



Addition

PURCHASER'S EXTRAS QUOTATION

The Estates of West River - Phase 1 2185715 Ontario Inc.

PURCHASERS: NABDEEP, SINGH MALHI and RAJBIR KAUR

TEL: RES.: 647-881-8001

LOT NUMBER	PHASE	HOUSE TYPE
024	1	ISABELLA-STD MAIN-4 BEDROOM-ELEVATION C

ITEM	EXTRA / CHANGE	QTY	UNIT PRICE	EXTENDED
1	KITCHEN - In addition to the kitchen lighting, Install SEVEN (X7) ADDITIONAL PUCK LIGHTS at kitchen. To be installed below kitchen cabinetry, where applicable. (See Attached QTK Layout for Locations)	1		
215908	Puck lights to be on its own switch **price Includes additional Switch for the puck lights			
2	KITCHEN- In addition to the kitchen lighting, Install a pot light in top valance over the sink (See QTK layout)	1		
215909	Pot light to be on its own switch **Price Includes it own switch			
*3 20080	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.	1		
215911				



- 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 2185715 Ontario 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

Bonus Summary

Bonus Package offering (includes taxes) from Royal Pine Homes Décor Centre is being applied to this order.

Any remaining balance(s) will be applied accordingly to extras purchased.

Bonus Package Offering

Invoice Number	Date	Amount
7840	29-Mar-22	\$20,000.00
Total Bonus Used:		\$20,000.00
Remaining Balance:		

PURCHASER:

DocuSigned by:

Rajbir Singh Malhi

23-Aug-22

DATE

PURCHASER:

DocuSigned by:

Rajbir Singh Malhi

23-Aug-22

DATE

VENDOR:

PER: 2185715-Ontario Inc.

TAX#:1

PREPARED BY: Laura Di Pede

PRINTED: 23-Aug-22 at 9:58 am

RoyInvoiceSQL.rpt 07aug20

CONSTRUCTION SCHEDULING APPROVAL

PER:

DATE:



Quality Tops & Kitchens Ltd.
80 Sante Drive, Vaughan, ON L4K 3C4
T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

PURCHASE AGREEMENT FORM

PURCHASER:	NABDEEP, SINGH MALHI RAJBIR KAUR	CONTRACTOR:	2185715 ONTARIO INC.
ADDRESS:		SITE:	WEST RIVER VALLEY PH1, BRAMPTON
EMAIL:	nabdeepmalhi@yahoo.com 647 863-8001	MODEL TYPE:	40-6 C
PHONE #:		LOT #:	24 WRV
PHONE #:	647 881-8001	DATE:	May 25, 2022 Q9343

The purchaser agrees to buy and Quality Tops & Kitchens Ltd. (QTK) agrees to sell and provide for the purchaser the following articles listed herein and with attached drawing in accordance to the terms and conditions described on the reverse of this agreement form.

ROOM	DESCRIPTION	CATEGORY
KITCHEN	DOOR STYLE: QT 1201 NONE FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
BMO2696	1	BUILT-IN MICRO & WALL OVEN w/ WOOD DRAWER(S) BELOW - 26" D x 95-1/2"H	
CK-3PD	1	DROP IN COOK-TOP w/ POT DRWS w/ BLUM ANTARO WHITE - P/D 3 (1 SMALL, 2 BIG DRW)	
FG2696	1	FRIDGE GABLE - 26" DEEP x 95-1/2"H - (OPTION PAID FOR BY BUILDER)	
CUST-1	1	CONVERT STD. 4 BANK OF DRAWERS INTO 1 SET OF POT DRAWER w/ PREMIUM MOTION SLIDES, 3PD (1 SMALL, 2 BIG DRAWERS)	
CUST-2	1	DESIGN FEE: FILL IN REMAINING SPACE ON FRIDGE WALL w/ OVEN, BASE & UPPERS	
CUST-3	1	DESIGN FEE: ADJUST THE OPENING TO ACCOMMODATE 36" HOOD FAN	
CUST-4	1	POT LIGHT CUTOUT IN TOP VALANCE OVER SINK (LIGHTING BY OTHERS)	
CUST-5	1	CONVERT SINGLE DOOR PANTRY INTO DOUBLE DOOR - 36" 42" W x 26" D	
CUST-6	1	VALANCE BOX UPPERS w/ PUCK LIUGHT CUTOUT ONLY BY QTK (LIGHTING BY OTHERS)	
CUST-7	1	EXTENDED HEIGHT 54" UPPERS w/ CM E82-MLD 100 CROWN MOULDING TO CEILING. INC. STACK UPPER w/ CLEAR GLASS CLEAN CUT (38" HIGH UPPER & 16" HIGH STACK UPPER) - 108" HIGH MOUNTING HIEGHT & 120" OVERALL	
CUST-8	1	CATEGORY 1 DOOR STYLE AND FINISH: QTF 1201 WHITE (FIBERBOARD)	
CUST-9	1	CATEGORY 1 HARDWARE: DH00010 TOUCH LATCH - STACK UPPERS	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
ENSUITE VANITY	DOOR STYLE: QT 1203 NONE FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	P
CUST-1	1	RAISE THE VANITY TO 34-3-4" - PER VANITY	
CUST-3	1	CATEGORY 1 DOOR STYLE AND FINISH: QTF 1201 WHITE (FIBERBOARD)	
CUST-4	1	CATEGORY 1 HARDWARE: DH00010	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
TWIN BATH VANITY	DOOR STYLE: QT 1203 NONE FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
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N.S

R.K



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PURCHASE AGREEMENT FORM

PURCHASER:	NABDEEP, SINGH MALHI RAJBIR KAUR	CONTRACTOR:	2185715 ONTARIO INC.
ADDRESS:		SITE:	WEST RIVER VALLEY PH1, BRAMPTON
EMAIL:	nabdeepmalhi@yahoo.com 647 863-8001	MODEL TYPE:	40-6 C
PHONE #:		LOT #:	24 WRV
PHONE #:	647 881-8001	DATE:	May 25, 2022 Q9343

ITEM #	QTY	DESCRIPTION	PRICE
CUST-1	1	RAISE THE VANITY TO 34-3-4" - PER VANITY	
CUST-3	1	CATEGORY 1 DOOR STYLE AND FINISH: QTF 1201 WHITE (FIBERBOARD)	
CUST-4	1	CATEGORY 1 HARDWARE: DH00010	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
TWIN BATH 2/3 VANITY	DOOR STYLE: QT 1203 NONE FINISH: WHITE SPECIES: FIBERBOARD DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
CUST-1	1	RAISE THE VANITY TO 34-3-4" - PER VANITY	
CUST-3	1	CATEGORY 1 DOOR STYLE AND FINISH: QTF 1201 WHITE (FIBERBOARD)	
CUST-4	1	CATEGORY 1 HARDWARE: DH00010	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
POWDER ROOM VANITY	DOOR STYLE: QT 1022 NONE FINISH: FROSTING SPECIES: LP LAMINATE DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 3

ITEM #	QTY	DESCRIPTION	PRICE
CUST-2	1	FLOATING CABINET w/ FALSE TOP PANEL & DRAWER BELOW - 10 1/2" FFL (OPTION PAID FOR BY BUILDER)	
CUST-3	1	UPGRADE CATEGORY 1 DOOR STYLE AND FINISH: QTS 1022 FROSTING (LAMINATE)	
CUST-4	1	CATEGORY 1 HARDWARE: DH00010	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
LAUNDRY ROOM	DOOR STYLE: QT 1022 NONE FINISH: CANVAS (TX) SPECIES: LP LAMINATE DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 3

ITEM #	QTY	DESCRIPTION	PRICE
CUST-3	1	CATEGORY 1 DOOR STYLE AND FINISH: QTS 1022 CANVAS (TX)	
CUST-4	1	CATEGORY 1 HARDWARE: DH00010	
ROOM SUMMARY:			

NS

RL



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PURCHASE AGREEMENT FORM

PURCHASER:	NABDEEP, SINGH MALHI RAJBIR KAUR	CONTRACTOR:	2185715 ONTARIO INC.
ADDRESS:		SITE:	WEST RIVER VALLEY PH1, BRAMPTON
EMAIL:	nabdeepmalhi@yahoo.com 647 863-8001	MODEL TYPE:	40-6 C
PHONE #:		LOT #:	24 WRV
PHONE #:	647 881-8001	DATE:	May 25, 2022 Q9343

EXPECTED DELIVERY DATE	TBD	SUB-TOTAL:	
Customers please note all garbage bins, spice baskets, magic corner baskets and other accessories will only be delivered AFTER you move in the house. Please call us to request delivery of these items after you move in. Thank you. ALL CHANGES FINAL UPON SIGNING PLEASE READ ALL THE TERMS AND CONDITIONS ON THE ACCOMPANYING QTK TERMS & CONDITIONS DOCUMENT. BY SIGNING BELOW YOU AGREE TO RECEIVE THE ITEMS LISTED HEREIN AND PAY (ACCORDING TO QTK'S PAYMENT POLICY), AND HAVE READ AND UNDERSTOOD THE TERMS & CONDITIONS AS OUTLINED IN THE QTK TERMS & CONDITIONS DOCUMENT.		TOTAL:	
		HST	
		GRAND TOTAL:	
DEPOSIT 1 DATE: _____		DEPOSIT 1:	
DEPOSIT 2 DATE: _____		DEPOSIT 2:	
BALANCE TO BE PAID IN FULL BY DUE DATE: _____		CUSTOMER INITIAL(S): <u>N:S R:K</u>	

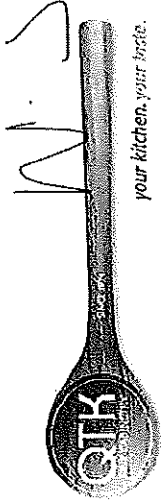
CUSTOMER SIGNATURE: _____

DATE: _____

CUSTOMER SIGNATURE: _____

DATE: _____

SALES REP NAME: _____ - apd QTK AUTHORIZED SIGNATURE: _____

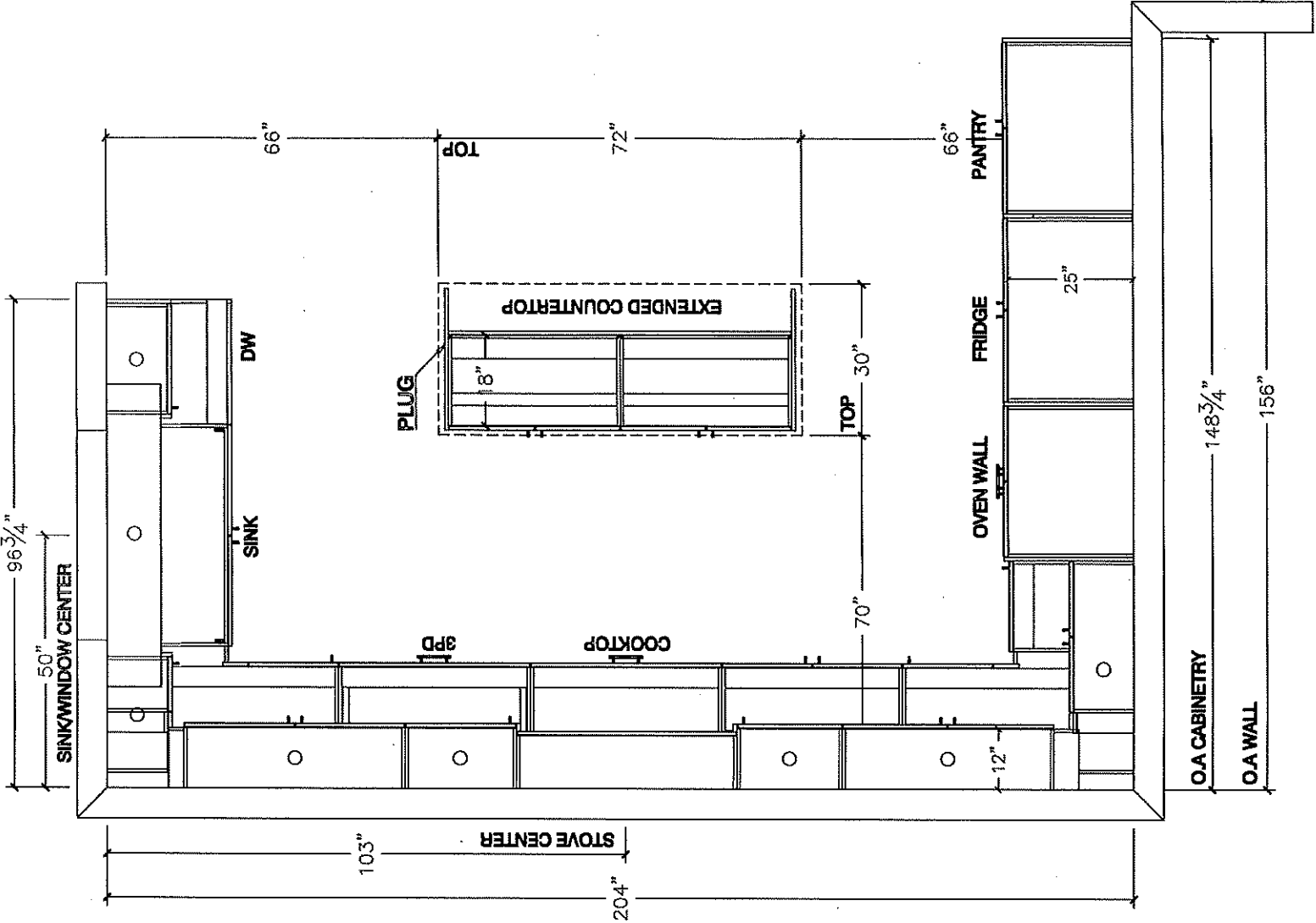


80 Sante Drive, Vaughan, ON L4K 3C4
T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: KITCHEN	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE:
COMMENTS:			

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does it's best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

KITCHEN - PLAN





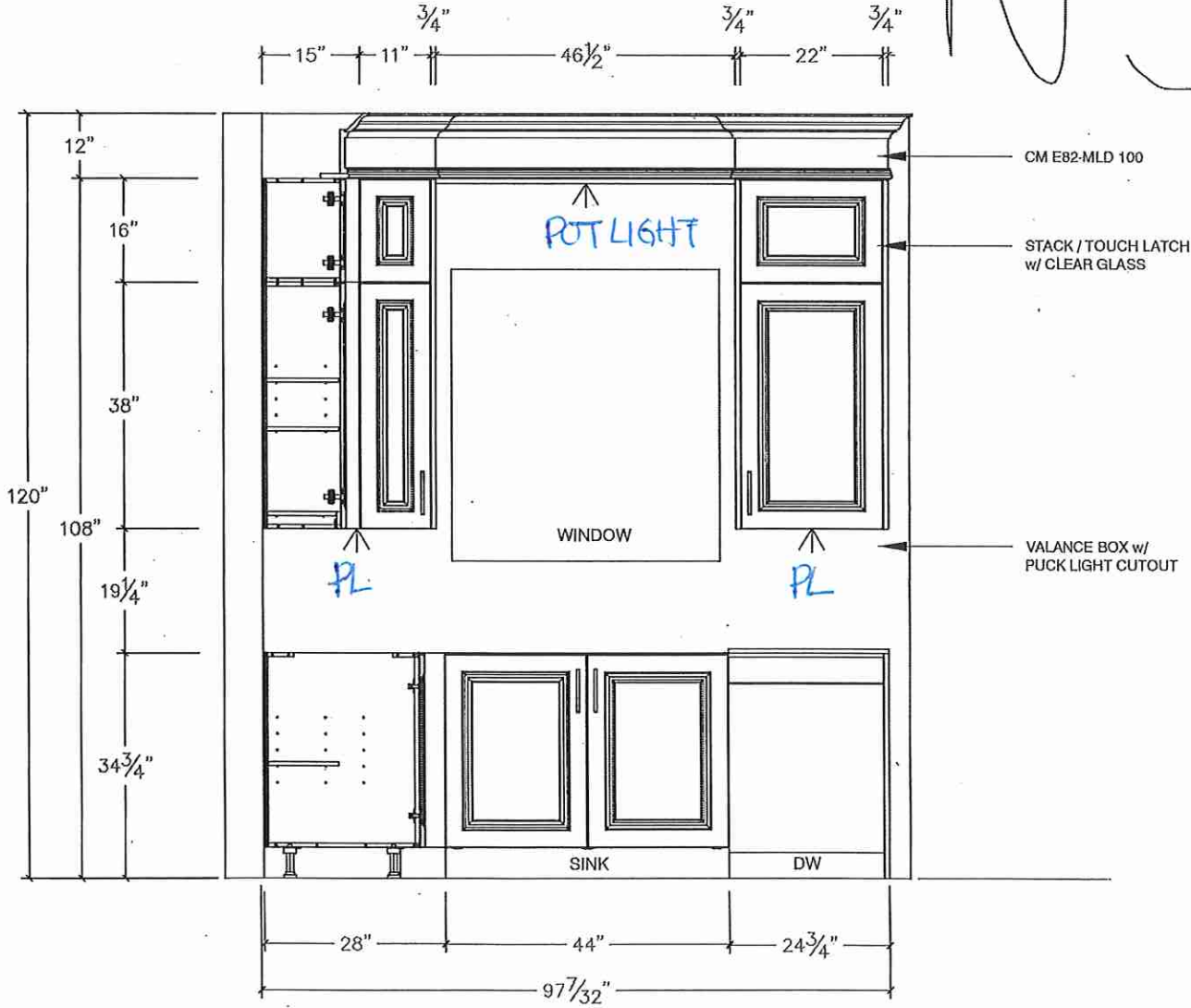
80 Sante Drive, Vaughan, ON L4K 3C4
T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: KITCHEN	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE: —

COMMENTS:

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does it's best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

SINK WALL - ELEVATION



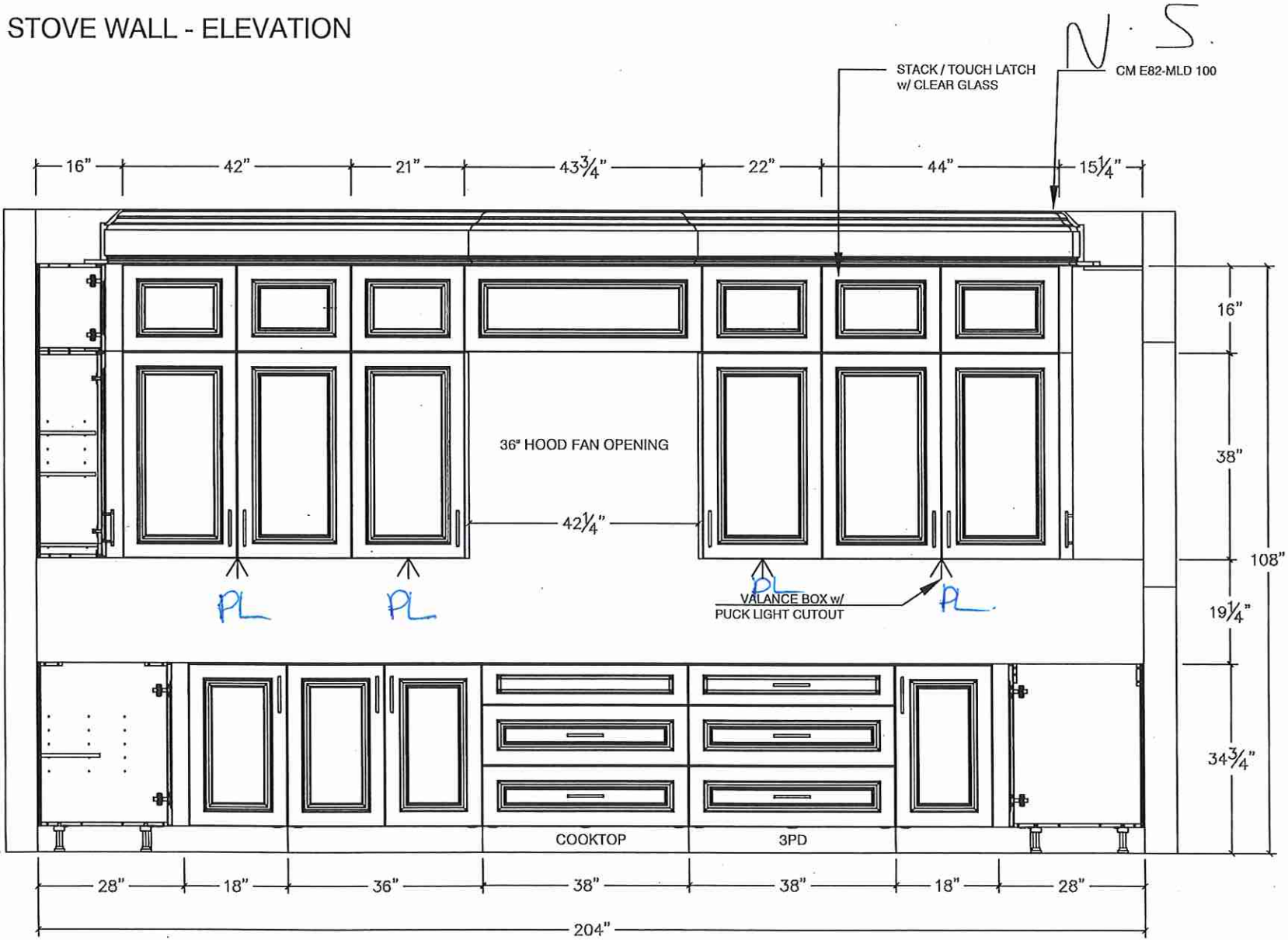


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CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: KITCHEN	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE:
COMMENTS:			

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does its best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

STOVE WALL - ELEVATION





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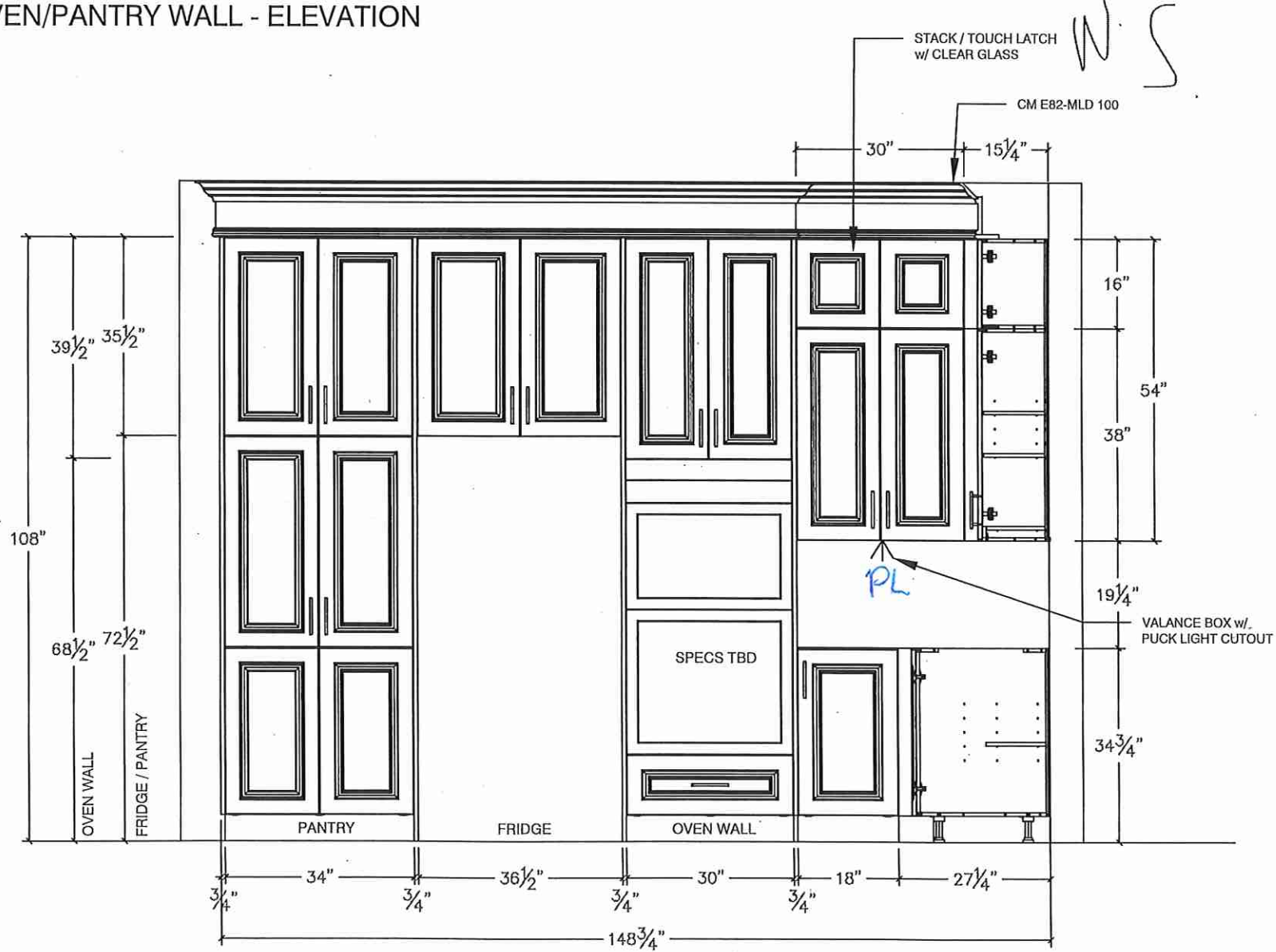
your kitchen, your taste.

CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: KITCHEN	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE: —

COMMENTS:

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does it's best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

OVEN/PANTRY WALL - ELEVATION





SITE COPY

CONSTRUCTION SUMMARY

2185715 Ontario Inc.

PURCHASERS: NABDEEP,SINGH MALHI and RAJBIR KAUR

TEL: RES.: 647-881-8001

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
024	1	ISABELLA-STD MAIN-4 BEDROOM-ELEVATION C	

Date Added: 13-Jul-22

Invoice Number: 8326

1 - Standard Cable, Telephone, conduit (See Sketch)

Note:

1 - GARAGE DOOR- Install the builders standard garage door handle with lock

Note:

1 - DINING/ LIVING ROOM- Delete the wall between the Dining Room and the Main Hall. Install the Coffered ceiling in the Dining room/ living room (See Sketch)

Note:

1 - KITCHEN & BATHROOM- SEE ATTACHED QUALITY TOPS & KITCHENS FOR ALL KITCHEN & BATHROOMS UPGRADES/LAYOUTS (See attached Upgrade Package)

Note:

1 - KITCHEN- Accommodate electrical for the built in oven and built in microwave (See Specs attached)

Note: **APPROXIMATE PRICING** WILL REQUIRE APPLIANCE SPECS

PRICE MAY CHANGE WHEN APPLIANCE SPECS RECEIVED

1 - KITCHEN- Accommodate the counter top for a 36" cooktop

Note: **Purchaser to provide specs on cooktop**

1 - KITCHEN- Accommodate the exhaust fan for a 36" cooktop. Install a 36" stainless steel exhaust fan in lieu of the builders standard.

Note: Price As Per Campoli

1 - KITCHEN- Purchaser has declined purchasing under cabinet puck lights in the kitchen. Purchaser accepts & acknowledges that they will ONLY receive the puck light cut out and NOT the electrical.

Note: **Purchaser to install their own puck lights after closing**

Purchaser accepts & acknowledges that the vendor & QTK is not responsible for any damage created when installing pucks lights after closing

1 - KITCHEN- Purchaser has declined purchasing a pot light above the sink in the kitchen. Purchaser accepts & acknowledges that they will ONLY receive the pot light cut out and NOT the electrical.

Note: **Purchaser to install their own pot light after closing**

Purchaser accepts & acknowledges that the vendor & QTK is not responsible for any damage created when installing the pot light after closing

1 - KITCHEN- Install builders standard counter top, throughout the kitchen, where applicable. Install the Emmerstone MAPLE WHITE- Standard "A" Edge

Note:

1 - KITCHEN- Install additional Emmerstone MAPLE WHITE counter top as per the revised kitchen layout (See QTK sketch attached)

Note: **Priced As Per Continental**

1 - KITCHEN- Install the builders standard undermount sink in the kitchen- Install the BLANCO HORIZON U2 (7") Undermount Sink- Model # 401022

Install builders standard single hole kitchen faucet

Note:

1 - POWDER ROOM- Install builders standard counter top, throughout the powder room counter top where applicable. Install the Emmerstone MAPLE WHITE- Standard "A" Edge

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.



SITE COPY

CONSTRUCTION SUMMARY

2185715 Ontario Inc.

PURCHASERS: NABDEEP,SINGH MALHI and RAJBIR KAUR

TEL: RES.: 647-881-8001

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
024	1	ISABELLA-STD MAIN-4 BEDROOM-ELEVATION C	

Date Added: 13-Jul-22

Invoice Number: 8326

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 - MASTER ENSUITE- Install builders standard counter top, throughout the Master Ensuite counter top where applicable. Install the Emmerstone MAPLE WHITE- Standard "A" Edge
Note:

1 - MASTER ENSUITE- Purchaser's request to add the toe tester to the Master Ensuite shower stall. Install the standard Chateau Tub/Shower Model # TL183EP/62380
Note:

1 - TWIN BATH #2- Install builders standard counter top, throughout the Twin Bath #2 counter top where applicable. Install the Emmerstone MAPLE WHITE- Standard "A" Edge
Note:

1 - TWIN BATH #2- Purchaser's request to add the toe tester to the Twin Bath #2 shower stall. Install the standard Chateau Tub/Shower Model # TL183EP/62380
Note:

1 - TWIN BATH #3/4- Install builders standard counter top, throughout the Twin Bath #3/4 counter top where applicable. Install the Emmerstone MAPLE WHITE- Standard "A" Edge
Note:

1 - TWIN BATH #3/4- Purchaser's request to add the toe tester to the Twin Bath #3/4 shower stall. Install the standard Chateau Tub/Shower Model # TL183EP/62380
Note:

1 - CLARIFICATION-
Install the builders standard Plumbing Fixtures throughout all bathrooms, where applicable.
Note:

1 - Purchaser to receive TEN (X10) Potlights on Main floor as per their Standard Features and Finishes List
SEE BELOW
Note:

1 - LIVING / DINING ROOM- Relocate the builders standard Dining Room ceiling light, to be centred within the Living Room and Dining Room (See Sketch)
Note:

1 - LIVING / DINING ROOM- Delete the builders standard switch operated lights in the Living Room, and Install FOUR (X4) pot lights, throughout the Living & Dining Room . All FOUR (X4) pot lights to be on one seperate switch, (See Sketch)
Note: **Use switch from original switch operated plugs

1 - FAMILY ROOM- In addition to the builders standard ceiling light in the Family Room, and Install SIX (X6) pot lights . All SIX (X6) pot lights to be on one seperate switch, (See Sketch)
Note:

1 - PURCHASER HAS ATTENDED A STRUCTURAL AND COLOR APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES.
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:

Date Added: 29-Mar-22

Invoice Number: 8168



SITE COPY

CONSTRUCTION SUMMARY
2185715 Ontario Inc.

PURCHASERS: NABDEEP, SINGH MALHI and RAJBIR KAUR

TEL: RES.: 647-881-8001

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
024	1	ISABELLA-STD MAIN-4 BEDROOM-ELEVATION C	

Date Added: 29-Mar-22 Invoice Number: 7840

5 - BASEMENT- Install larger basement windows, in lieu of 30"x16". Install FIVE (X5) 30"x24" (windows with possible window wells)
Note:

1 - BASEMENT- In addition to the basement windows, Install ONE (X1) additional 30"x24" window (with Possible windoww ells) (See Sketch)
Note:

1 - SIDE DOOR- Install the exterior side door with applicable coach light (See Sketch)
Note:

1 - FRONT EXTERIOR- Install Extended Height Double Front Doors, in lieu of the builders standard height. Delete the transom above to accommodate (See Sketch)
Note:

1 - KICTHEN- Install a Gas Line Rough In to stove in kitchen **Standard electrical for electric stove to remain** (See Sketch)
Note:

1 - KITCHEN- Install an 8" Duct for stove, in lieu of the builders standard 6" (See Sketch)
Note:

1 - KITCHEN- Delete and close the opening from the Kitchen to the Dining Room. (See Sketch)
Note: **Purchaser is aware that the price above is ONLY to close the entrance from the kitchen to the Dining Room. Purchaser is aware that additional cabinetry will be chosen at time of colour chart and will be additional charge.

1 - MUD ROOM- Install an additional builders standard interior door (as per standard sample) from the Mud Room to the Garage Landing. Builders standard interior door to be extended height (See Sketch)
Note: Approved as per Tony.

1 - TWIN BATH- Delete the builders standard Tub/Shower and Install a shower stall. To include 2x2 shower floor mosaic, curb with stone top and shower pot light. **Please note** shower stall to be left open** (See Sketch)
Note:

1 - TWIN BATH 2/3- Delete the builders standard Tub/Shower and Install a shower stall. To include 2x2 shower floor mosaic, curb with stone top and shower pot light. **Please note** shower stall to be left open** (See Sketch)
Note:

1 - FRONT EXTERIOR- In addition to the builders standard exterior front door coach light, Install an additional coach light, opposite standard. Both coach lights to be on the same switch (See Sketch)
Note:

1 - PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DESIGN STUDIO AND HAS DECLINED ANY ADDITIONAL UPGRADES
Note:

1 - BONUS PACKAGE-PURCHASER TO RECEIVE \$20,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT THE DESIGN STUDIO AT TIME OF COLOUR CHART
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
Note:



* INTERIOR COLOUR SCHEME *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
NABDEEP,SINGH MALHI & RAJBIR KAUR	Laura Di Pede	SABELLA-STD MAIN-4 BEDROOM-ELEVATION C	(647) 881-8001 /	2185715 Ontario Inc.		024

Page 1 of 3

	Flooring	Wall Tile	Plumbing
	Description	Main Accent/Insert Border / Listello Pattern	
Master Ensuite	✓ 13X13 SERPENTINE WHITE (STD)	✓ 8X10 Serpentine White (STD) N/A	WHITE
Twin Bath #2	✓ 13X13 SERPENTINE WHITE (STD)	✓ 8X10 Serpentine White (STD) N/A	WHITE
Twin Bath #3	✓ 13X13 SERPENTINE WHITE (STD)	✓ 8X10 Serpentine White (STD) N/A	WHITE
Powder Room	✓ 18X18 LIVORNO GRIS (STD)	N/A	WHITE
Kitchen/Dinette	✓ 18X18 LIVORNO GRIS (STD)	NO	STD
Mud Room	✓ 18X18 LIVORNO GRIS (STD)	N/A	N/A
Laundry(2nd Flr)	✓ 13X13 SERPENTINE WHITE (STD)	N/A	STD
Foyer	✓ 18X18 LIVORNO GRIS (STD)		
Main Hall	✓ Vintage RedOak 31/4"x3/4" Chariot Pearl Finish(Std)		
Family Room	✓ Vintage RedOak 31/4"x3/4" Chariot Pearl Finish(Std)		
Living Room	✓ Vintage RedOak 31/4"x3/4" Chariot Pearl Finish(Std)		
Dining Room	✓ Vintage RedOak 31/4"x3/4" Chariot Pearl Finish(Std)		
Den	✓ Vintage RedOak 31/4"x3/4" Chariot Pearl Finish(Std)		
Upper Hall	✓ 400Z OPENING NIGHT #04 (STD)		
Upper Den	✓ 400Z OPENING NIGHT #04 (STD)		
Primary Bedroom	✓ 400Z OPENING NIGHT #04 (STD)		
Bedroom 2	✓ 400Z OPENING NIGHT #04 (STD)		
Bedroom 3	✓ 400Z OPENING NIGHT #04 (STD)		
Bedroom 4	✓ 400Z OPENING NIGHT #04 (STD)		

Railings and Stairs		Cornice Moulding / Medalion	
Railings	✓ (STD) Vintage Red Oak CHARLOT	Landing - Upper	Red Oak 31/4" Chariot (Pearl)(Std)
Pickets	✓ (STD) Plain Flat Black Steel Pickets	Landing - Lower	Red Oak 31/4" Chariot (Pearl)(Std)
Posts	✓ (STD) Vintage Red Oak CHARLOT	Ledge - Upper	N/A
Stringers	✓ (STD) Vintage Red Oak CHARLOT	Ledge - Lower	N/A
Treads	✓ (STD) Vintage Red Oak CHARLOT		
Risers	✓ (STD) Vintage Red Oak CHARLOT		
Runner	N/A		
Trim			
Baseboard & Casing	STEP BEVEL- STANDARD	Knobs	STANDARD LEVER
Front Door Glass	STANDARD	Hinges	STANDARD
Interior Doors	STANDARD-Carrara Smooth	Grip Set	STANDARD

Notes
PINE STANDARD SERVICE STAIRS **GARAGE LANDING**-18X18 LIVORNO GRIS (STD) **MASTER ENSUITE- 2X2 WHITE SHOWER FLOOR MOSAIC WITH WHITE STONE CURB ** TWIN BATH #2- 2X2 WHITE SHOWER FLOOR MOSAIC WITH WHITE STONE CURB ** TWIN BATH 3/42X2 WHITE SHOWER FLOOR MOSAIC WITH WHITE STONE CURB

Page 1 of 3

Consultant:

Laura Di Pede

Purchaser:

NABDEEP,SINGH MALHI

Purchaser:

RAJBIR KAUR

Vendor:

2185715 Ontario Inc.



* INTERIOR COLOUR SCHEME *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
NABDEEP, SINGH MALHI & RAJBIR KAUR	Laura Di Pedo	SABELLA-STD MAIN-4 BEDROOM-ELEVATION C	(647) 881-8001 /	2185715 Ontario Inc.		024

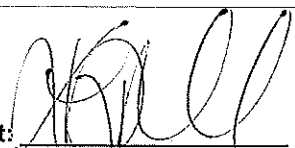
Page 2 of 3

Master Ensuite	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop Emmerstone MAPLE WHITE (STD) Counter Edge A* EDGE (STD) Handle / Knob SEE QTK
Twin bath #2	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop Emmerstone MAPLE WHITE (STD) Counter Edge A* EDGE (STD) Handle / Knob SEE QTK
Twin Bath #3	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop Emmerstone MAPLE WHITE (STD) Counter Edge A* EDGE (STD) Handle / Knob SEE QTK
Powder Room	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop Emmerstone MAPLE WHITE (STD) Counter Edge A* EDGE (STD) Handle / Knob SEE QTK
Kitchen/Dinette	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop Emmerstone MAPLE WHITE (STD) Counter Edge A* EDGE (STD) Handle / Knob SEE QTK
Mud Room	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style N/A Countertop N/A Counter Edge N/A Handle / Knob N/A
Laundry(2nd Flr)	Interior Paint Description SILVER BIRCH (STD)	Cabinet Style SEE QTK Countertop STANDARD WHITE LAMINATE Counter Edge N/A Handle / Knob SEE QTK
Foyer	Interior Paint Description SILVER BIRCH (STD)	
Main Hall	Interior Paint Description SILVER BIRCH (STD)	
Family Room	Interior Paint Description SILVER BIRCH (STD)	Appliance Opening/Dimension Fridge Size W 36in x H 70in Range 36" COOKTOP Built-Ins YES-SEE SPECS Microwave YES-BUILT IN Hood Fan 36" STAINLESS STEEL Exhaust Opening 6" 8" Dishwasher Cabinet Std 24in Opening
Living Room	Interior Paint Description SILVER BIRCH (STD)	Fireplace Fireplace FAMILY ROOM Location Flooring 3 1/4" X 3/4" HWD Style VILLA NOVA Finish STONE Marble NO Hearth NO
Dining Room	Interior Paint Description SILVER BIRCH (STD)	Fireplace Fireplace N/A Location Flooring N/A Style N/A Finish N/A Marble N/A Hearth N/A
Den	Interior Paint Description SILVER BIRCH (STD)	
Upper Hall	Interior Paint Description SILVER BIRCH (STD)	
Upper Den	Interior Paint Description SILVER BIRCH (STD)	
Primary Bedroom	Interior Paint Description SILVER BIRCH (STD)	
Bedroom 2	Interior Paint Description SILVER BIRCH (STD)	
Bedroom 3	Interior Paint Description SILVER BIRCH (STD)	
Bedroom 4	Interior Paint Description SILVER BIRCH (STD)	

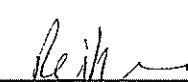
Notes

KITCHEN- INSTALL 36" STAINLESS STEEL EXHAUST FAN

Page 2 of 3

Decor Consultant: 
Laura Di Pedo

Purchaser: 
NABDEEP, SINGH MALHI

Purchaser: 
RAJBIR KAUR

Vendor: 
2185715 Ontario Inc.

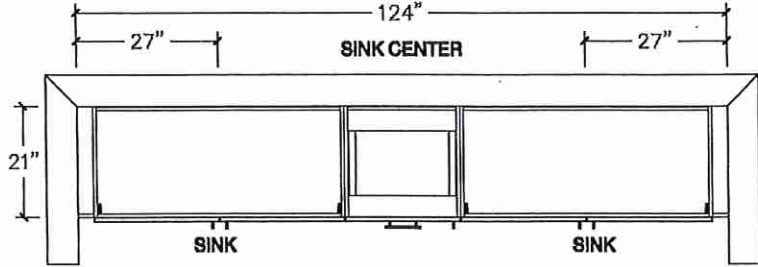


80 Sante Drive, Vaughan, ON L4K 3C4
T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

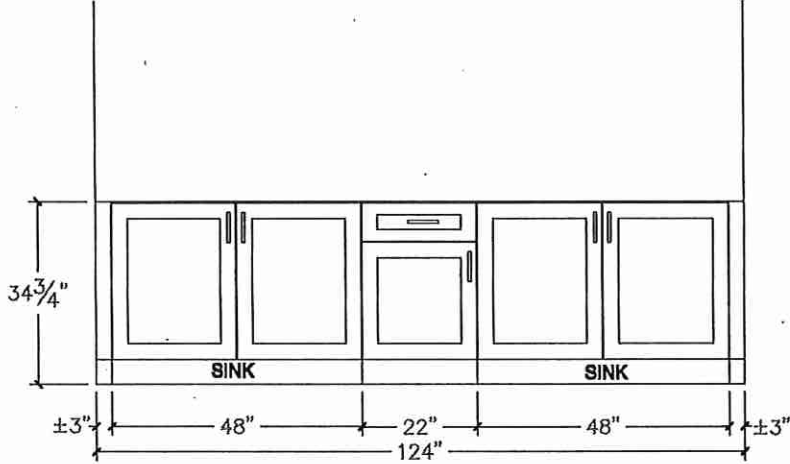
CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: VANITY	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE:
COMMENTS:			

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does its best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

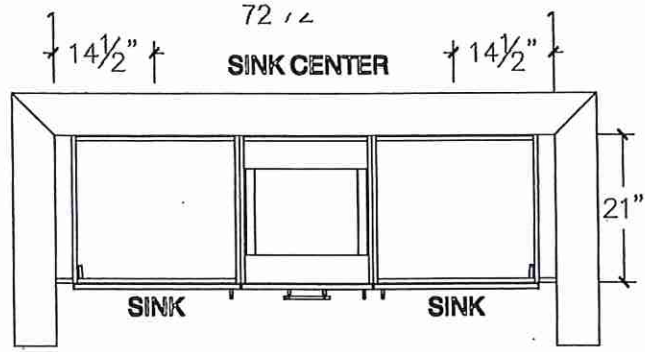
MASTER ENSUITE (4 BED) - PLAN



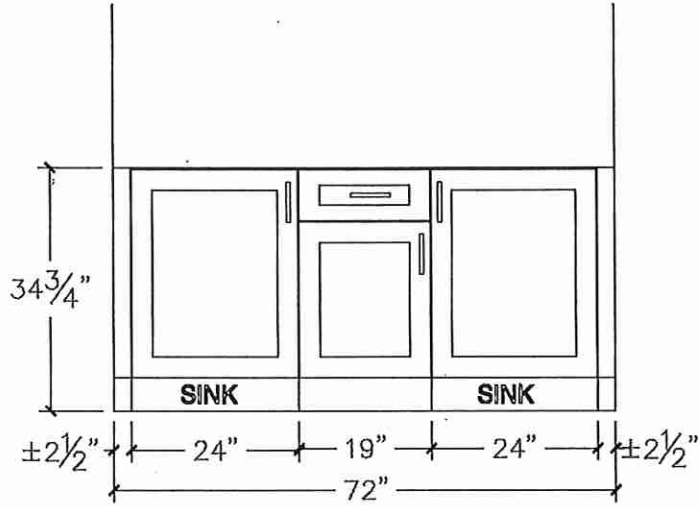
RAISED VANITY.



TWIN BATH#2



RAISED VANITY

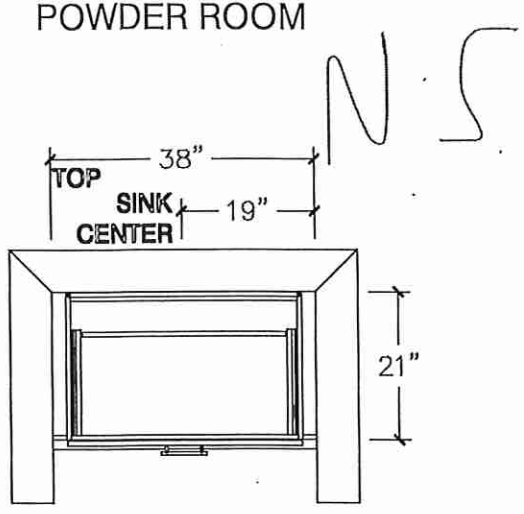
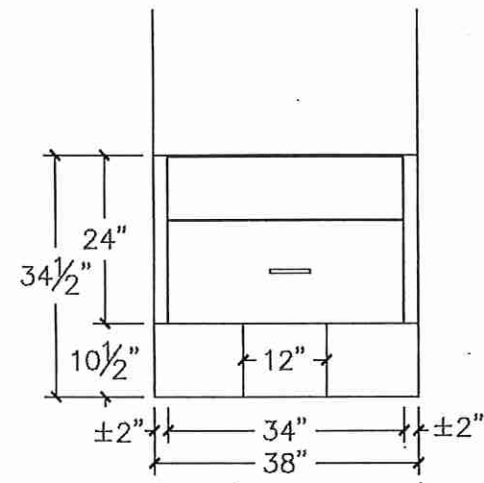
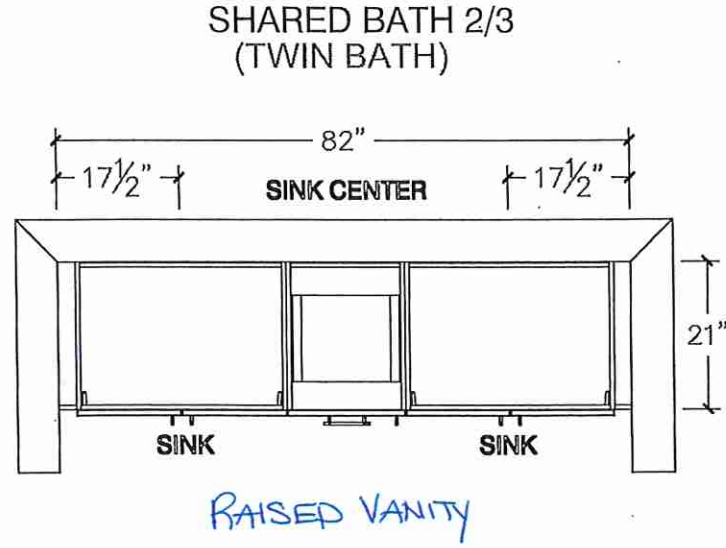
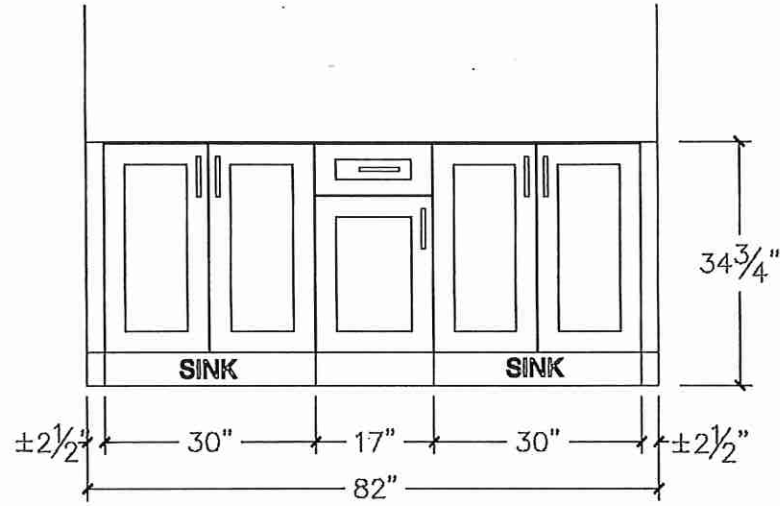




80 Sante Drive, Vaughan, ON L4K 3C4
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www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: VANITY	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE: —
COMMENTS:			

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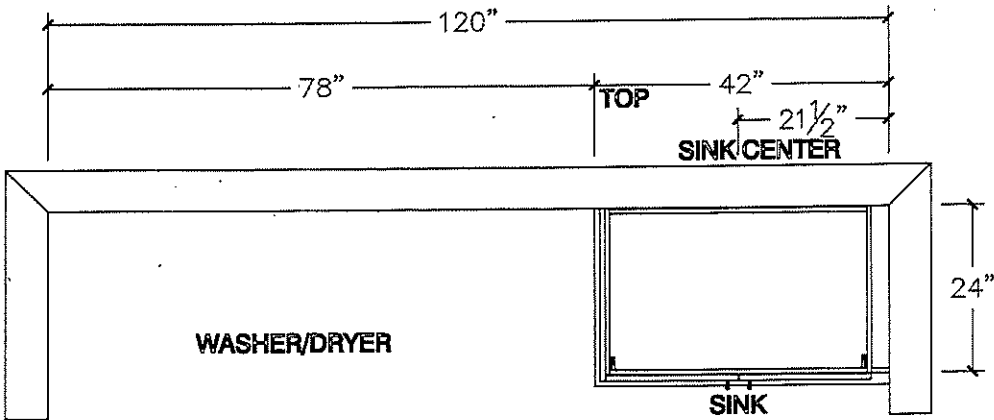
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T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

N.5.

CLIENT: ROYAL PINE HOMES	JOB NAME: LOT 24 WRV	ROOM: LAUNDRY	DRAWN BY: AA
SITE: WEST RIVER VALLEY	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 18 2022
EMAIL: —	SPECIES: —	TOP: —	PAGE:
COMMENTS:			

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LAUNDRY (FIRST FL.)



LAUNDRY - ELEVATION

