	SINGLES AND TOWNS COLOUR CHART					
	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	PH1 14	Civic Address:	100 Craig Duncan Terrace, Stittsville, ON. K2S 3C3		
	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
INTERIOR FINISHES						
DESCRIPTION						STD/UPG #
TRIM STYLE	Trim Package 1 (casing #L3513-96168C, baseboard #2828-96192C)					UPG 20, 22, 91
DOOR STYLE INTERIOR/EXTERIOR	Madison Smooth interior doors, includes kitchen pantry door. Madison Smooth Slidders in Mudroom.					UPG 18, 23, 24, 30, 87, 88
HARDWARE INTERIOR/EXTERIOR	Halifax square in Matte Black 514, San Clemente Exterior Door Gripset in Matte Black 514					UPG 18, 23, 30, 89, 90
INTERIOR LIGHTING PACKAGE	Soho Std Lighting Package. S&S and Orbital Upgrades + Pendant in dining room and stairs to be Allora FX1-CH57731-BK , Pendant in dinette to be Allora FX1-PD451820AGOP pendants over island (2) to be Allora FX1-PD451814AGOP (NEW LIGHTS, NO SKETCHES AVAILABLE)					UPG 35, 36, 57, 58, 59
BATHROOM ACCESSORIES & MIRRORS	Allusion matte black bathroom accessories, in 5pc ensuite, 2x Mirroirs with j-trim frame in matte black in 5pc ensuite (NEW FOR 2025 CONTRACT)					UPG 31, 73, 78
FIREPLACE MANTLE & APPROX. 12" BUMP OUT	STD mantle in Red Oak, stain to be determined at a later date					UPG 26, 63

INTERIOR HANDRAILS AND SPINDLES				
	WOOD	STYLE	STAIN/COLOUR	STD/UPG #
HANDRAIL	Red Oak	Square 2" x 2"	Stain To be determined at a later date	UPG 25, 81
BRACKET	Metal	N/A	Satin Black	UPG 25, 81
SPINDLES	Metal (UPG)	Square	Satin Black	UPG 25, 82
POSTS	Red Oak	Modern 3" wide Routed Top	Stain To be determined at a later date	UPG 25
NOSINGS	Red Oak	N/A	Stain To be determined at a later date	UPG 15, 81
HARDWOOD STAIRCASE <i>(WHERE APPLICABLE)</i>	Red Oak	N/A	Stain To be determined at a later date	UPG 15, 81

APPLIANCES				
TYPE	SIZE	STD/UPG #	APPLIANCE UPG LEVEL	STD/UPG #
FRIDGE <i>(Standard Minimum Opening is 35"(w) x maximum 73" (h))</i>	Fridge Opening approximately 37" wide x 73" high	UPG 7, 11	N/A	N/A
RANGE	Standard Opening + Gas Line for Range	UPG 6, 12	N/A	N/A
DISHWASHER	Standard Opening	STD	N/A	N/A
MICROWAVE/ HOODFAN <i>(Specify if convection)</i>	Standard Opening	UPG 5, 12, 13, 14	Chimney Hoodfan 400CFM 30" in stainless steel flat design WVV57UC0FS	UPG 6, 13
WASHING MACHINE/DRYER	Standard Opening	STD	N/A	N/A

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	Lot No:	PH1 14	Civic Address:	100 Craig Duncan Terrace, Stittsville, ON. K2S 3C3		
	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN (& DINETTE)	STYLE AND COLOUR	Red Deer MDF Frost (Pots and Pans drws + UPC9-2A in Kitchen and Extended Linear Pantry in Dinette)			Level 2	UPG 5, 6, 12, 14, 41, 42, 43, 44, 45, 46
	HARDWARE CODE	BP 872034-CHBRZ (level 2) on all cabinet doors, BP 7348256-CHBRZ (level 5) on pots and pans drawers and drawer below microwave cabinet. BP 7348128-CHBRZ (level 2) on STD BOD.	TYPE	Handles & Knobs	Level 2 & 5	UPG 5, 14, 41, 42, 43, 44, 45, 47, 48
	COUNTERTOP	Silestone Miami White polished c/w Flush Breakfast Bar	COUNTERTOP EDGE PROFILE	Eased edge	Level 1	UPG 5, 6, 43, 45, 49, 50
Main Bath (Jack and Jill)	STYLE AND COLOUR	Lastra Sable Island TA-L562			STD	STD
	HARDWARE CODE	BP 1076-900	TYPE	Handles	STD	STD
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	STD
5 PCE ENSUITE BATH	STYLE AND COLOUR	Moderna Rift Cut Oak Vertical Muskoka			Level 1	UPG 31, 71
	HARDWARE CODE	BP7348256-900 on large drawers (4) - matte black	TYPE	Handles	Level 5	UPG 31, 71, 72
	COUNTERTOP	Silestone Miami White polished	COUNTERTOP EDGE PROFILE	Eased edge	Level 1	UPG 31, 70
POWDER ROOM	STYLE AND COLOUR	N/A			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A
3 PCE ENSUITE (NEAR BEDROOM #2)	STYLE AND COLOUR	Lastra Sable Island TA-L562			STD	STD
	HARDWARE CODE	BP 1076-900	TYPE	Handles	STD	STD
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	STD
LAUNDRY ROOM	STYLE AND COLOUR	Delete shelf over washer /dryer			N/A	UPG 67
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A

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	Lot No:	PH1 14	Civic Address:	100 Craig Duncan Terrace, Stittsville, ON. K2S 3C3		
	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
PAINT COLOUR(S)						
ROOM	MAIN COLOUR		STD/UPG #	ACCENT WALL		STD/UPG #
TRIM	Semi Gloss DLX1025-1 Commercial white		STD	N/A		N/A
FOYER	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
POWDER ROOM	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
MAIN FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
LIVING/DINING ROOM	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
FLEX ROOM	N/A		N/A	N/A		N/A
GREAT ROOM	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
LAUNDRY/MUDROOM	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
DEN/HOME OFFICE	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
KITCHEN/DINETTE	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
MAIN BATHROOM (JACK AND JILL BETWEEN BED #3 & #4)	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
3 PCE ENSUITE (NEAR BEDROOM #2)	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
2ND FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
BEDROOM #2	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
BEDROOM #3	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
BEDROOM #4	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
OWNERS SUITE	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
OWNERS SUITE WALK-IN CLOSET	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
OWNERS SUITE 5 PCE ENSUITE	Eggshell DLX1025-1 Commercial white		UPG 80	N/A		N/A
FINISHED BASEMENT RECREATION ROOM	N/A		N/A	N/A		N/A
BASEMENT BATHROOM (IF APPLICABLE)	N/A		N/A	N/A		N/A

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	Lot No:	PH1 14	Civic Address:	100 Craig Duncan Terrace, Stittsville, ON. K2S 3C3		
	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
CERAMIC & GROUT SELECTIONS (1)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE		GROUT SELECTION	LEVEL	STD/UPG #
FOYER	FLOOR	Olympia Madison Series White Matte 18x18 GE.MD.WHT.1818.MT (Standard square installation)		Mapei 5093 Warm Gray	Gold Floor tile + STD grout	UPG 64
POWDER ROOM	FLOOR	Olympia Madison Series White Matte 18x18 GE.MD.WHT.1818.MT (Standard square installation)		Mapei 5093 Warm Gray	Gold Floor tile + STD grout	UPG 66
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
MUDROOM / LAUNDRY ROOM	FLOOR	Olympia Madison Series White Matte 18x18 GE.MD.WHT.1818.MT (Standard square installation)		Mapei 5093 Warm Gray	Gold Floor tile + STD grout	UPG 65
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
N/A	FLOOR	N/A		N/A	N/A	N/A
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
KITCHEN AND DINETTE	FLOOR	See Hardwood selection sheet		N/A	N/A	N/A
	BACKSPLASH	Centura Artisan 5x5 white AR24454 (standard square installation)		Mapei 5221 Moonbeam	Emerald wall tile + UPG grout	UPG 51, 52, 53
	INSERT OR BORDER	N/A				
N/A	FLOOR	N/A		N/A	N/A	N/A
FIREPLACE IN GREAT ROOM	HEARTH	No hearth		N/A	N/A	UPG 26, 27
	SURROUND	No Surround		N/A	N/A	UPG 26, 27
ADDITIONAL FIREPLACE	HEARTH	N/A		N/A	N/A	N/A
	SURROUND	N/A		N/A	N/A	N/A

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	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
CERAMIC & GROUT SELECTIONS (2)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE	GROUT SELECTION	LEVEL	STD/UPG #	
MAIN BATHROOM (JACK & JILL BETWEEN BEDROOM #3 & BEDROOM #4)	FLOOR	Euro Pasha Keaton Ice 13x13 pas kea ice (Standard square installation)	Mapei 5093 Warm Gray	STD floor tile + STD grout	STD, UPG 29	
	WALL	Euro Pasha Keaton Ice 8x10 pas kea ice 810 (Horizontal stacked installation)	Mapei 5077 Frost	STD wall tile + UPG grout	STD, UPG 69	
	INSERT OR BORDER	N/A				
3PC ENSUITE BATHROOM (NEAR BEDROOM #2)	FLOOR	Euro Pasha Keaton Ice 13x13 pas kea ice (Standard square installation)	Mapei 5093 Warm Gray	STD floor tile + STD grout	STD	
	WALL	Euro Pasha Keaton Ice 8x10 pas kea ice 810 (Horizontal stacked installation)	Mapei 5077 Frost	STD wall tile + UPG grout	STD, UPG 69	
	INSERT OR BORDER	N/A				
5PC ENSUITE BATHROOM	FLOOR	Olympia Madison Series White Matte 18x18 GE.MD.WHT.1818.MT (Standard square installation)	Mapei 5093 Warm Gray	Gold Floor tile + STD grout	UPG 31, 32, 33, 74	
	TUB DECK	N/A	N/A	N/A	N/A	
	TUB BACKSPLASH	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
	WALL IN SHOWER	Centura Artisan 2.5x8 white AR24464 (Horizontal Stacked installation)	Mapei 5221 Moonbeam	Emerald wall tile + UPG grout	UPG 31, 32, 75, 76	
BASEMENT/OTHER BATHROOM	FLOOR	N/A	N/A	N/A	N/A	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				

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	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
FLOORING SELECTIONS						
ROOM	CARPET/UNDERPAD OR HARDWOOD				LEVEL	STD/UPG #
MAIN FLOOR HALLWAY	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 61
LIVING/DINING ROOM	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 61
FLEX ROOM	N/A				N/A	N/A
FAMILY ROOM	N/A				N/A	N/A
GREAT ROOM	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 61
DEN/HOME OFFICE	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 62
REAR HALLWAY	N/A				N/A	N/A
KITCHEN	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 60
BREAKFAST AREA/DINETTE	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 60
MAIN STAIRS TO BEDROOMS	Red Oak, Stain to be determined at a later date				UPG	UPG 15
UPPER HALLWAY	Lauzon collection Character grade White Oak Brushed 3/4" engineered 7 1/2" Elmont WO17P4HZPVV				UPG	UPG 61
BEDROOM # 2	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 84, 86
BEDROOM # 3	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 84, 86
BEDROOM # 4	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 84, 86
OWNERS SUITE	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 84, 86
OWNERS SUITE WALK-IN CLOSET	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 84, 86
STAIRS TO BASEMENT	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 25, 83, 85
FINISHED BASEMENT RECREATION ROOM	N/A				N/A	N/A

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	Purchaser(s):				Model Name #:	The Steel 1086 B
	Purchaser(s):				Closing Date:	TBD
PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE			FINISH	STD/UPG#
KITCHEN	SINK	Franke undermount Single bowl 9" deep Cube CUX11030-CA			Stainless steel	UPG 55
	FAUCET	Delta Single Handle Pull-Down Trinsic 9159-CZ-DST			Champagne bronze	UPG 56
MAIN BATHROOM (JACK & JILL)	SINK	Standard			white	STD
	VANITY FAUCET	New Standard (2025)			Chrome	STD
	WATER CLOSET	standard			white	UPG 29
	TUB/SHOWER	standard			white	STD
	TUB/SHOWER FAUCET	New Standard (2025)			Chrome	STD
5PC ENSUITE BATHROOM	SINK	American Standard undermount sink studio 0614-000			white	UPG 31, 79
	VANITY FAUCET	New Standard (2025)			Chrome	UPG 31
	WATER CLOSET	Standard			white	UPG 31
	SHOWER	Clear glass shower enclosure return complete with pivot door and Matte black hardware			white/clear glass/Matte black	UPG 31, 32, 77
	SHOWER FAUCET	New Standard (2025)			Chrome	UPG 31
	BATHTUB	Maax Sonoma 58x32 freestanding tub with cneter drain - white with white skirt-106996-000-002-000			White	UPG 31, 33
	BATHTUB FAUCET	New Standard (2025)			Chrome	UPG 31
POWDER ROOM	PEDESTAL	American Standard Boulevard Pedestal Sink			White	UPG 68
	SINK FAUCET	New Standard (2025)			Chrome	STD
	WATER CLOSET	Standard			White	STD
3PC ENSUITE (NEAR BEDROOM #2)	SINK	Standard			white	STD
	VANITY FAUCET	New Standard (2025)			Chrome	STD
	WATER CLOSET	Standard			white	STD
	TUB/SHOWER	Standard			white	STD
	TUB/SHOWER FAUCET	New Standard (2025)			Chrome	STD
NOTE: All fixtures are white as standard						

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