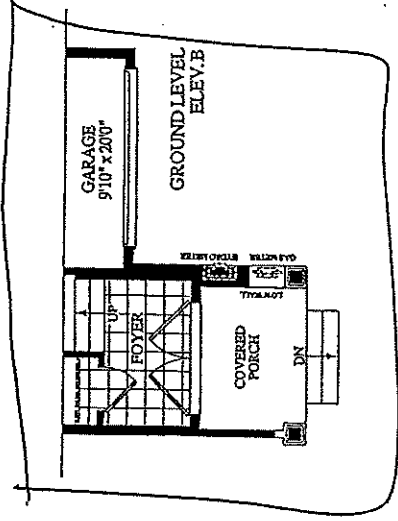
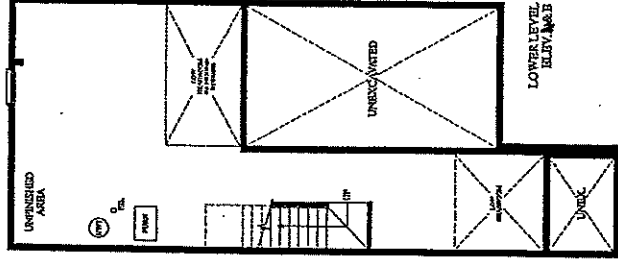
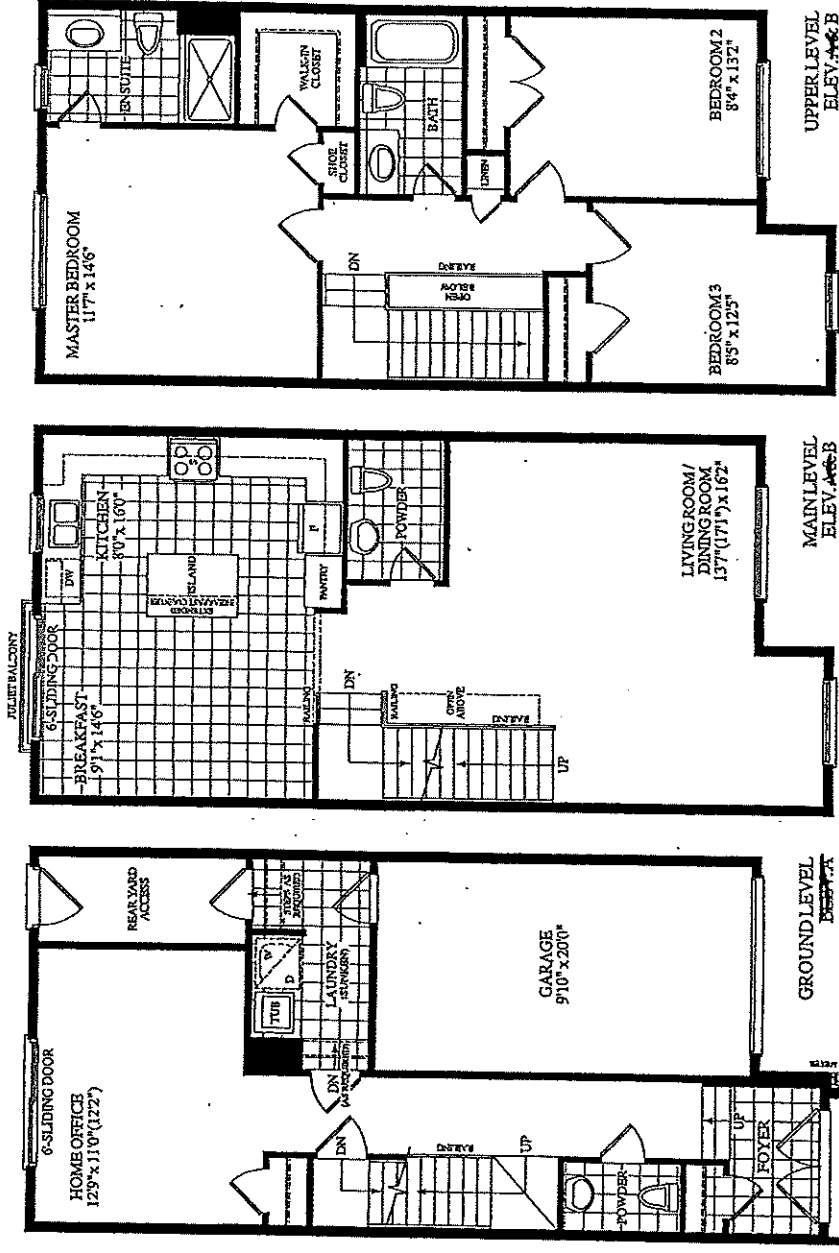


Original

18 TOWNHOMES

ANGELICA (18-01)

2035 SQ. FT.
(INCLUDES 12 SQ. FT. OF OPEN AREA)



8



ROYALPINEHOMES.COM

LOT 8, BLOCK 2, ELEV. B, G.A.M.A.F.A.

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

- 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.



CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: MATIN ABINAH and AIDA AFRAKOMAH ABINAH // FARID ABINAH

TEL: RES.: 647-963-9411

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
8 Block 2	6	ANGELICA-ELEV B	16-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:		



CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: MATIN ABINAH and AIDA AFRAKOMAH ABINAH // FARID ABINAH

TEL: RES.: 647-963-9411

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
8 Block-2	6	ANGELICA-ELEV B	16-Oct-19

Date Added: 09-Dec-19 Invoice Number: 7364

1 - Standard Cable Rough-Ins (x3) and Standard Telephone Rough-Ins (x3) (See Sketch) Note:
2 - STAIRCASE - STAIN OAK STAIRCASE WITH IRON PICKETS - To be Stained in: VINTAGE RED OAK GRAPHITE, 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 - 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:
142 - GROUND FLOOR FLOORING - TILES - UPGRADE #2 - PORCELAIN TILES - 20x20 PARK GRIS - To be installed throughout ground floor areas, where applicable. To Include; Foyer, Laundry Room and Powder Room #1 (To be Installed Straight) (See Sketch) Note: Includes Larger Size
330 - MAIN FLOOR FLOORING - TILES - UPGRADE #2 - PORCELAIN TILES - 20x20 PARK GRIS - To be installed throughout main floor areas, where applicable. To Include; Kitchen/Breakfast and Powder Room #2 (To be Installed Straight) (See Sketch) Note: Includes Larger Size
1 - KITCHEN - CABINETRY - Install EXTENDED HEIGHT Upper Cabinetry (Approx 42" Uppers) with Large Crown Moulding, PAN and Fascia. To Extend Up to Touch the Ceiling, where applicable. (See Sketch) Note: Priced as per Villa Kitchens
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 - DISCLAIMER - THERMOFOIL: KITCHEN - The purchaser was advised and therefore accepts and acknowledges that by installing thermofoil cabinets in the kitchen, Note: they may result in the cabinet peeling due to the vapor and moisture of the stove and dishwasher.
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:
1 - KITCHEN - KITCHEN BACKSPLASH - Install Standard 3x6 Subway White Backsplash Tile in Standard STRAIGHT / STACKED throughout Kitchen, where applicable. (does not include behind the fridge or stove) (See Sketch) Note:
1 - APPLIANCE PACKAGE - Install STANDARD APPLIANCE PACKAGE - To be installed throughout house, where applicable. (See Sketch) Note:



W, N, D, O, W
SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: MATIN ABINAH and AIDA AFRAKOMAH ABINAH // FARID ABINAH

TEL: RES.: 647-963-9411

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
8 Block 2	6	ANGELICA-ELEV B	16-Oct-19

Date Added: 09-Dec-19 Invoice Number: 7364

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 December 9, 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 17 Dec 19 at 15:03



* INTERIOR COLOUR SCHEME *

REVISED July 7th /20

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
MATIN ABINAH & AIDA AFRAKOMAH ABINAH // FARID ABINAH	Melissa Di Marino	ANGELICA-ELEV B	(647) 963-9411 /	Forestside Estates Inc.	16/10/2019	8 Block 2

Page 1 of 3

Page 1 of 3		Flooring		Wall Tile		Plumbing	
	Description	Main	Accent/Insert	Border / Listello	Pattern		
Master Ensuite	13x13 SEAL GREY (STD)	8x10 GOLF GRIGIO (STD)	NONE	NONE	NONE	WHITE	
Main Bathroom	13x13 SEAL GREY (STD)	8x10 GOLF GRIGIO (STD)	NONE	NONE	NONE	WHITE	
Powder Room #1	20x20 PARK GRIS (STRAIGHT) (UPG)	N/A	N/A	N/A	NONE	WHITE	
Powder Room #2	20x20 PARK GRIS (STRAIGHT) (UPG)	N/A	N/A	N/A	NONE	WHITE	
Kitchen/Breakfast	20x20 PARK GRIS (STRAIGHT) (UPG)	3x6 SUBWAY WHITE (Stacked) (STD)	NONE	NONE	NONE	STD	
Laundry	20x20 PARK GRIS (STRAIGHT) (UPG)	N/A	N/A	N/A	NONE	STD	
Foyer	20x20 PARK GRIS (STRAIGHT) (UPG)						
Main Hall	7 1/2" TORLEYSFOREST - ACADIAN EE-F-9743-P						
Home Office	7 1/2" TORLEYSFOREST - ACADIAN EE-F-9743-P						
Living Room	7 1/2" TORLEYSFOREST - ACADIAN EE-F-9743-P						
Dining Room	7 1/2" TORLEYSFOREST - ACADIAN EE-F-9743-P						
Upper Hall	MOHAWK - OPENING NIGHT - T03 (STD)						
Master Bedroom	MOHAWK - OPENING NIGHT - T03 (STD)						
Bedroom 2	MOHAWK - OPENING NIGHT - T03 (STD)						
Bedroom 3	MOHAWK - OPENING NIGHT - T03 (STD)						
Rear Yard Access	STANDARD						

Railings and Stairs				Cornice Moulding / Medallion	
Railings	UPG - 3" CDR - Vintage RedOak Graphite	Landing - Upper	7 1/2" ACADIAN-9743 (STD) (x2)	Foyer	NO
Pickets	UPG - Steel SingleCollar/Alt.Plain - Black	Landing - Lower	N/A	Living Room	NO
Posts	UPG-Type 900 3 1/2" Vint.Oak Graphite	Ledge - Upper	N/A	Dining Room	NO
Stringers	UPG - VINTAGE RED OAK GRAPHITE	Ledge - Lower	N/A	Family Room	NO
Treads	UPG - VINTAGE RED OAK GRAPHITE			Main Hall	NO
Risers	UPG - VINTAGE RED OAK GRAPHITE			Kitchen	NO
Runner	N/A			2nd Floor Hall	NO

Page 1 of 3

Consultant: 
Melissa Di MarinoPurchaser: A.A./M.A.
MATIN ABINAHPurchaser: Aida Abinah
AIDA AFRAKOMAH ABINAH // FARID AE FAVendor: 
Forestside Estates Inc.
Printed Dec 09, 2019 10:11 am



* INTERIOR COLOUR SCHEME *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
ATIN ABINAH & AIDA AFRAKOMAH ABINAH // FARID ABINAH	Melissa Di Marino	ANGELICA-ELEV B	(647) 963-9411 /	Forestside Estates Inc.	16/10/2019	8 Block 2

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Master Ensuite

Main Bathroom

Powder Room #1

Powder Room #2

Kitchen/Breakfast

Laundry

Foyer

Main Hall

Home Office

Family Room

Living Room

Dining Room

Upper Hall

Master Bedroom

Bedroom 2

Bedroom 3

Rear Yard Access

Plot: 8 Block 2 Project: Forestside Estates Inc. Model: ANGELICA-ELEV B

Interior Paint	
Description	
COOL WHITE	
COOL WHITE	
COOL WHITE	
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COOL WHITE	

Cabinet			
Style	Countertop	Counter Edge	Handle / Knob
EURO - MELAMINE - LICORICE WF-392 (STD)	P-394-CA ARCTIC SNOW	STD	41296-140
EURO - MELAMINE - LICORICE WF-392 (STD)	P-394-CA ARCTIC SNOW	STD	41296-140
N/A	N/A	N/A	N/A
N/A	N/A	N/A	N/A
NY THERMOFOIL - WHITE (STD)	P-394-CA ARCTIC SNOW	STD	41296-140
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

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 STANDARD APPLIANCE PACKAGE, TO BE INSTALLED THROUGHOUT HOUSE WHERE APPLICABLE

☒ KITCHEN - INSTALL BUILDERS STANDARD WHITE EXHAUST FAN

☒ KITCHEN - ACCOMMODATE FRIDGE OPENING FOR FUTRE 36" WIDE FRIDGE

Page 2 of 3

Decor Consultant: Purchaser: Purchaser: Vendor:

Melissa Di Marino MATIN ARINAH AIDA AFRAKOMAH ARINAH // FARID AF F.A. Forestside Estates Inc.

Villa

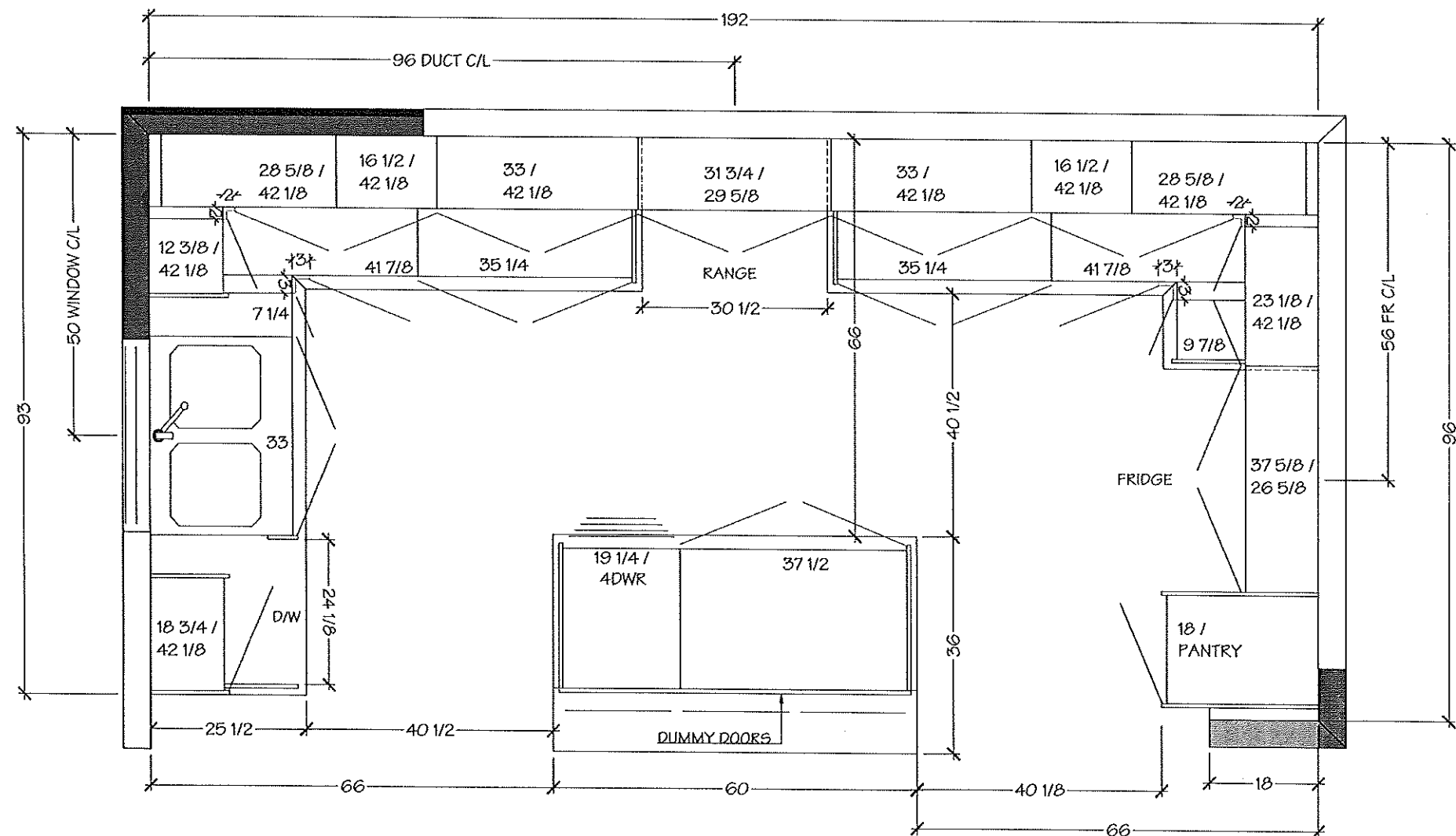
KITCHENS & FINE CABINETRY LTD

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-FS6-8-BLK-2
MODEL: ANGELICA 1801 ELEV A + B

KITCHEN

EXTRAS:
1. 36" FRIDGE
2. 42" EXTENDED UPpers
3. LARGE CROWN, PAN & FASCIA TO CEILING



December 10, 2019



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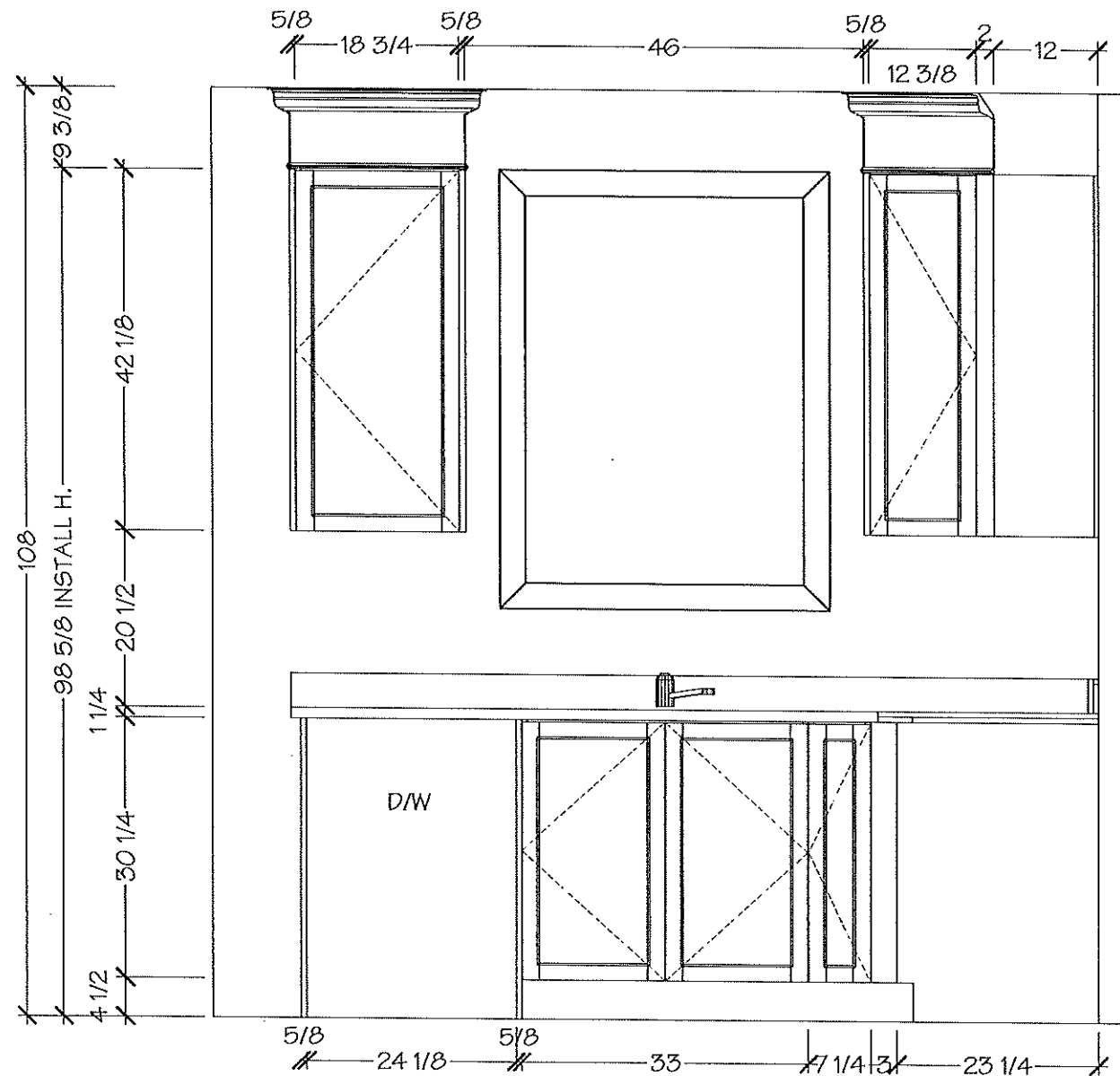
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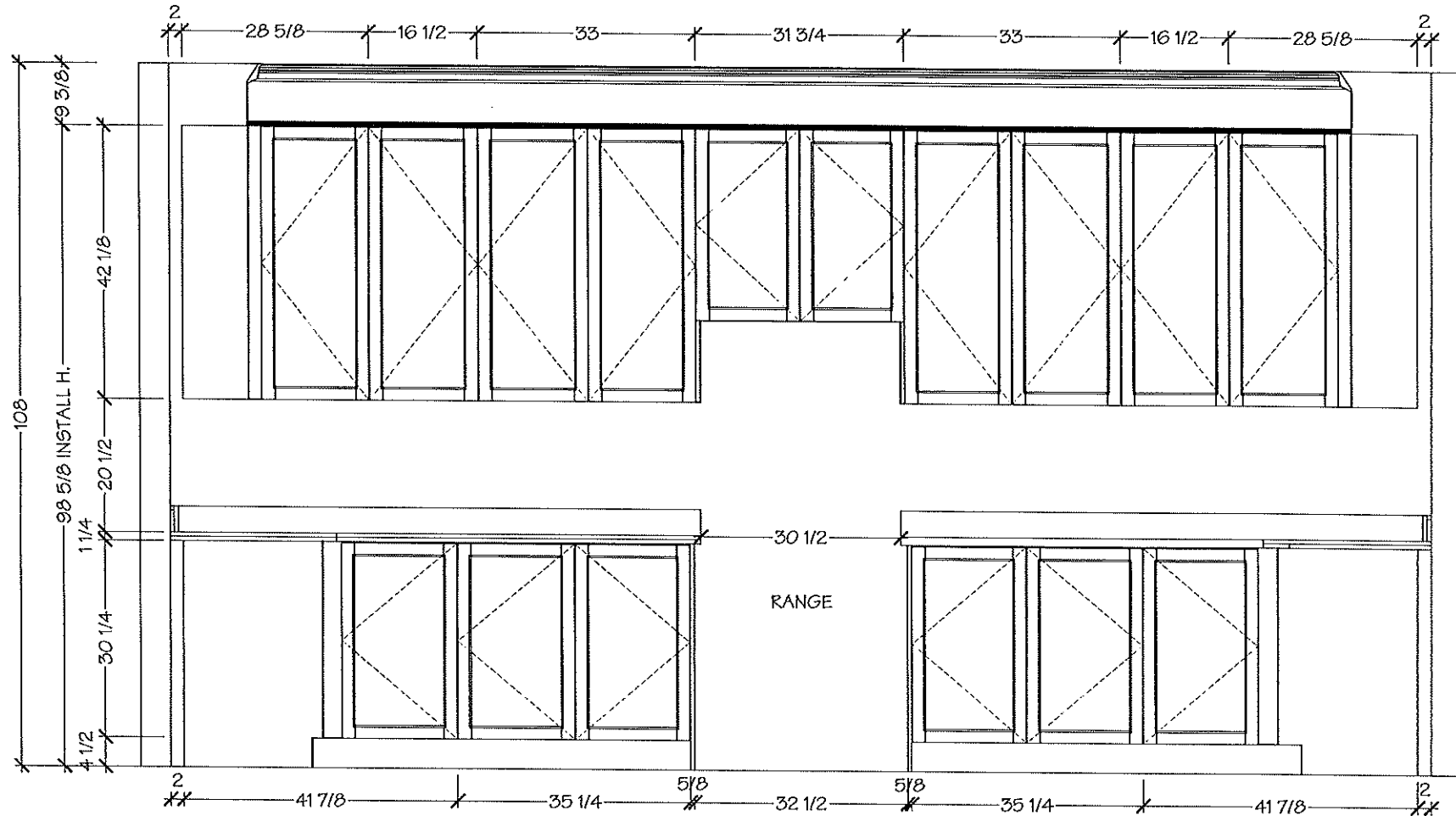


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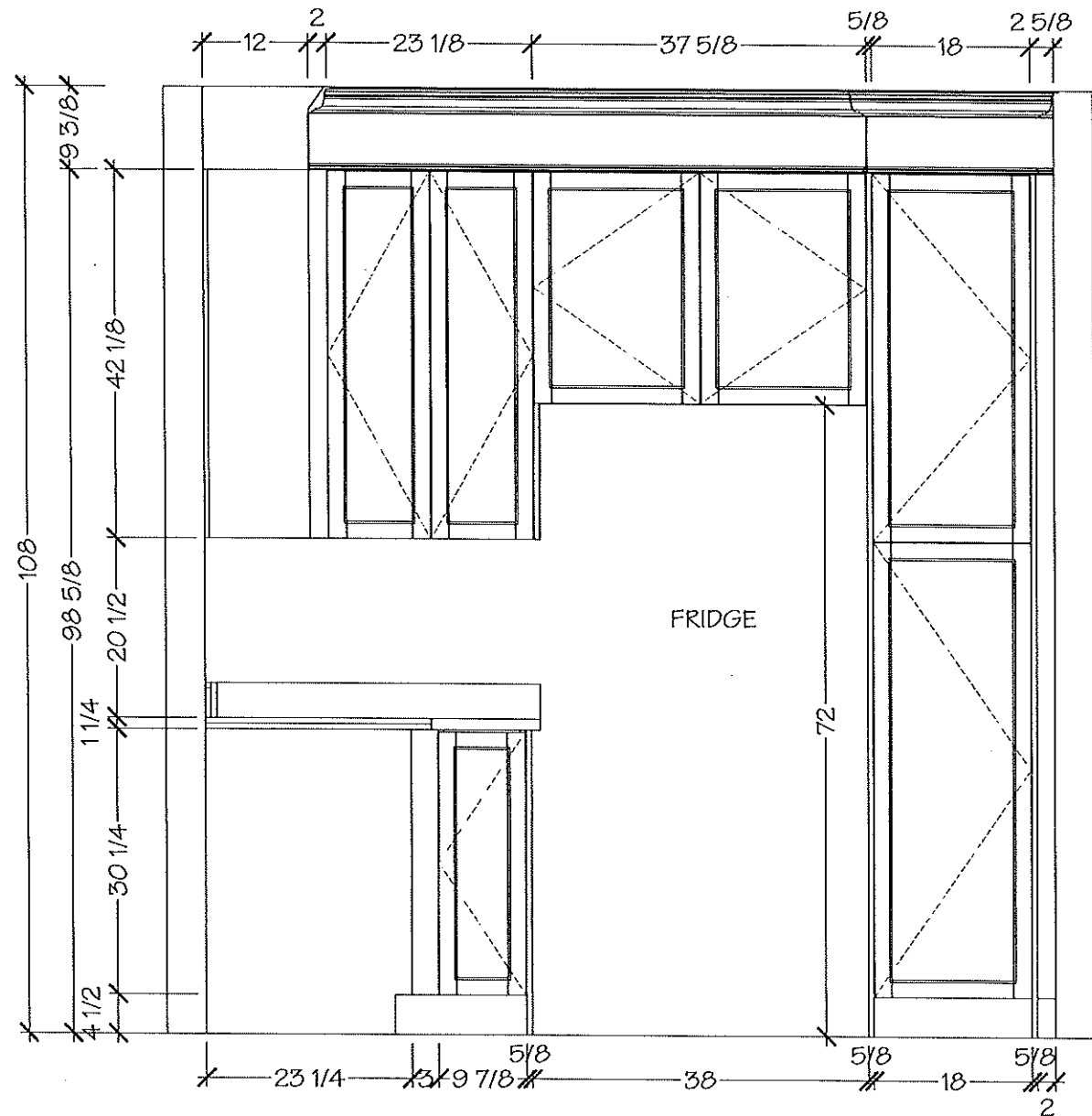
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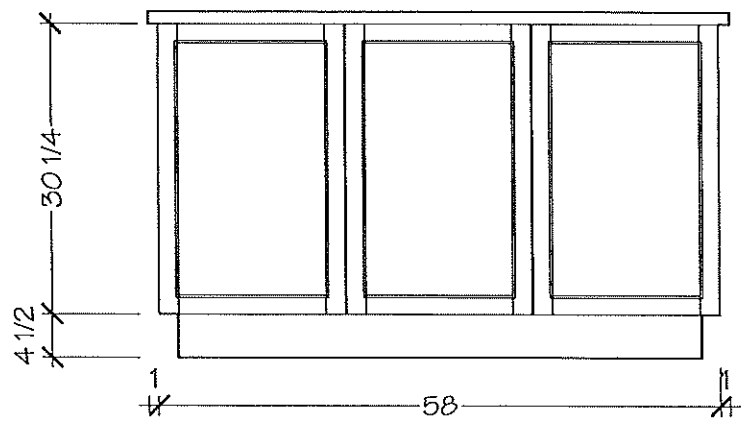
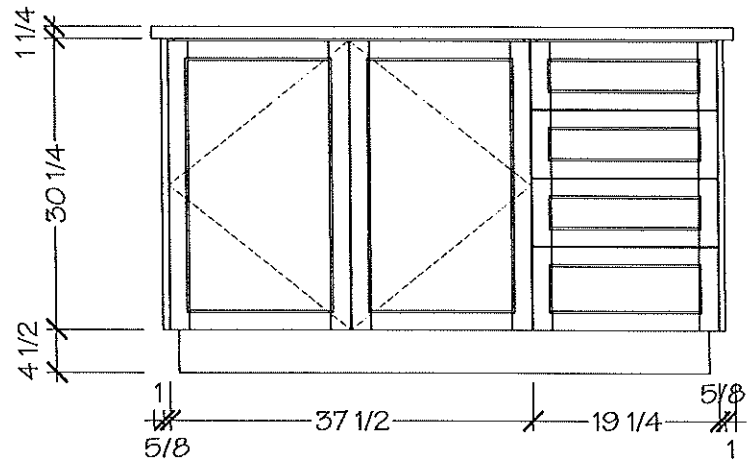
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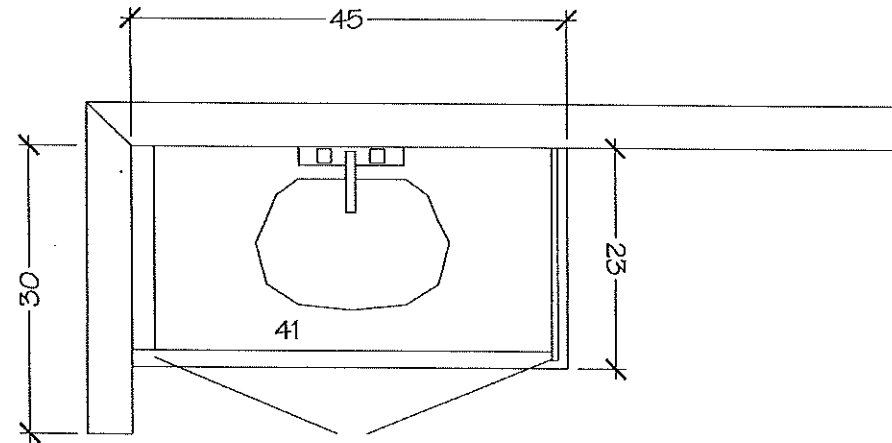
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MASTER

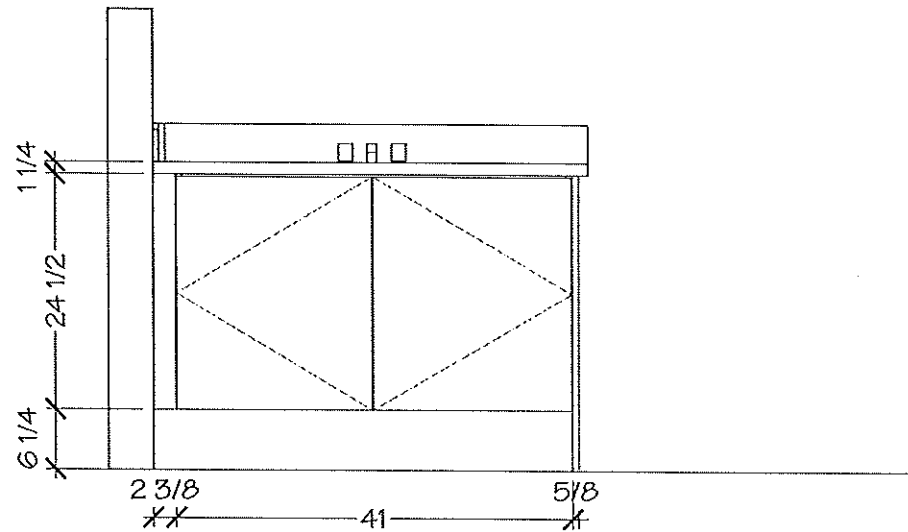
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MASTER ENSUITE



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CLIENT: ROYAL PINE HOMES

PROJECT: FORESTSIDE

ADDRESS: RP-FS8-8-BLK-2

MODEL: ANGELICA 1801 ELEV A + B

MAIN

December 10, 2019

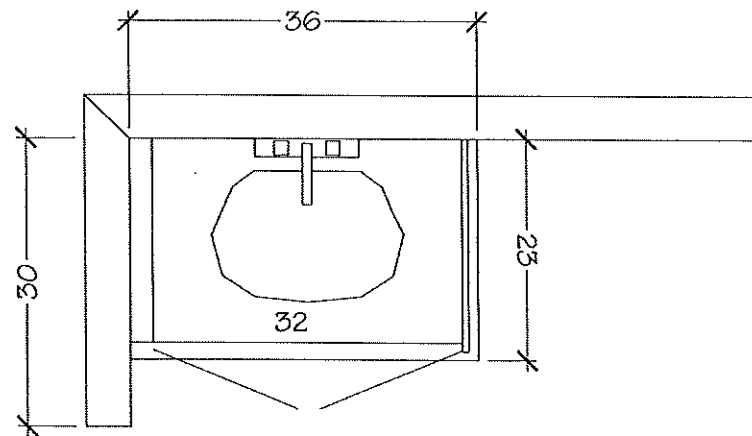


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MAIN BATH

