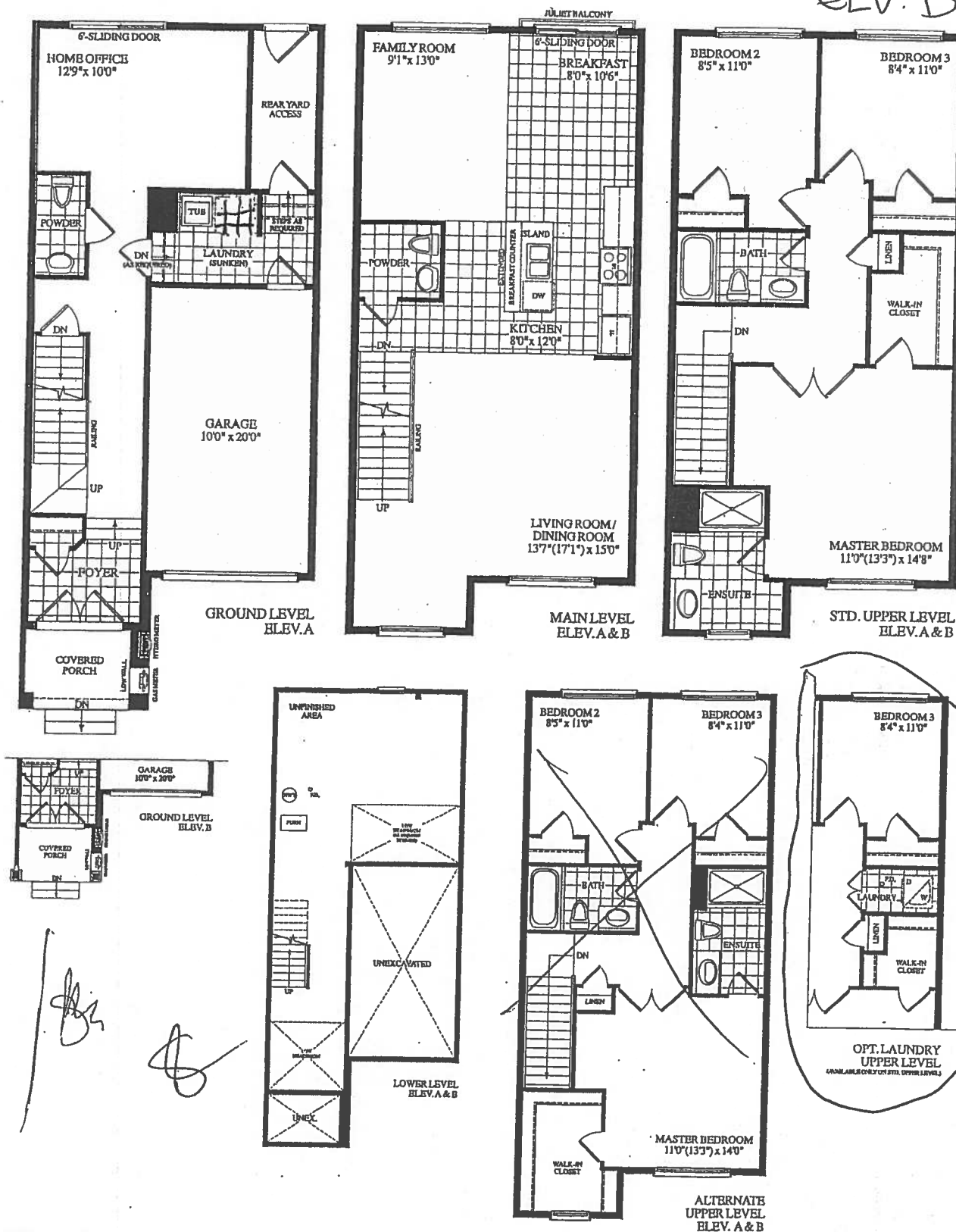


LOT 51
BLK 9
ELV. B



ROYALPINEHOMES.COM



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

- add optional laundry room to second floor as per builders. see sketch.
- 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.



PURCHASER'S EXTRAS (PE)

The Manors Of Claireville - Forestside Estates Inc.

PURCHASERS: RAMANDEEP SINGH RAIKHI and GURPREET KAUR WALIA

TEL:

LOT NUMBER 51 Block 9	PHASE 6	HOUSE TYPE AZALEA-ELEV B-std ground/std upper w opt laundry	REG. PLAN #		
Item	QTY	Description			Addition to Purchase Price
1		1 - MASTER ENSUITE- Install a shower pot light, in the Master Ensuite shower stall. Shower stall pot light to be on its own switch (See Sketch) Note:			
2		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:			



Sub Total
HST
Total

- In the event the work on the house has progressed beyond the point where the items covered by this extra cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the Purchaser.
- The Vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the Purchaser.
- It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s).
- Extras or changes will not be processed unless signed by the Vendor.
- These extras may not be amended without the written consent of FORESTSIDE ESTATES INC..
- The Purchaser(s) and the Vendor acknowledge and agree that this form shall not be deemed to be part of the Agreement of Purchase and Sale entered into between them, nor an addendum thereto.
- No Estimates or orders will be accepted once construction has commenced.
- Prices are estimates only and guaranteed for a period of 5 days only.
- Any cancellations to this order, providing they can be cancelled, are subject to a \$500 minimum administration charge and a 10% cancellation charge for the total amount being cancelled.
- For Visa, Mastercard and Debit payments, transactions are identified on you statement as "SHERWAY CONSTRUCTION LTD", an Authorized Visa /Mastercard/Debit Merchant and authorized Royal Pine Homes company.

Payment Summary

Paid By

Amendment

Total Payment:

Amount Detail

PURCHASER:

RAMANDEEP SINGH RAIKHI

21-Jan-20

DATE

CONSULTANT:

Melissa Di Marino

PURCHASER:

GURPREET KAUR WALIA

21-Jan-20

DATE

VENDOR:

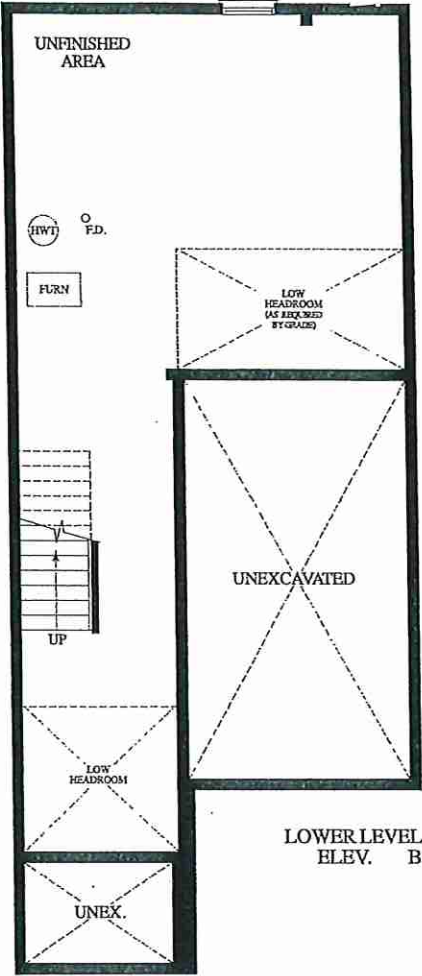
PER-Forestside Estates Inc.

18" TOWNHOMES

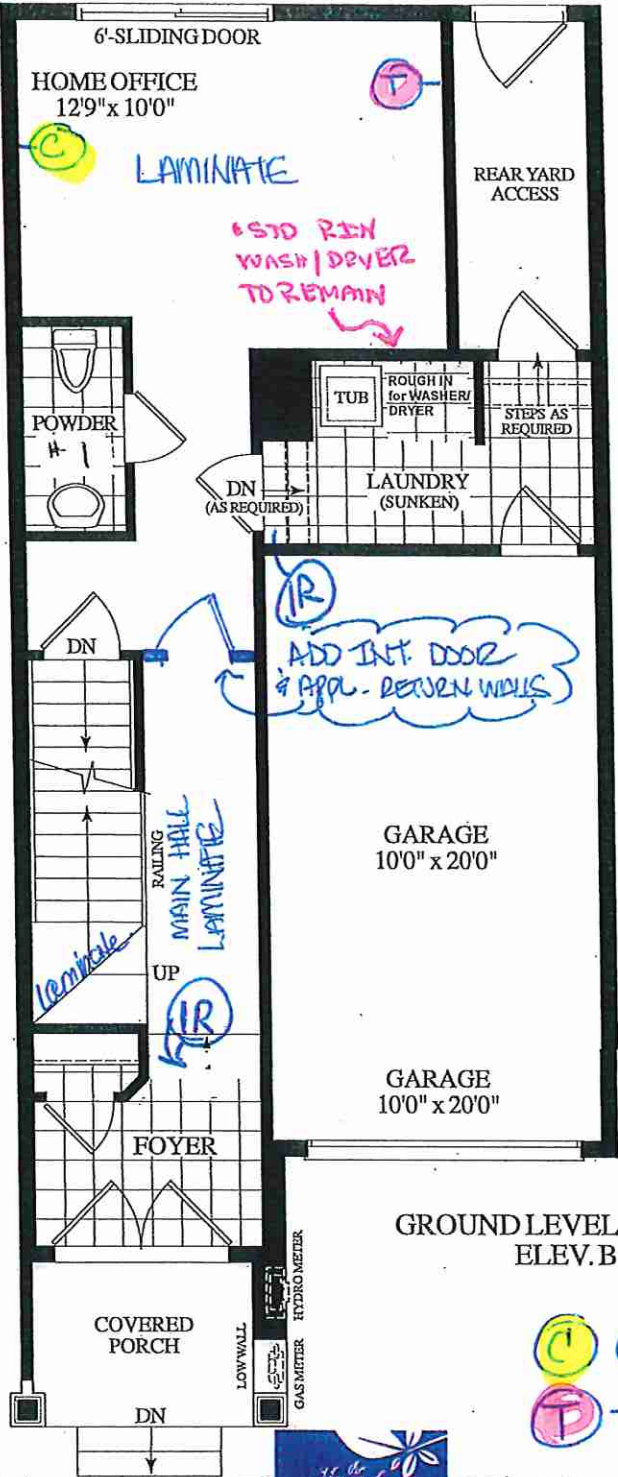
BLK. 9 LOT 51 EL.B

AZALEA

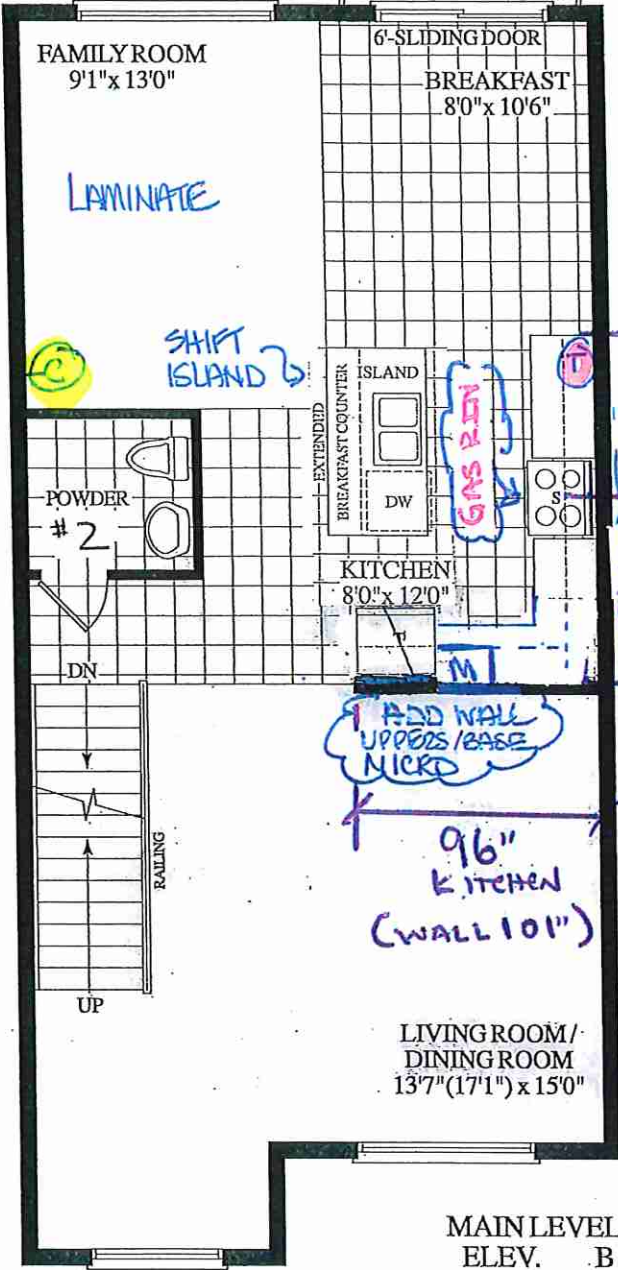
(18-02) (OPT. LAUNDRY)
2035 SQ. FT. UPPER LEVEL
④ STD RIN TO REMAIN
GROUND LEVEL



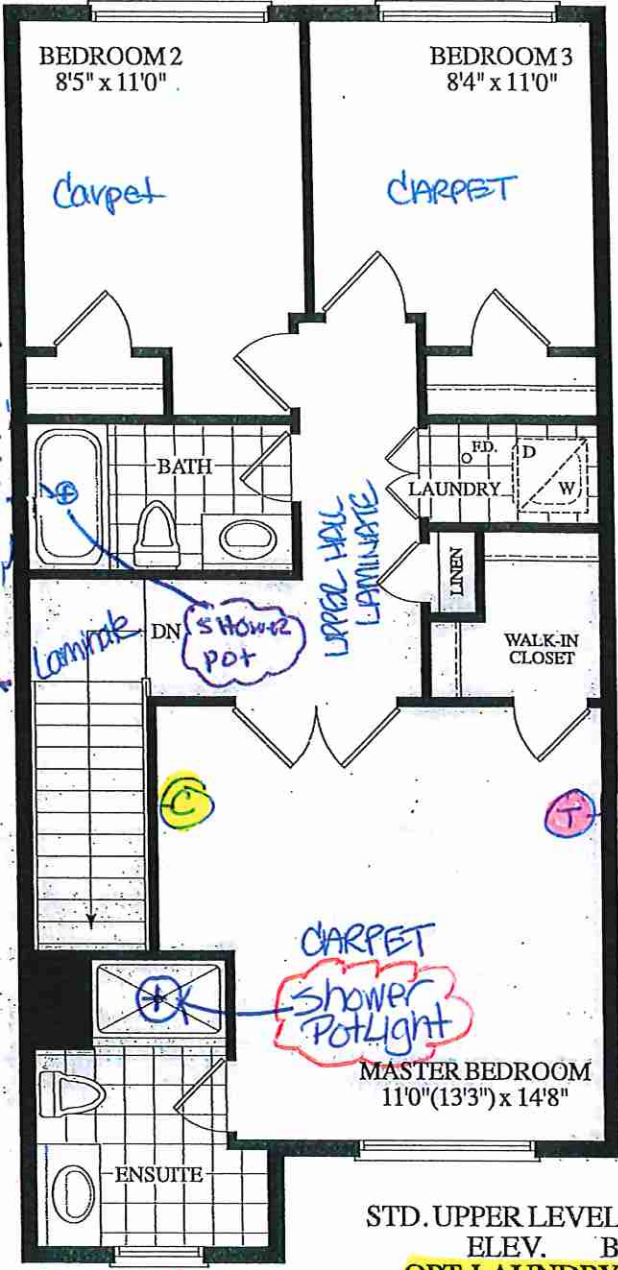
LOWER LEVEL
ELEV. B



GROUND LEVEL
ELEV. B



MAIN LEVEL
ELEV. B



STD. UPPER LEVEL
ELEV. B

OPT. LAUNDRY
UPPER LEVEL

(AVAILABLE ONLY ON STD. UPPER LEVEL)

*Revised:
Jan. 13, 2020

RECEIVED
Sept 18 119





Window
SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: RAMANDEEP SINGH RAIKHI and GURPREET KAUR WALIA

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
51 Block 9	6	AZALEA-ELEV B-std ground/std upper w opt laundry	14-Feb-20	

Offer Workshee	add optional laundry room to second floor as per builders. see sketch. Note:
-------------------	---

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



W/NDOW

SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: RAMANDEEP SINGH RAIKHI and GURPREET KAUR WALIA

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
51 Block 9	6	AZALEA-ELEV B-std ground/std upper w opt laundry	14-Feb-20

Date Added: 23-Sep-19

Invoice Number: 7299

1 - Standard Cable and Telephone Rough in (See Sketch) Note:
1 - GROUND LEVEL- Install applicable return walls and a builders standard interior door on the Ground Level Main hall area (see Sketch) Note: Priced as per Steve C
1 - MAIN LEVEL- Extend the Fridge wall, between the Living/Dining Rm & the Kitchen area. Install a full height wall to be APPROXIMATELY 8'-6" long, to accommodate additional uppers and base cabinets. Wall to have a return next to new Fridge location. Note: Priced as per Steve C
1 - KITCHEN- Relocate the Fridge to the end of the new wall (See Sketch) Note: **PLEASE NOTE** Price for relocation of Fridge included in above upgrade #3 As per Steve C
1 - KITCHEN- Shift the Island down towards the Breakfast area to accommodate new Uppers and base cabinets. Island to be in line with end of kitchen / Stove wall cabinets Note: As per Steve C
1 - KITCHEN- Install 1st Upgrade cabinetry, throughout the kitchen, where applicable Note:
1 - KITCHEN- Install additional 1st Upgrade cabinets, Uppers and Base to the new wall of Kitchen, between Living/Dining Room and kitchen area. Install additional (See Kitchen layout) Note: **PLEASE NOTE** price includes additional counter top
1 - KITCHEN- Delete the builders standard White Exhaust fan above stove and Install a Stainless Steel standard exhaust Note: Priced as per Head Office
1 - APPLIANCE PACKAGE- Install the Standard Appliance Package .To be installed throughout the home, where applicable (See Sketch) Note:
1 - KITCHEN- Install a GAS LINE-ROUGH-IN FOR future gas stove. Purchaser accepts & acknowledges that the builders standard stove will NOT be gas. Note: Purchaser to supply and install their own gas stove after closing
1 - KITCHEN- Install a MICROWAVE SHELF next to the fridge in the kitchen (See Sketch) Note:
1 - KITCHEN- Install an ADDITIONAL INTERIOR SEPARATE CIRCUIT 15A / 120V FEED - TO accommodate the Microwave shelf (See Villa Kitchens sketch for location of shelf) Note:
1 - MAIN BATH- In addition to the builders standard strip light above the vanity, Install a waterproof shower pot light in the Tub shower (See Sketch) Note:
52 - FOYER - GROUND LEVEL- Install a 2nd upgrade 20x20 floor tile on the Ground Level Foyer, in lieu of the builders standard floor tile. Note: **PLEASE NOTE** Standard tile to be installed on Ground Level powder room and Ground Level Laundry room
289 - KITCHEN/ BREAKFAST AREA / POWDER ROOM- MAINLEVEL- Install a 2nd upgrade 20x20 floor tile on the Main Level Kitchen/Breakfast area and Powder Room, in lieu of the builders standard floor tile. Note:



WINDOW

SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: RAMANDEEP SINGH RAIKHI and GURPREET KAUR WALIA

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
51 Block 9	6	AZALEA-ELEV B-std ground/std upper w opt laundry	14-Feb-20	

Date Added: 23-Sep-19 Invoice Number: 7299

1 - STAIRCASE- Install an Upgrade 1A Railing Package, throughout the staircase, where applicable
HANDRAIL- Oak 3"
PICKETS- Black Steel Single collar/Plain Alternating
POST- Type 900- 31/2"
Note:

2 - STAIRS- Stain the stiarcase to Vintage Oak Cocoa,in lieu of the Natural Oak throughout the staircase where applicable, To include Ground floor to Main level, and Main level to Upper level.
Note:

1 - UPPER HALL- Delete the builders standard 40 oz carpet, and install the Forest Torelys Laminate 7 1/2" Saguenay Valley EE-F-9744-P on the Upper Hall
Note:

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 - 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:

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

This Document is Extremely Time Sensitive - Printed 21 Nov 19 at 10:41



* INTERIOR COLOUR SCHEME *

*** REVISED Feb 11/20 ***

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
RAMANDEEP SINGH RAIKHI & GURPREET KAUR WALIA	Laura Di Pedo	VALEA-ELEV B-std ground/std upper w opt laundry	/	Forestside Estates Inc.	14/02/2020	51 Block 9

Page 1 of 3

Master Ensuite
Main Bathroom

Foyer
Powder Rm(1st Flr)
Laundry(1st Floor)

Powder Rm(2nd Flr)
Kitchen/Breakfast
Main Hall
Home Office

Living Room
Dining Room
Family Room

Upper Hall
Laundry(3rd Floor)
Master Bedroom
Bedroom 2
Bedroom 3

Rear Yard Access

Flooring	Wall Tile	Plumbing
Description	Main Accent/Insert Border / Listello Pattern	
13X13 ADORA BEIGE- STD	8X10 NATURALE BEIGE/SCURO N/A	N/A WHITE
13X13 HELLO SILVER- STD	8X10 NATURALE GRIGIO- STD N/A	N/A WHITE
20X20 PULPIS GRIS- 2ND UPGD		
13X13 HELLO SILVER- STD	N/A	N/A WHITE
13X13 HELLO SILVER- STD	N/A	N/A STD
20X20 PULPIS GRIS- 2ND UPGD	N/A	N/A WHITE
20X20 PULPIS GRIS- 2ND UPGD	3X6 SUBWAY BONE- STACKED N/A	N/A STD
ForestTorleySaguenay Valley EE-F-9744-P(STD)	Railings and Stairs	
ForestTorleySaguenay Valley EE-F-9744-P(STD)	Railings Vinatge Red Oak COCOA 3" (UPGD)	Landing - Upper Saguenay Valley EE-F-9744-P
	Pickets Single Collar/Plain Alt Flat Black (UPGD)	Landing - Lower Saguenay Valley EE-F-9744-P
	Posts Plain Square 3 1/2" Vinatge Red Oak COCOA (UPGD)	Ledge - Upper N/A
ForestTorleySaguenay Valley EE-F-9744-P(STD)	Stringers Vinatge Red Oak COCOA	Ledge - Lower N/A
ForestTorleySaguenay Valley EE-F-9744-P(STD)	Treads Vinatge Red Oak COCOA	
ForestTorleySaguenay Valley EE-F-9744-P(STD)	Risers Vinatge Red Oak COCOA	
	Runner N/A	
	Trim	
ForestTorleySaguenay Valley EE-F-9744-P(Upgd)	Baseboard & Casing STANDARD	Knobs STANDARD
13X13 ACROPOLIS IVORY- STD	Front Door Glass STANDARD	Hinges STANDARD
	Interior Doors CARRARA- STD	Grip Set STANDARD
40 OZ- STD OPENING NIGHT T07	Notes	
40 OZ- STD OPENING NIGHT T07		
40 OZ- STD OPENING NIGHT T07		
STANDARD		

Cornice Moulding / Medallion	
Foyer	NO
Living Room	NO
Dining Room	NO
Family Room	NO
Main Hall	NO
Kitchen	NO
2nd Floor Hall	NO

Page 1 of 3

Consultant:

Laura Di Pedo

Purchaser:

RAMANDEEP SINGH RAIKHI

Purchaser:

GURPREET KAUR WALIA

Vendor:

Forestside Estates Inc.



* INTERIOR COLOUR SCHEME *

Purchasers RAMANDEEP SINGH RAKHI & GURPREET KAUR WALIA		Decor Consultant Laura Di Pede		Model and Elevation AZALEA-ELEV B-std ground/std upper w opt laundry		Telephone Res. / Bus /		Project Forestside Estates Inc.		Closing Date 14/02/2020		Property 51 Block 9	
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Page 2 of 3

	Description	Style	Cabinet	Countertop	Counter Edge	Handle / Knob
Master Ensuite	OYSTER WHITE		THERMOFOIL NY CHOCO CHERRY- STD	7264-58 LIMESTONE (STD)	N/A	65017-195
Main Bathroom	OYSTER WHITE		THERMOFOIL NY VERMONT- STD	P-282CA GASPE GREY Granite(STD)	N/A	65017-195
Foyer	OYSTER WHITE					
Powder Rm(1st Flr)	OYSTER WHITE	N/A		N/A	N/A	N/A
Laundry(1st Floor)	OYSTER WHITE	N/A		N/A	N/A	N/A
Main Hall	OYSTER WHITE	N/A		N/A	N/A	N/A
Home Office	OYSTER WHITE	N/A		N/A	N/A	N/A
Kitchen/Breakfast	OYSTER WHITE		UPGRADE 1 P100 MAPLE WALNUT	7264-58 LIMESTONE (STD)	N/A	65017-195
Family Room	OYSTER WHITE			N/A	N/A	N/A
Powder Rm (2nd Flr)	OYSTER WHITE			N/A	N/A	N/A

Notes

***KITCHEN- ACCOMMODATE FOR A MICRO SHELF ONLY WITH ELECTRICAL**
***BUILDERS STANDARD APPLIANCES**
**Kitchen -Stainless Steel Exhaust Fan

Appliance Opening/Dimension

Fridge Size	STANDARD	Range	STANDARD
Built-Ins	None	Microwave	N/A
Hood Fan	STD-Stainless Steel (UPGD)	Exhaust Opening	6" ☒ 8" ☐
Dishwasher Cabinet	STANDARD		

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:		Purchaser:		Purchaser:		Vendor:	
	Laura Di Pede		RAMANDEEP SINGH RAKHI		GURPREET KAUR WALIA		Forestside Estates Inc.



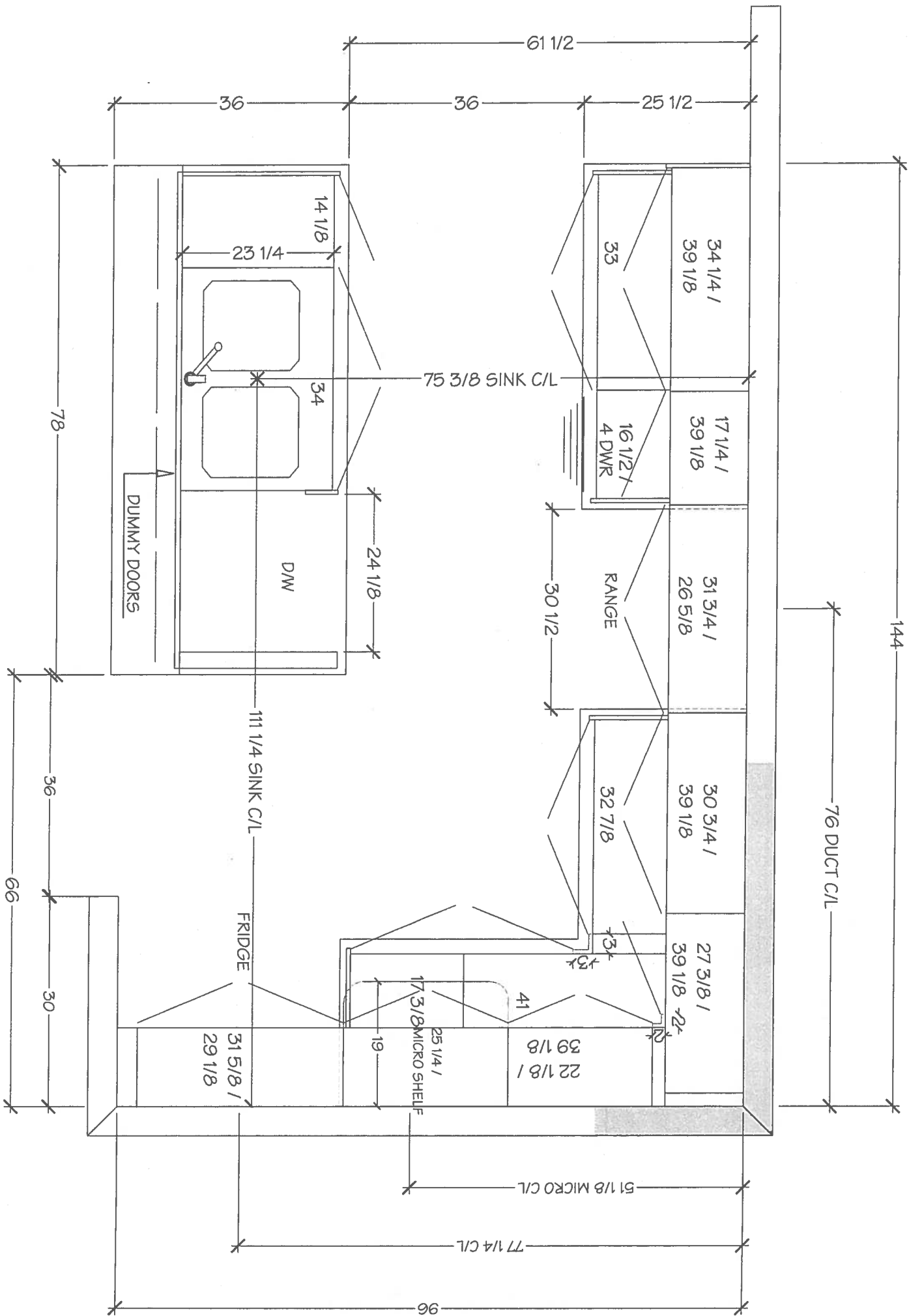
KITCHENS & FINE CABINETRY LTD

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

CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)-51-BLK-9
MODEL: AZALEA 1802 ELEV AB & ALT THIRD FLOOR
CUSTOMER INFO:

KITCHEN

Nov 20, 2019
lot 51 Block 9



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PAGE: 1 OF 6



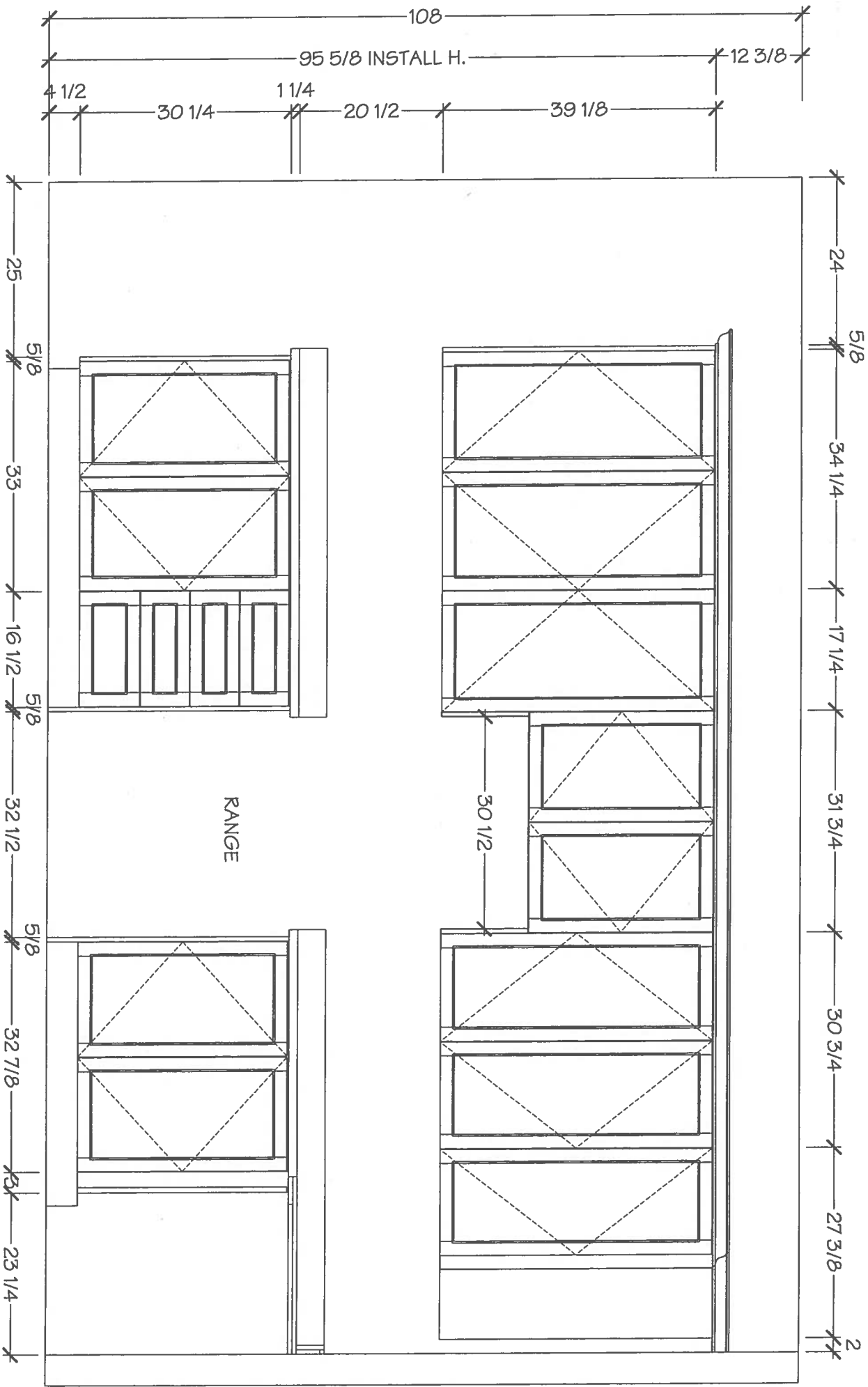
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PROJECT: FORESTSIDE
ADDRESS: RP-FS(8)-51-BLK-9
MODEL: AZALEA 1802 ELEVAB & ALT THIRD FLOOR
CUSTOMER INFO:

KITCHEN

Nov 20/2019
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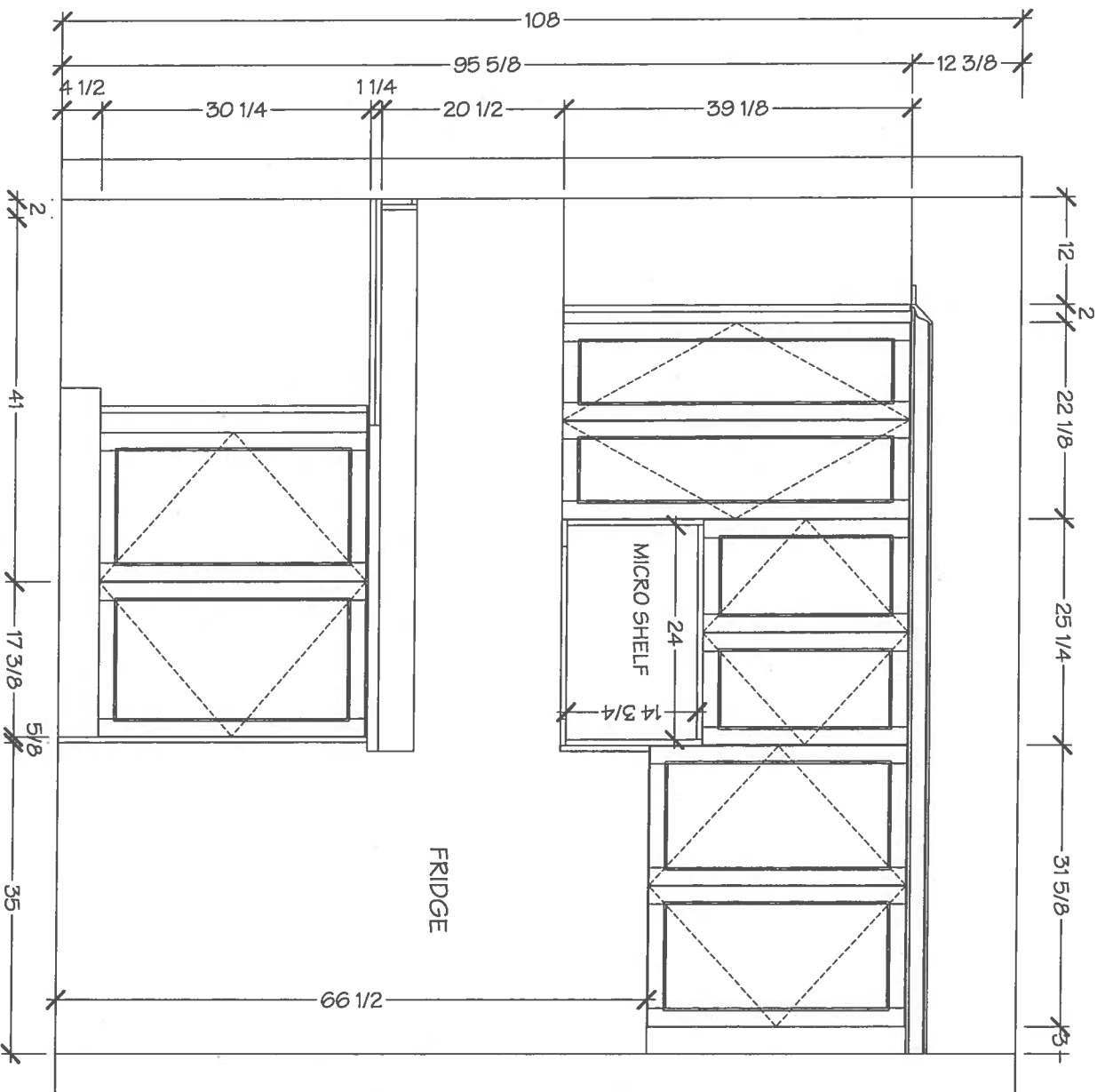
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CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(9)-51-BLK-9
MODEL: AZALEA 1802 ELEV A/B & ALT THIRD FLOOR
CUSTOMER INFO:

KITCHEN

Nov 20, 2019

lot 51 Block 9



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PAGE: 3 OF 6



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PROJECT: FORESTSIDE
ADDRESS: RP-FS(8)-51-BLK-9
MODEL: AZALEA 1802 ELEV AB & ALT THIRD FLOOR
CUSTOMER INFO:

KITCHEN

Nov 20, 2019

lot 51 Block 9

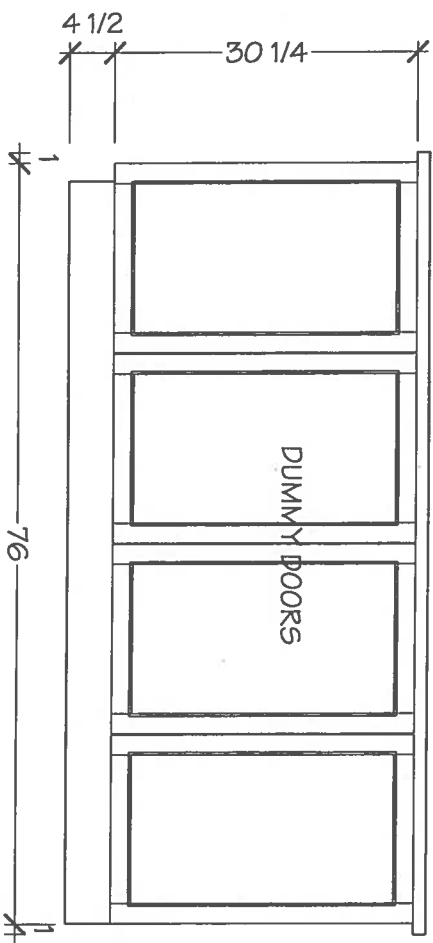
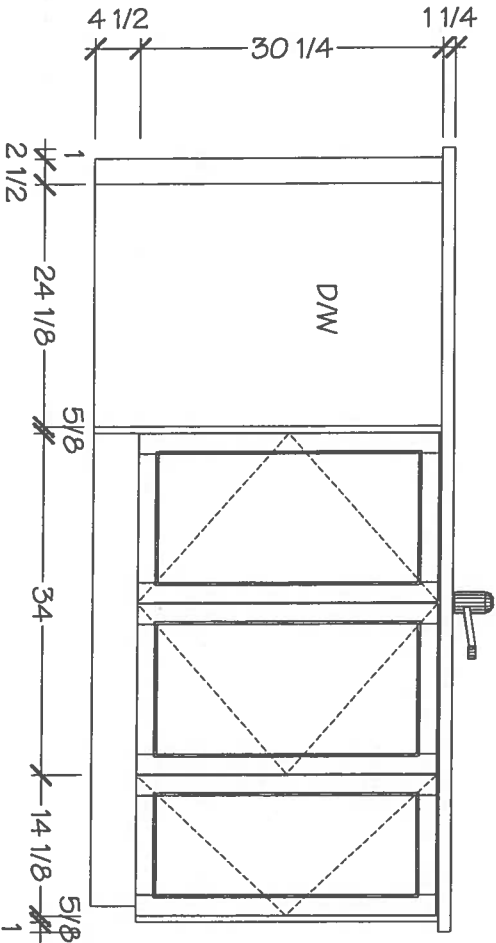


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CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)51-BLK-9
MODEL: AZALEA 1802 ELEV AB & ALT THIRD FLOOR
CUSTOMER INFO:

MASTER

NOV 20, 2019

LOT 51 Block 9

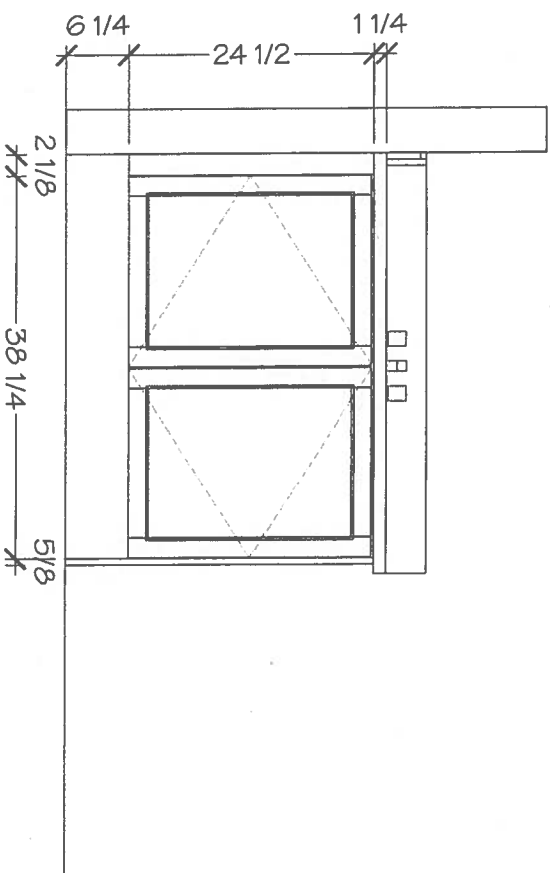
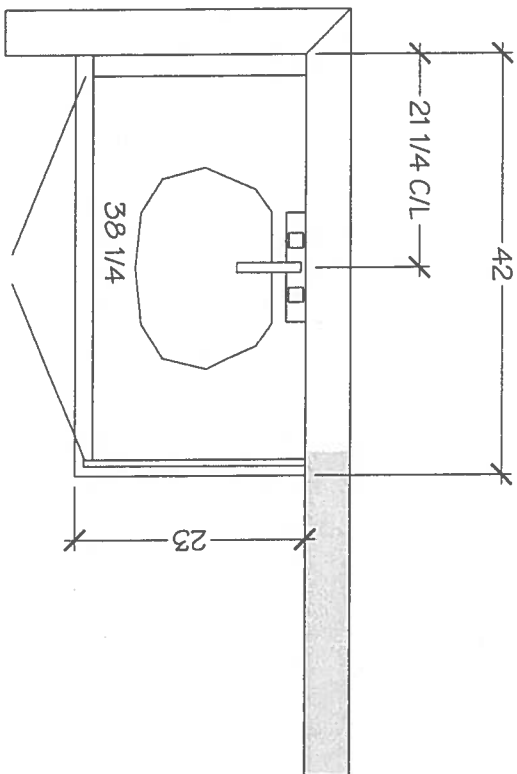


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CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)-51-BLK-9
MODEL: AZALEA 1802 ELEVAB & ALT THIRD FLOOR
CUSTOMER INFO:

MAIN

Nov 20, 2019

lot 51 Block 9

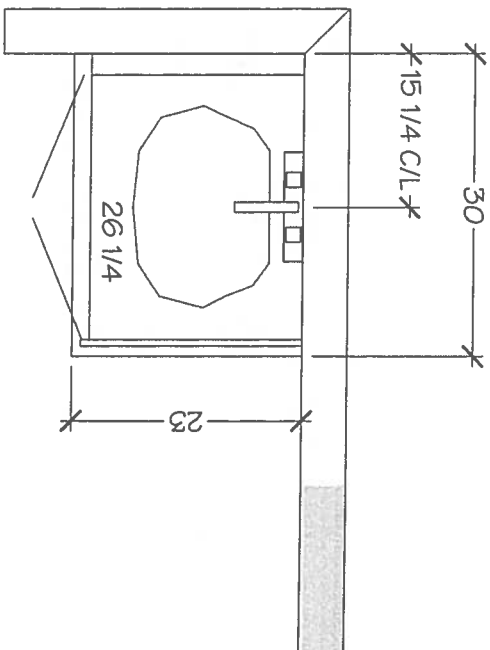
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REVISION: NOVEMBER 20/2019

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MAIN BATH

MAIN BATH ALT THIRD FLOOR

