



CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: MANISHKUMAR BAB PATEL and SURAKSHABAHEN C, PATEL

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
25	8	SILVER POPLAR (40-02C) - ELEV C	16-Jul-24

Date Added: 09-Jan-24

Invoice Number: 8616

1 - Install standard Cable Rough-ins (x2) and install Standard Telephone rough-ins (x2) (See Sketch) Note: GARAGE DOOR- Install the builders standard garage door handle with lock
1 - DECLINED UPRADE VILLA :KITCHEN & BATHROOMS - Purchaser has DECLINED All Upgrades offered during decor appointment at the decor centre for kitchen & bathroom cabinetry. Note:
1 - COUNTER TOPS Purchaser accepts & acknowledges that the Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary. Note:
1 - KITCHEN- Install builder standard Emmerstone GRAY GALAXY counter top throughout the kitchen, where applicable, With the "A" Edge Note:
1 - KITCHEN - PLUMBING - Install the builders standard undermount sink in the kitchen- Install the BLANCO ESSENTIAL U2 (7") Undermount Sink- Model # 400008 Note: KITCHEN - PLUMBING - Install builder's standard kitchen faucet - Method Pullout (single hole
1 - PLUMBING CLARIFICATION- Install the builders standard Plumbing Fixtures throughout all bathrooms Note:
1 - MAIN FLOOR/UPPER HALL- Install a 2nd upgrade hardwood flooring, Vintage 5" X 3/4" Red Oak TITAN in Pearl Finish in lieu of the builder's standard hardwood. Note: To be installed throughout Family Room, Den, Living room, Dining room, Main Hall, applicable landings and Upper Hall
1 - STAIRCASE - Stain Oak Staircase from Main Floor to Second Floor, where applicable. To be Stained - Vintage Red Oak Titan- To Include; Steps,Risers, Handrail and Post, and applicable Stringers (See Sketch) Note:
1 - STAIRCASE VS FLOORING STAINING DIFFERENCE: The purchaser accepts and acknowledges that the flooring is prefinished & the staircase is Red Oak with hand-applied finish, along with the unique qualities of natural wood can create an unbalanced look. Note:
1 - PRIMARY ENSUITE - TILES - Install UPGRADE 1 FLOOR TILE (18X18 Livorno Gris) throughout the primary ensuite where applicable. To be installed straight/stacked Note:
1 - PRIMARY ENSUITE - WALL TILES- Install UPGRADE 2 FLOOR TILE (18X18 Livorno Gris) AS WALL TILES throughout the primary ensuite walk in shower where applicable. To be installed straight/stacked in lieu of the builder's standard tiles (see sketch) Note:
1 - TRIM/CASING - Install UPGRADED 3 1/2" STEP BEVEL CASING WITH 5 1/2" BEVEL BASEBOARD throughout the home where applicable. (See sketch) Note:
1 - BONUS PACKAGE-PURCHASER TO RECEIVE \$11,739.20 (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:

Date Added: 14-Aug-23

Invoice Number: 8518



CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASERS: MANISHKUMAR BAB PATEL and SURAKSHABAHEN C, PATEL

TEL:

LOT NUMBER

25

PHASE

8

HOUSE TYPE

SILVER POPLAR (40-02C) - ELEV C

CLOSING DATE

16-Jul-24

Date Added: 14-Aug-23

Invoice Number: 8518

4 - BASEMENT - Increase FOUR (x4) Basement Windows from Standard 30 IN (W) x 16 IN (H) TO LARGER 30 IN (W) x 24 IN (H) (with Possible Window Wells) (See Sketch)
Note:

1 - GARAGE - Relocate Central Vac Trunk Rough-In to Garage in lieu of Basement (Vendor to Determine Location)
Note:

1 - BASEMENT - Install 200 AMP Service in lieu of standard 100 Amp (See Sketch)
Note:

1 - SIDE EXTERIOR - Install OPTIONAL SIDE DOOR ENTRANCE (Includes Applicable Exterior Coach Light) **If Grade Permits** (See Sketch)
Note:

1 - FRONT EXTERIOR - FRONT DOOR - Install DOUBLE DOOR Entry EXTENDED HEIGHT (No Transom Window or Side Lites) in lieu of builders standard single door entry standard height (See Sketch)
Note:

1 - BONUS PACKAGE - PURCHASER HAS APPLIED \$27,740.00 (Includes Taxes) WORTH OF UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE OF STRUCTURAL UPGRADES COMPLETED AT THE DECOR CENTRE
Note: **Remaining Bonus Package of \$11,739.20 (Includes Taxes) will be applied to upgrades completed during decor appointment**

1 - PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DESIGN STUDIO AND HAS DECLINED ANY ADDITIONAL UPGRADES. Purchaser accepts & acknowledges that there will be no further structural changes/additions/deletions to be made upon signing on AUGUST 14, 2023
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:

Date Added: Invoice Number: 8476

1 - BASEMENT- Purchaser has declined extended height basement ceiling.
Note:

- PURCHASER HAS OPTED FOR BLACK WINDOWS PACKAGE FOR THE BRICK PACKAGE SELECTED.
PURCHASER ACKNOWLEDGES THAT CERTAIN ITEMS WILL DIFFER FROM THE BRICK SELECTION BOARD.
ALL BRICK SELECTIONS ARE SUBJECT TO ARCHITECTURAL CONTROL.

This Document is Extremely Time Sensitive - Printed 11 Jan 24 at 9:25



* INTERIOR COLOUR SCHEME *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
MANISHKUMAR BAB PATEL & SURAKSHABAHEN C, PATEL	Denise Sue	SILVER POPLAR (40-02C) - ELEV C	/	Forestside Estates Inc.	16/07/2024	25

Page 1 of 3

	Flooring	Wall Tile					Plumbing
	<u>Description</u>	<u>Main</u>	<u>Accent/Insert</u>	<u>Border / Listello</u>	<u>Pattern</u>		
Primary Ensuite	✓ 18x18 Livorno Gris (UPG)	✓ 18x18 Livorno Gris (UPG)	N/A	N/A	N/A	WHITE	
Shared Bath 1	✓ 13X13 Cinq Black (STD)	✓ 8X10 Cinq Black (STD)	N/A	N/A	N/A	WHITE	
Shared Bath 2	✓ 13X13 Keaton Carbon (STD)	✓ 8x10 Keaton Carbon (STD)	N/A	N/A	N/A	WHITE	
Powder Room	✓ 18x18 Livorno Gris (STANDARD)	N/A	N/A	N/A	N/A	STD	
Kitchen Breakfast	✓ 18x18 Livorno Gris (STANDARD)	NO	N/A	N/A	N/A	STD	
Laundry	✓ 18x18 Livorno Gris (STANDARD)	N/A	N/A	N/A	N/A	STD	
Mud Room	✓ 18x18 Livorno Gris (STANDARD)	N/A	N/A	N/A	N/A	N/A	
Foyer	✓ 18x18 Livorno Gris (STANDARD)						
Main Hall	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Family Room	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Living Room	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Dining Room	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Den	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Upper Hall	✓ Vintage 5" x 3/4" Red Oak Titan -Pearl (UPG)						
Primary Bedroom	✓ STANDARD-400Z Opening Night 4002 03						
Bedroom 2	✓ STANDARD-400Z Opening Night 4002 03						
Bedroom 3	✓ STANDARD-400Z Opening Night 4002 03						
Bedroom 4	✓ STANDARD-400Z Opening Night 4002 03						
Bedroom 5	✓ STANDARD-400Z Opening Night 4002 03						

Railings and Stairs				Cornice Moulding / Medalion	
Railings	✓ STD 2 5/8" Vintage Red Oak Titan (Upg)	Landing - Upper	✓ Vintage 5" x 3/4" Red Oak Titan(Upg)	Foyer	N/A
Pickets	✓ STD Steel 1/2" Sq. Flat Black	Landing - Lower	✓ Vintage 5" x 3/4" Red Oak Titan(Upg)	Living Room	N/A
Posts	✓ STD 3 1/2" Sq. W/ cap-R.O Titan (Upg)	Ledge - Upper	N/A	Dining Room	N/A
Stringers	✓ Vintage Red Oak Titan -Pearl(UPG)	Ledge - Lower	N/A	Family Room	N/A
Treads	✓ Vintage Red Oak Titan -Pearl(UPG)			Main Hall	N/A
Risers	✓ Vintage Red Oak Titan -Pearl(UPG)			Kitchen	N/A
Runner	N/A			2nd Floor Hall	N/A

Trim		Knobs	STANDARD
Baseboard & Casing	✓ 3 1/2" Step bevel w/ 5 1/2"StepBevel (upg)	Hinges	STANDARD
Front Door Glass	✓ STANDARD	Grip Set	STANDARD
Interior Doors	✓ STANDARD-CARRARA SMOOTH		

Notes
PRIMARY ENSUITE - Install 2x2 WHITE MOSAIC Shower Floor tiles and 6" Curb with White Quartz / TRIM/CASING - Install UPGRADED 3 1/2" STEP BEVEL CASING WITH 5 1/2" BEVEL BASEBOARD throughout the home where applicable.

Page 1 of 3

Consultant: 
Denise Sue

Purchaser: 
MANISHKUMAR BAB PATEL

Purchaser: 
SURAKSHABAHEN C, PATEL

Vendor: 
Forestside Estates Inc.
Printed Jan 08, 2024 2:58 pm



* INTERIOR COLOUR SCHEME *

* CLARIFICATION - JAN, 15 2024 *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
MANISHKUMAR BAB PATEL & SURAKSHABAHEN C, PATEL	Denise Sue	SILVER POPLAR (40-02C) - ELEV C	/	Forestside Estates Inc.	16/07/2024	25

Page 2 of 3

Primary Ensuite

Shared Bath 1

Shared Bath 2

Powder Room

Kitchen/Breakfast

Laundry

Mud Room

Foyer

Main Hall

Family Room

Living Room

Dining Room

Den

Upper Hall

Primary Bedroom

Bedroom 2

Bedroom 3

Bedroom 4

Bedroom 5

Interior Paint	Cabinet	Countertop	Counter Edge	Handle / Knob
Description	Style			
STANDARD SILVER BIRCH	New York (Thermofoil) Fog Grey (Standard)	Calcutta Marble (Laminate) 4925K 07	STD	BP81092 195
STANDARD SILVER BIRCH	New York (Thermofoil) Fog Grey (Standard)	Calcutta Marble (Laminate) 4925K 07	STD	BP81092 195
STANDARD SILVER BIRCH	New York (Thermofoil) Fog Grey (Standard)	Calcutta Marble (Laminate) 4925K 07	STD	BP81092 195
STANDARD SILVER BIRCH	Euro Melamine First Class L583 (Standard)	Artic Snow (Laminate) P394 VL	STD	BP81092 195
STANDARD SILVER BIRCH	New York (Thermofoil) Ontario White (Standard)	Emmerstone Grey Galaxy (STD)	A EDGE	BP81092142
STANDARD SILVER BIRCH	Euro Melamine-White W100 White	949-58 Matte White (STD)	STANDARD	BP81092 195
STANDARD SILVER BIRCH	N/A	N/A		
STANDARD SILVER BIRCH	N/A	N/A	N/A	N/A

Appliance Opening/Dimension

Fridge Size	W 36in x H 70in	Range	Std 31in Opening
Built-Ins	None	Microwave	None
Hood Fan	Std 30in	Exhaust Opening	6" 8"
Dishwasher Cabinet	Std 24in Opening		

Fireplace

Fireplace	FAMILY ROOM	Fireplace	N/A
Location Flooring	5"x 3/4" HWD	Location Flooring	N/A
Style	Villa Nova	Style	N/A
Finish	STONE	Finish	N/A
Marble	NO	Marble	N/A
Hearth	NONE	Hearth	N/A

Notes

KITCHEN - PLUMBING - BLANCO ESSENTIAL U2 (7") Undermount Sink- Model # 400008 & Standard Stainless Steel Exhaust Fan

Page 2 of 3

Decor Consultant: Denise Sue Purchaser: M. B. Patel Purchaser: S. C. Patel Vendor:

Denise Sue

MANISHKUMAR BAB PATEL

SURAKSHABAHEN C, PATEL

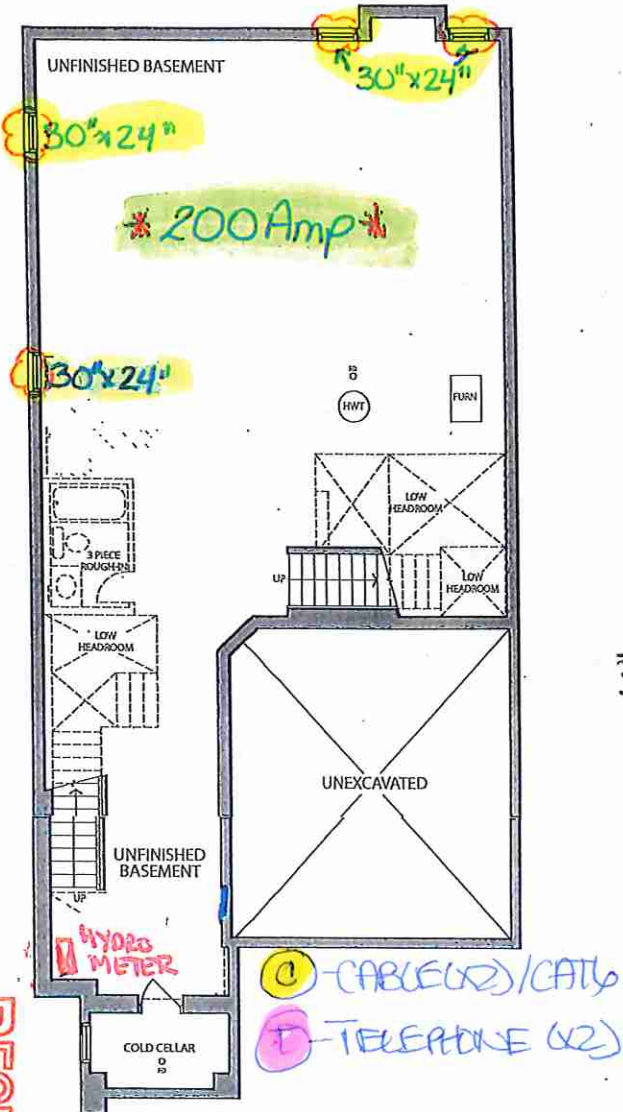
Forestside Estates Inc.

Lot: 25 Project: Forestside Estates Inc. Model: SILVER POPLAR (40-02C) - ELEV C

Printed Jan 08, 2024 2:58 pm



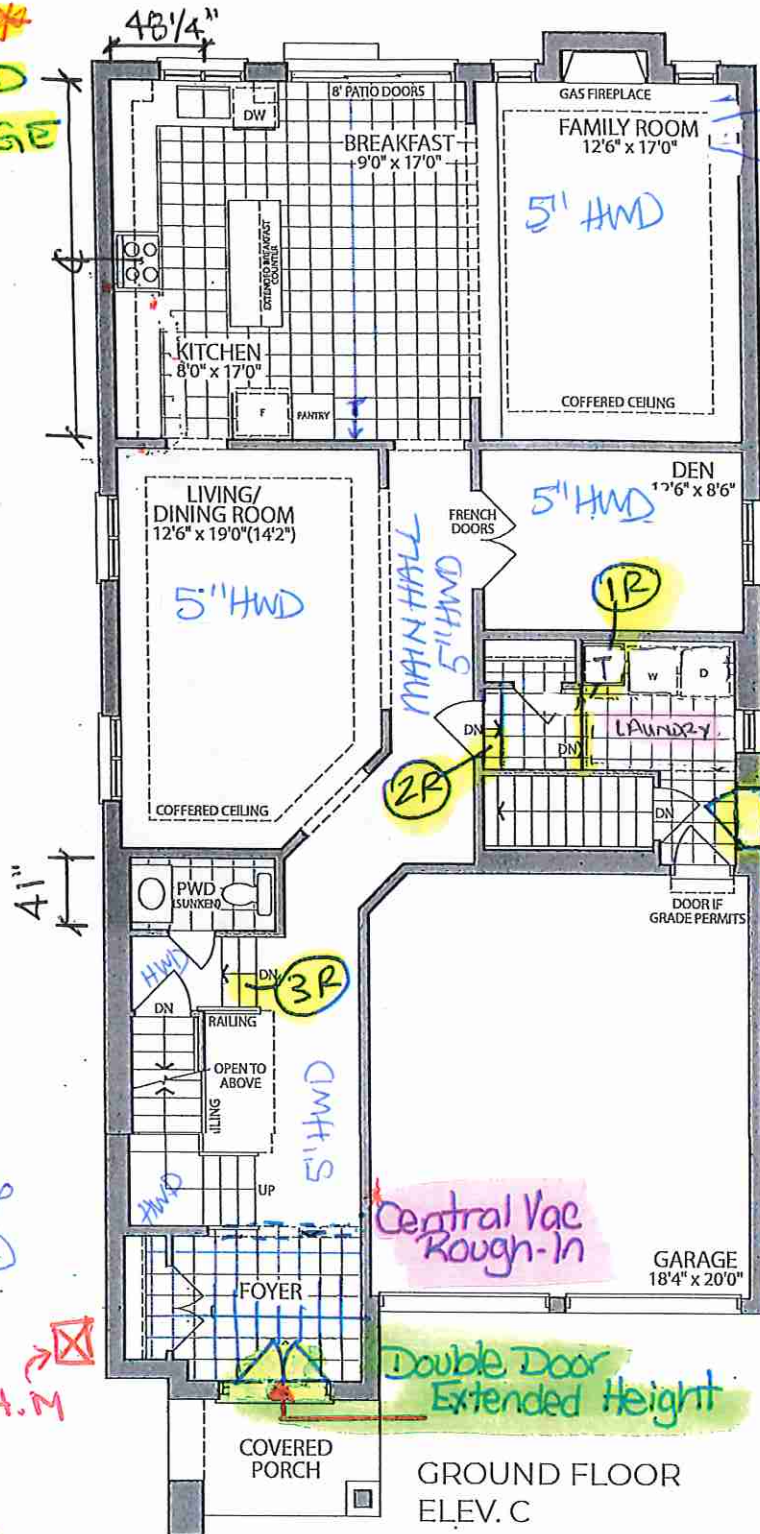
BLACK EXTERIOR
WINDOWS ADDED
TO BRICK PACKAGE



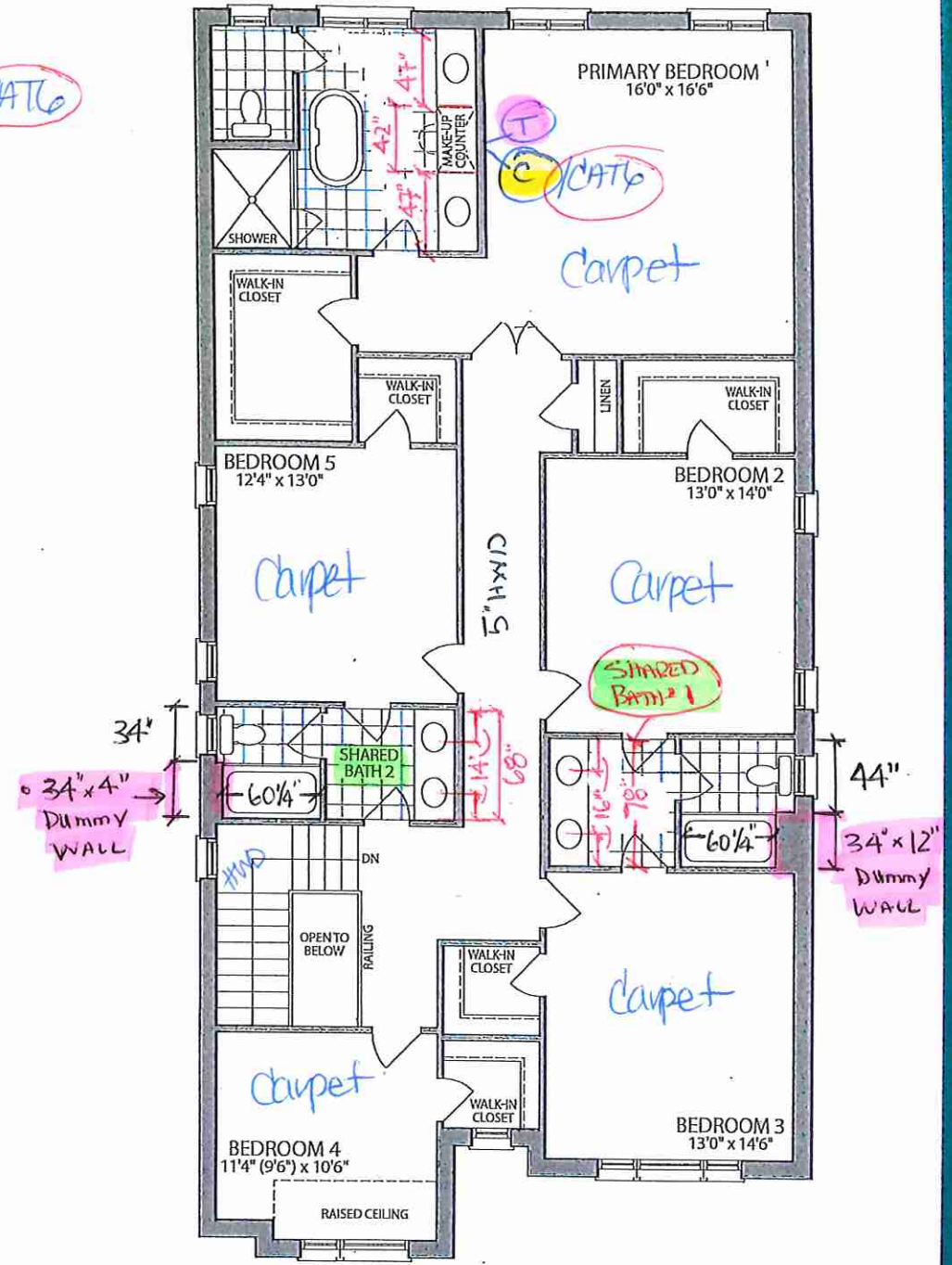
BASEMENT ELEV. C

UPG TRIM/CASING - H.M.

MP SP JAN 8, 2024



GROUND FLOOR ELEV. C



SECOND FLOOR ELEV. C

s, specifications and floor plans are subject to change without notice. All renderings are artist's concept. plans are approximate dimensions. Actual usable floor space may vary from the stated floor area. E.&O.E.

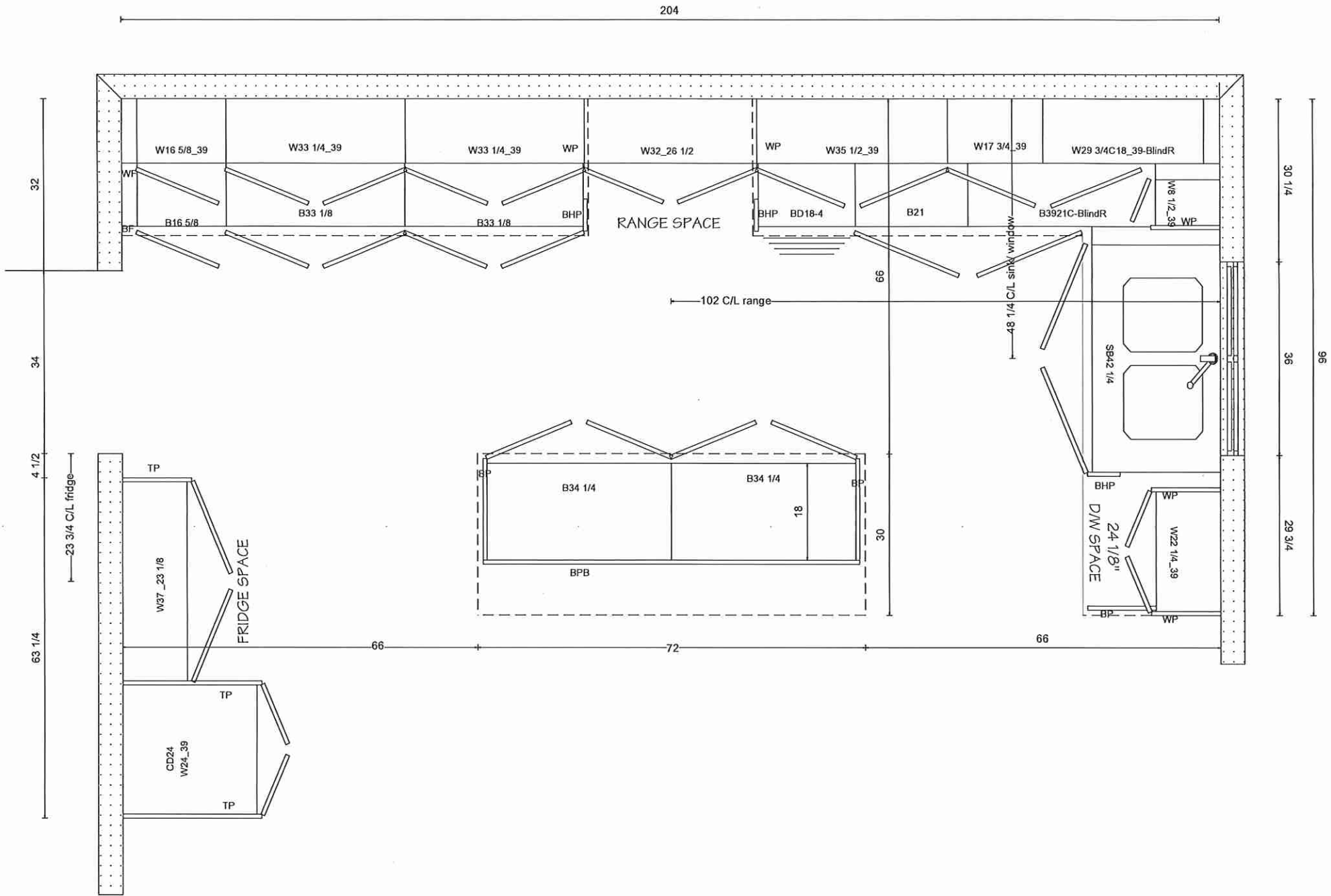
LOT 25 . 40-02 . Silver Poplar . EL. C . 5 Bedroom . 3495 SQ. FT.

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
PROJECT: FORESTSIDE PH 8
ADDRESS:
MODEL: 40-02-ELEV A B C

KITCHEN

LOT 25





KITCHENS & FINE CABINETRY LTD

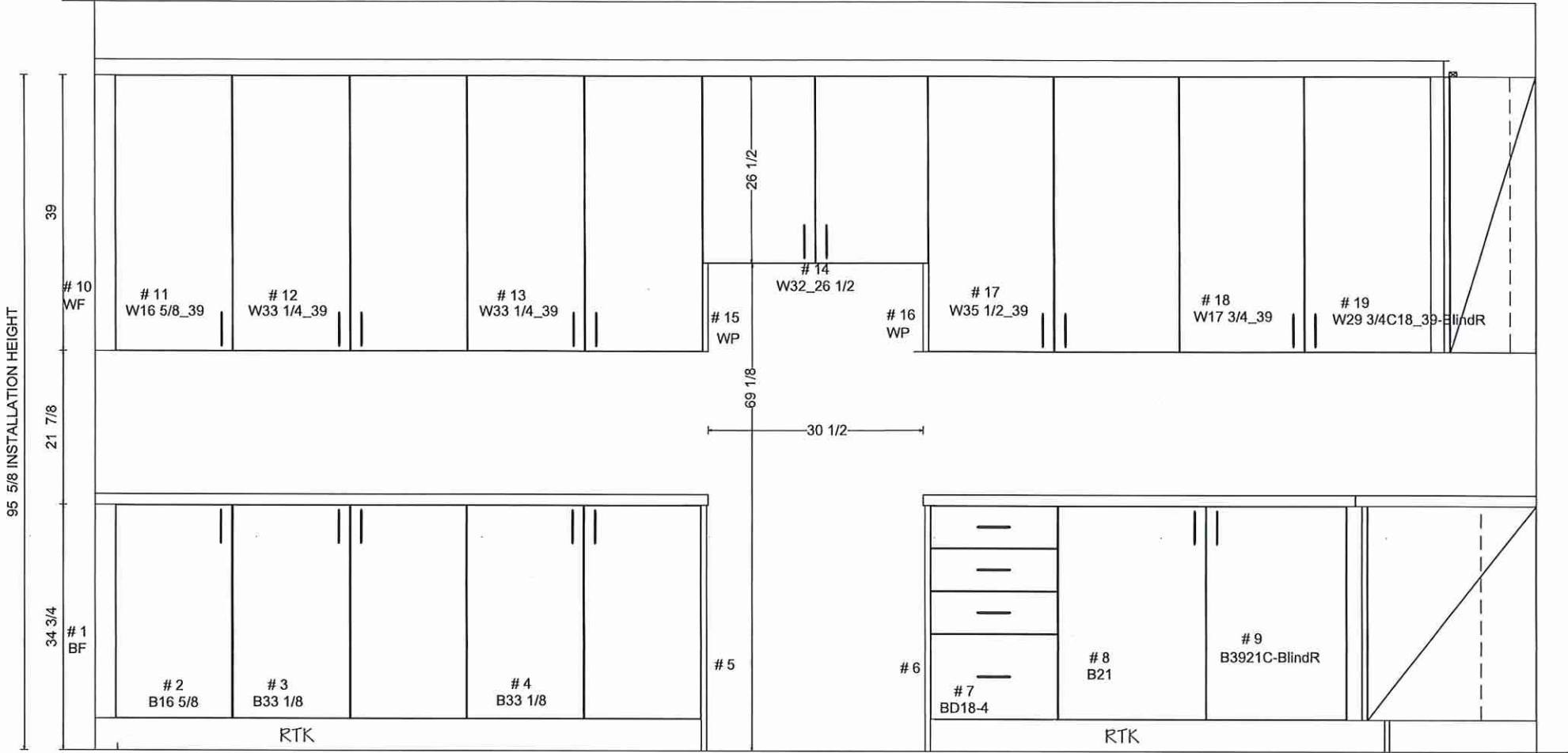
8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 669- 7028
Fax. (905) 669 - 7903
email: designstudio@villakitchens.ca
www.villakitchens.ca

CLIENT: ROYAL PINE
PROJECT: FORESTSIDE PH 8
ADDRESS:
MODEL: 40-02-ELEV A B C

RANGE WALL

LOT25

DRAWN BY: LAI -YEE
DATE: JULY 06, 2023
REVISION: NOVEMBER 8, 2023
SCALE:
PAGE: 2 OF 8

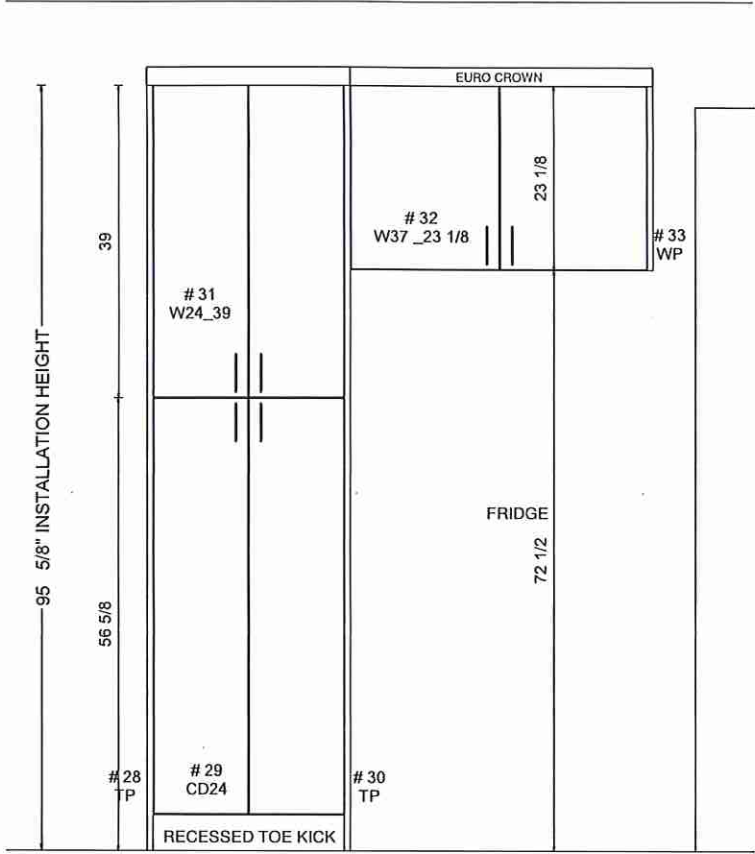
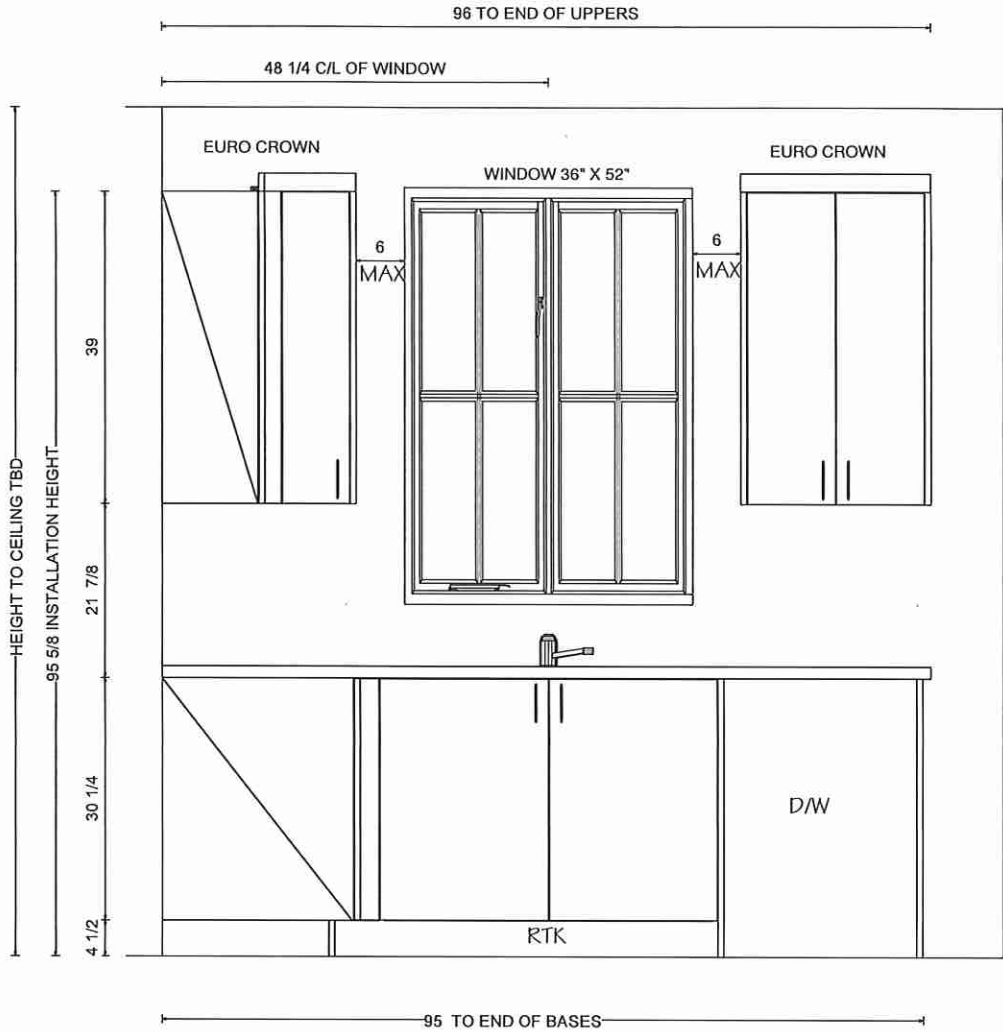


8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 669- 7028
Fax. (905) 669 - 7903
email: designstudio@villakitchens.ca
www.villakitchens.ca

CLIENT: ROYAL PINE
PROJECT: FORESTSIDE PH 8
ADDRESS:
MODEL: 40-02-ELEV A B C

SINK WALL & FRIDGE WALL

LOT25



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

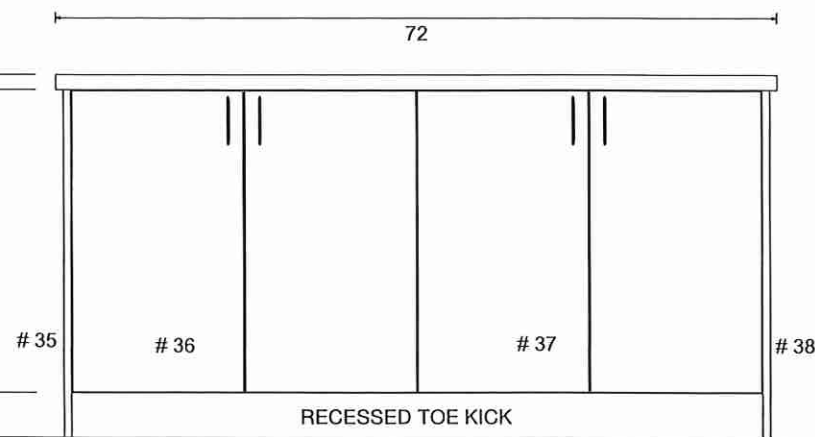
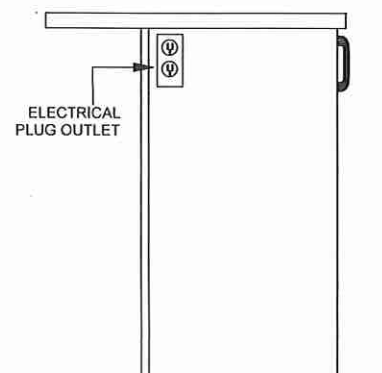
PROJECT: FORESTSIDE PH 8

ADDRESS:

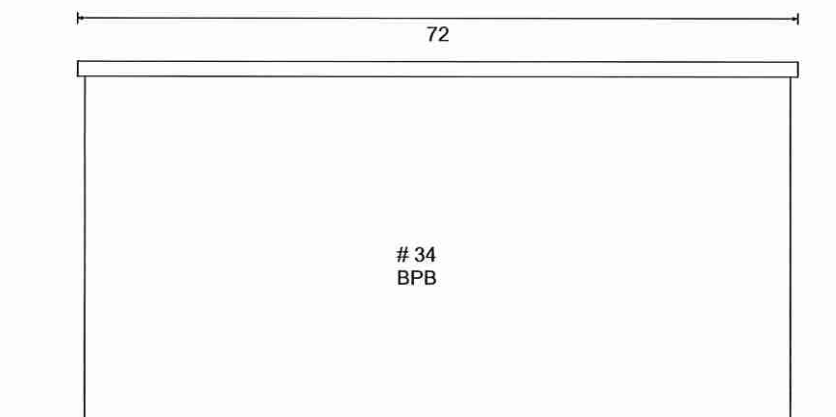
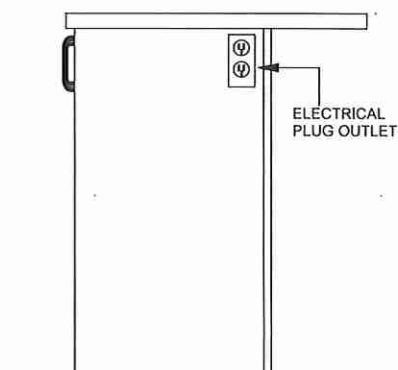
MODEL: 40-02-ELEV A B C

ISLAND

LOT 25



OUTLET LOCATION ON ISLAND TBD
FOR THE OWNER PRIOR PRODUCTION



DRAWN BY: LAI -YEE

DATE: JULY 06, 2023

REVISION: NOVEMBER 8, 2023

SCALE:

PAGE: 4 OF 8

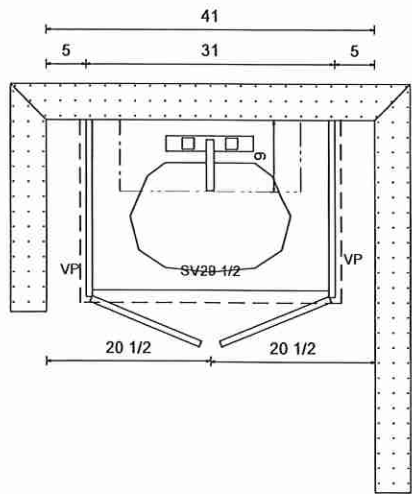
KITCHENS & FINE CABINETRY LTD

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

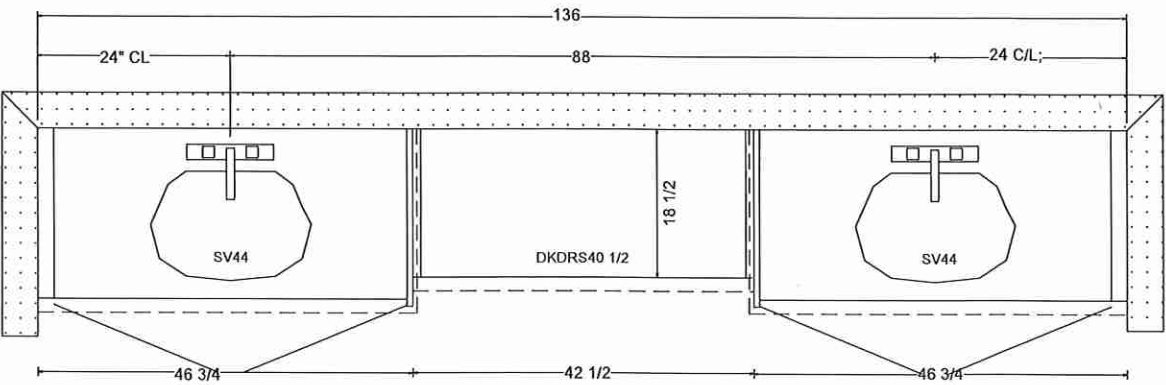
CLIENT: ROYAL PINE
PROJECT: FORESTSIDE PH 8
ADDRESS:
MODEL: 40-02-ELEV A B C

VANITIES

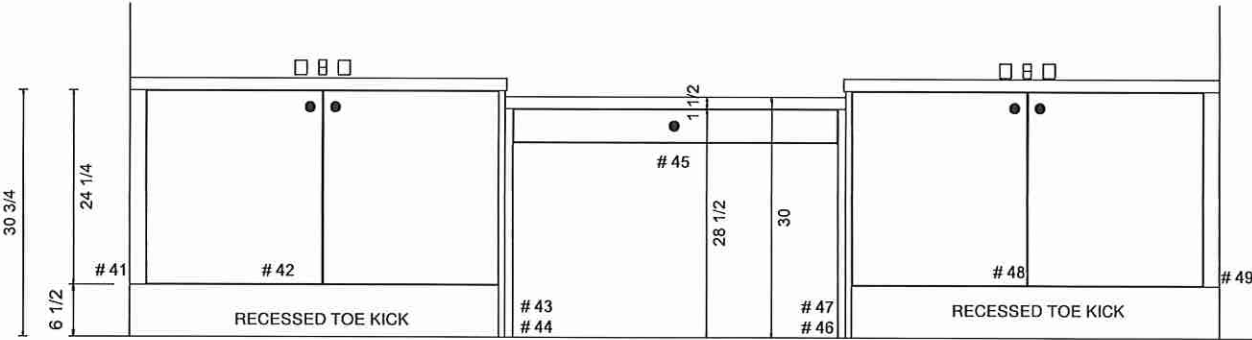
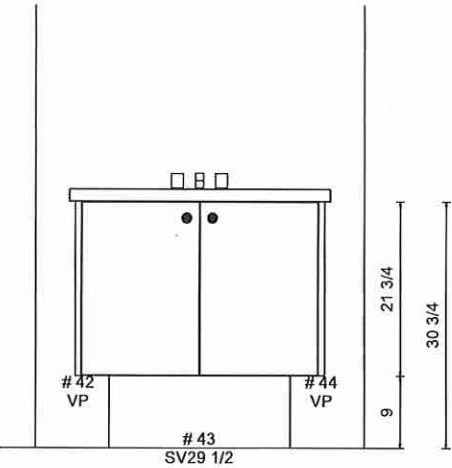
LOT 25



POWDER ROOM



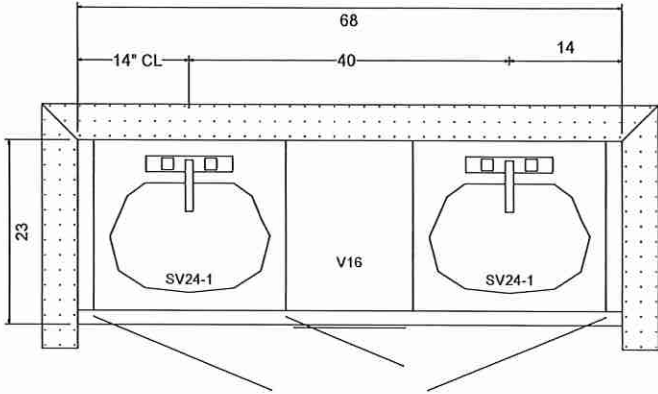
PRIMARY ENSUITE



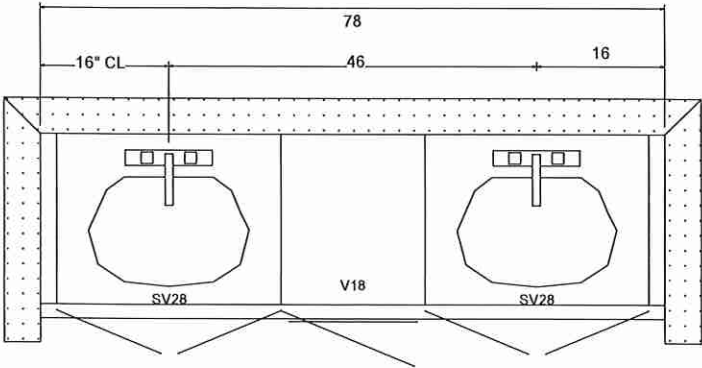
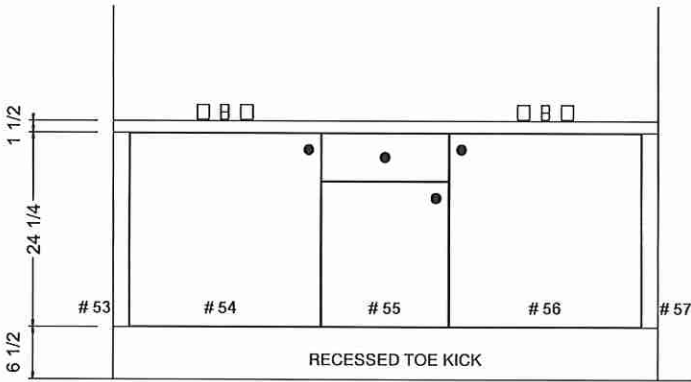
DRAWN BY: LAI -YEE
DATE: JULY 06, 2023
REVISION: NOVEMBER 8, 2023
SCALE:
PAGE: 5 OF 8

VANITIES

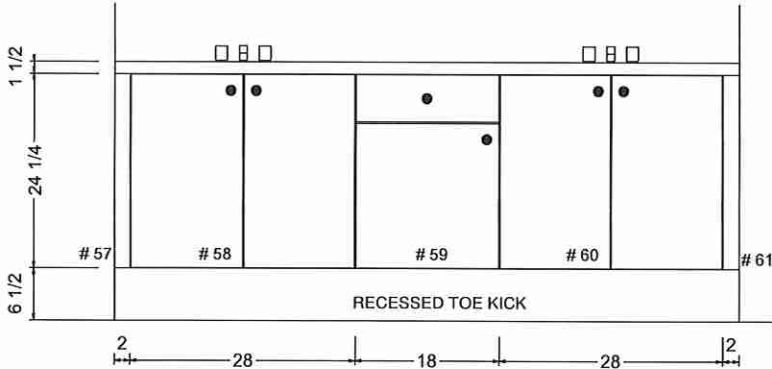
LOT25



SHARED BATH 2 (BED 5 ENS)



SHARED BATH 1 (BED 2 & 3)



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
PROJECT: FORESTSIDE PH 8
ADDRESS:
MODEL: 40-02-ELEV A B C

LAUNDRY

LOT 25

DRAWN BY: LAI -YEE
DATE: JULY 06, 2023
REVISION: NOVEMBER 8, 2023
SCALE:
PAGE: 7 OF 8

