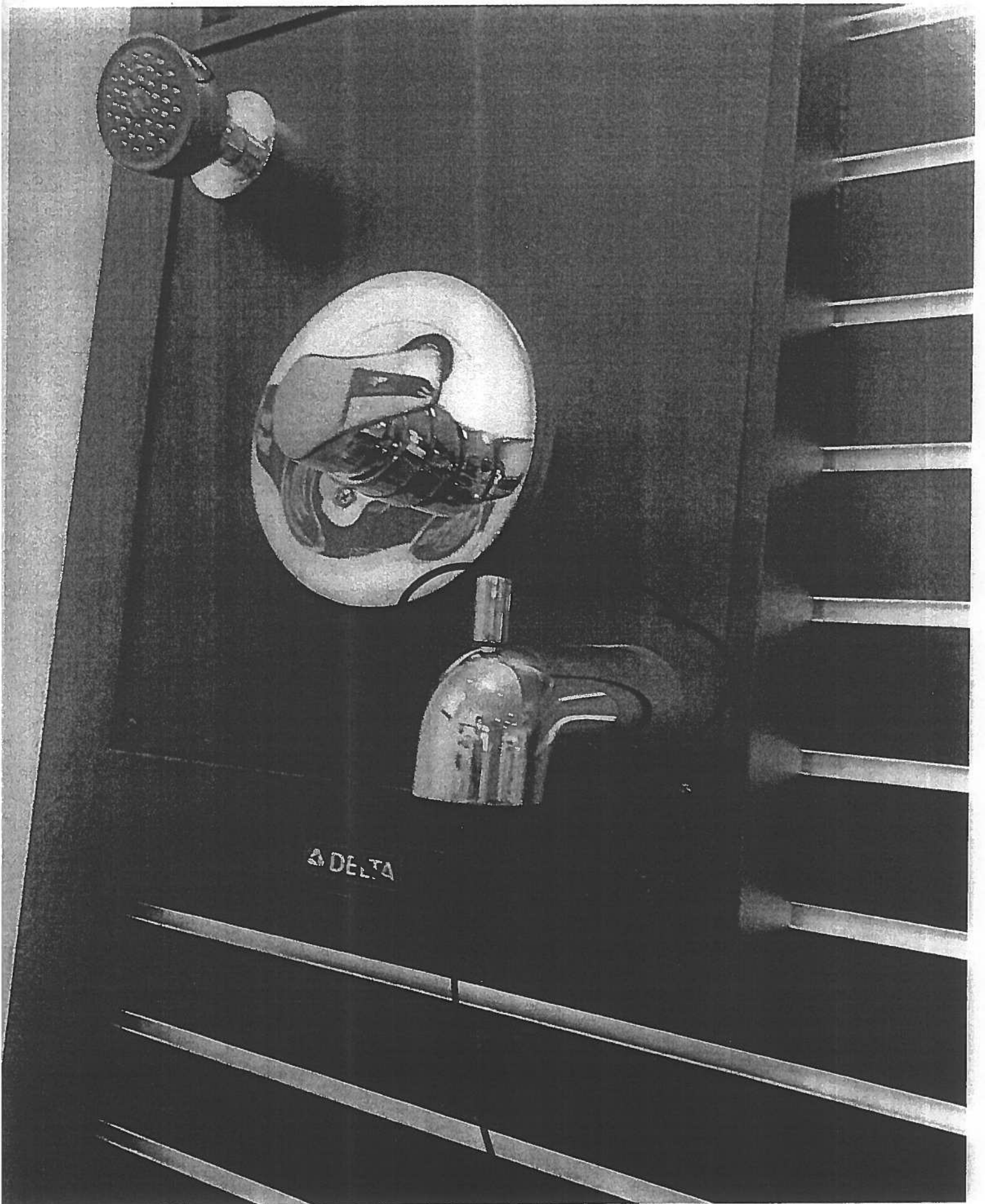
MAIN BATH

November 7, 2014



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DATE: NOV 07/2019
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PAGE: 6 OF 6

STANDARD SHOWER



Add Toe Tester
Master Ensuite Shower
Stall

SINK | UNDERMOUNT



CALVIN

ITEM DETAILS

OUTER DIMENSIONS 19¼" W x 16½" D x 7½" H

INNER DIMENSIONS 17" W x 13¾" D x 5¾" H

MATERIAL Vitreous china **COLOUR** Soft white

Oval undermount sink | Front overflow hole | Template and mounting hardware supplied | Faucet not included

CERTIFICATIONS

IAPMO cUPC

ASME A112.19.2 / CSA B45.1



* Master Ensuite (x1)

19¼" SINK
4220CFY

Lot 27 / BIK 5
Forestside

November 4, 2019

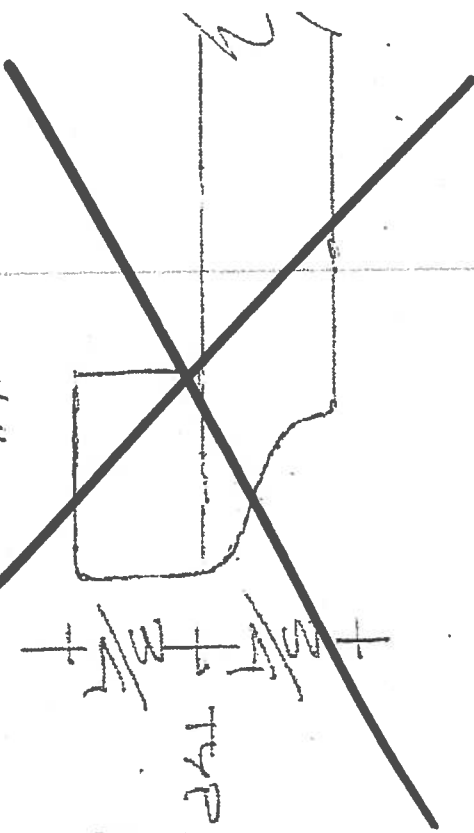


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Lot 27 / BIK 5

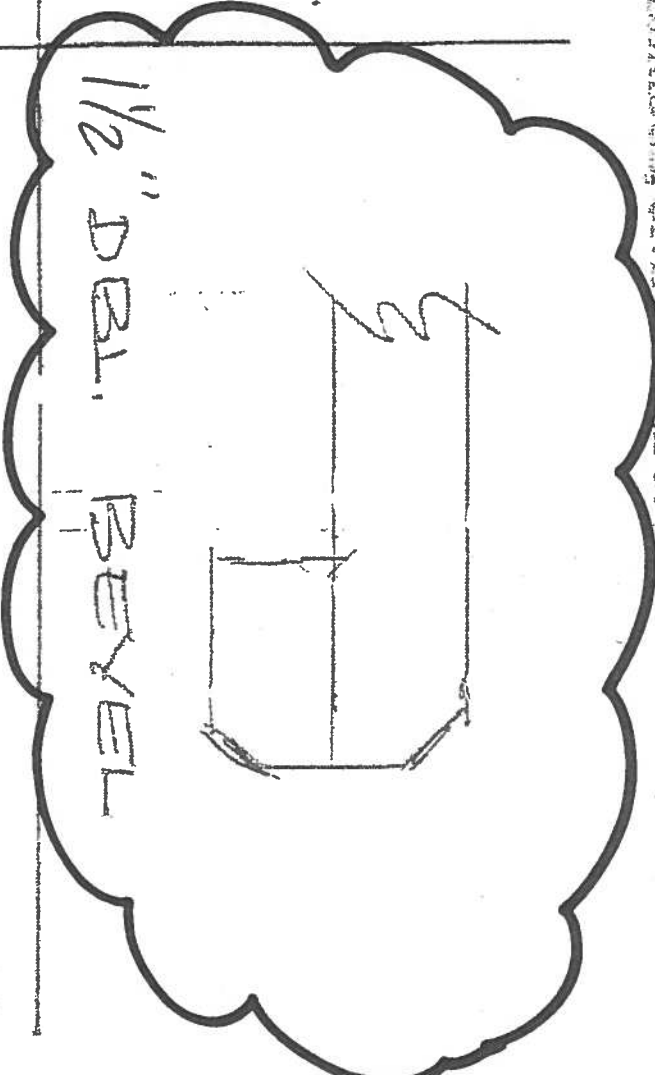
Forestside

ARISTON
MARBLE & GRANITE LTD.
119 WINCHES RD.
WOODBRIDGE, ONTARIO L4L 6C2



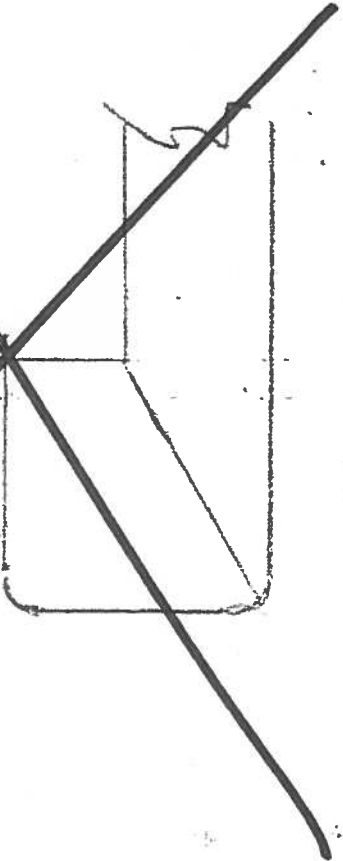
$1/2$ " BEVEL

gap.



$1/2$ " BEVEL

Master
Ensuite



$1/2$ " SQUARE MITRE