	SINGLES AND TOWNS COLOUR CHART					
	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	C10 - Phase 1	Civic Address:	1144 Cope Drive, Stittsville, Ontario, K2S 3C3		
	Purchaser(s):				Model Name/#:	Thomas End Std
	Purchaser(s):				Closing Date:	TBD
INTERIOR FINISHES						
DESCRIPTION						STD/UPG #
TRIM STYLE	Trim Package 1 MDF. ( 2 3/4" casing #L3513-96168C), (3 7/8" baseboard #2828-96192C)					UPG 8, 30
DOOR STYLE	Madison Smooth interior doors					UPG 31
INTERIOR HARDWARE	Halifax square levers 514 Matte Black, San Clemente Exterior Gripset 514 Matte black					UPG 32, 33
INTERIOR LIGHTING PACKAGE	Standard SOHO package, except in all bathrooms to be Vega Minor 24" VL18224-BK black. In Dining Room to be Chapelle Matte Black PD543022MBWL. S&S and Orbital Upgrades					UPG 15, 16, 35, 36
BATHROOM ACCESSORIES	Allusion Collection Matte Black					UPG 1, 34
FIREPLACE MANTLE (IF APPLICABLE)	N/A					N/A

INTERIOR HANDRAILS AND SPINDLES				
	WOOD	STYLE	STAIN/COLOUR	STD/UPG #
HANDRAIL	Red Oak	Colonial	Stain #405	UPG 18, 20, 21
BRACKET	Metal	N/A	Satin Black	UPG 18, 20, 21
SPINDLES	Metal	Square	Satin Black	UPG 18, 20, 21
POSTS	Red Oak	Modern 3" wide Routed Top	Stain #405	UPG 18, 20, 21
NOSINGS	Red Oak	N/A	Stain #405	UPG 5
HARDWOOD STAIRCASE <i>(WHERE APPLICABLE)</i>	Red Oak	N/A	Stain #405	UPG 5

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 72" high	UPG 39	N/A	N/A
RANGE	Standard Opening + Gas Line for Range	STD + UPG 9	N/A	N/A
DISHWASHER	Standard Opening	STD	N/A	N/A
MICROWAVE/ HOODFAN <i>(Specify if convection)</i>	Standard Opening	STD	WHIRLPOOL 30" wide Range Hood Fan Stainless Steel 270 CFM Model NO. WVU17UC0JS - microwave opening in island	UPG 9, 75, 76
WASHING MACHINE/DRYER	Standard Opening	STD	N/A	N/A

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Date: \_\_\_\_\_

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Approved By : \_\_\_\_\_

F. Nieuwkoop

Date: \_\_\_\_\_

April 30, 2025

	SINGLES AND TOWNS COLOUR CHART					
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	Lot No:	C10 - Phase 1	Civic Address:	1144 Cope Drive, Stittsville, Ontario, K2S 3C3		
	Purchaser(s):				Model Name/#:	Thomas End Std
	Purchaser(s):				Closing Date:	TBD
CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN	STYLE AND COLOUR	MDF Red Deer in Frost, including kitchen island c/w flush breakfast bar, pots and pans drawers, deeper upper fridge cabinets, extended linear pantry #1, UPC9-2A (kitchen & linear pantry #1), Microwave location to lower section of kitchen island.			Level 2	UPG 23, 25, 29, 37, 38, 75
	HARDWARE CODE	POI-R6003-160-BB on all doors and BOD, POI-R6003-320-BB on pots and pans drawers if applicable	TYPE	Handles	Level 3 & 4	UPG 23, 25, 29, 37, 38, 41, 42, 75
	COUNTERTOP	Silestone Quartz Lusso c/w flush breakfast bar and extended linear pantry #1.	COUNTERTOP EDGE PROFILE	Eased edge	Level 2	UPG 29, 47
MAIN BATHROOM	STYLE AND COLOUR	Lastra Artic grey matte SU-P713			Level 1	UPG 43
	HARDWARE CODE	POI-R6003-128-BB	TYPE	Handles	Level 2	UPG 46
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	STD
4 PCE ENSUITE BATH	STYLE AND COLOUR	Lastra Artic grey matte SU-P713			Level 1	UPG 1, 2
	HARDWARE CODE	POI-R6003-128-BB on doors & POI-R6003-320-BB on large drawers	TYPE	Handles	Level 2 & Level 4	UPG 1, 2, 44, 45
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	UPG 1, 2
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
BASEMENT/OTHER BATHROOM	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
LAUNDRY 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

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	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
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	Purchaser(s):				Model Name/#:	Thomas End Std
	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 48	N/A		N/A
POWDER ROOM	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
MAIN FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
DINING ROOM	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
FLEX ROOM	N/A		N/A	N/A		N/A
GREAT ROOM	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
FINISHED FAMILY ROOM IN BASEMENT	Eggshell DLX1025-1 Commercial white		UPG 8, 48	N/A		N/A
DEN/STUDY/HOME OFFICE	N/A		N/A	N/A		N/A
KITCHEN/DINETTE	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
LAUNDRY ROOM	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
2nd FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
MAIN BATH	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
BEDROOM #2	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
BEDROOM #3	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
BEDROOM #4	N/A		N/A	N/A		N/A
OWNERS SUITE	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
OWNERS SUITE WALK-IN CLOSET	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
OWNERS SUITE ENSUITE	Eggshell DLX1025-1 Commercial white		UPG 48	N/A		N/A
N/A	N/A		N/A	N/A		N/A
BASEMENT BATHROOM (IF APPLICABLE)	N/A		N/A	N/A		N/A

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Date: \_\_\_\_\_

April 30, 2025

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	SINGLES AND TOWNS COLOUR CHART					
	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	C10 - Phase 1	Civic Address:	1144 Cope Drive, Stittsville, Ontario, K2S 3C3		
	Purchaser(s):				Model Name/#:	Thomas End Std
	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 49	
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 49	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
MUDROOM	FLOOR	N/A	N/A	N/A	N/A	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
LAUNDRY ROOM	FLOOR	Centura Lecco matte blanco 12x24 LEBL1224 (Front to back rectangular Installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 50	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
KITCHEN	FLOOR	See hardwood selection	N/A	N/A	N/A	
	BACKSPLASH	Silestone Quartz Lusso, thin slab ( in kitchen and in extended linear pantry #1)	N/A	Level 2 Quartz	UPG 40	
	INSERT OR BORDER	N/A				
BREAKFAST AREA/DINETTE	FLOOR	See hardwood selection	N/A	N/A	N/A	
FIREPLACE	HEARTH	N/A	N/A	N/A	N/A	
	SURROUND	N/A	N/A	N/A	N/A	
ADDITIONAL FIREPLACE	HEARTH	N/A	N/A	N/A	N/A	
	SURROUND	N/A	N/A	N/A	N/A	

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Date:

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Date:

Approved By :

F. Nieuwkoop

Date:

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	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	C10 - Phase 1	Civic Address:	1144 Cope Drive, Stittsville, Ontario, K2S 3C3		
	Purchaser(s):				Model Name/#:	Thomas End Std
	Purchaser(s):				Closing Date:	TBD
CERAMIC & GROUT SELECTIONS (2)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE	GROUT SELECTION	LEVEL	STD/UPG #	
MAIN BATHROOM	FLOOR	Centura Lecco matte blanco 12x24 LEBL1224 ( Front to back rectangular installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 51	
	WALL	Euro Keaton Ice 8x10 pas kea ice 810 ( Horizontal stacked installation)	Mapei 5093 Warm Gray	STD wall tile + STD grout	STD	
	INSERT OR BORDER	N/A				
3PC ENSUITE BATHROOM	FLOOR	N/A	N/A	N/A	N/A	
	WALL	N/A	N/A	N/A	N/A	
	INSERT OR BORDER	N/A				
4PC ENSUITE BATHROOM	FLOOR	Centura Lecco matte blanco 12x24 LEBL1224 (Front to back rectangular installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 1, 52	
	TUB DECK	Centura Lecco matte blanco 12x24 LEBL1224 (Horizontal stacked installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 1, 52	
	TUB BACKSPLASH	Centura Lecco matte blanco 12x24 LEBL1224 (Horizontal stacked installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 1, 52	
	INSERT OR BORDER	N/A				
	WALL IN SHOWER	Centura Lecco matte blanco 12x24 LEBL1224 (Horizontal stacked installation)	Mapei 5093 Warm Gray	Silver floor tile + STD grout	UPG 1, 3, 53	
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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	Community:	SHEA VILLAGE	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	C10 - Phase 1	Civic Address:	1144 Cope Drive, Stittsville, Ontario, K2S 3C3		
	Purchaser(s):				Model Name/#:	Thomas End Std
	Purchaser(s):				Closing Date:	TBD
FLOORING SELECTIONS						
ROOM	CARPET/UNDERPAD OR HARDWOOD				LEVEL	STD/UPG #
MAIN FLOOR HALLWAY	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 64
DINING ROOM	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 64
FLEX ROOM	N/A				N/A	N/A
N/A	N/A				N/A	N/A
GREAT ROOM	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 64
DEN/HOME OFFICE	N/A				N/A	N/A
REAR HALLWAY	N/A				N/A	N/A
KITCHEN	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 65
BREAKFAST AREA/DINETTE	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 65
MAIN STAIRS TO BEDROOMS	Red Oak Stained #405				Hardwood	UPG 5
UPPER HALLWAY	Lauzon expert essential collection tradition smooth mat finish engineered Red Oak Caliza 4 1/8"				UPG	UPG 64
BEDROOM # 2	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 57, 62
BEDROOM # 3	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 58, 63
BEDROOM # 4	N/A				N/A	N/A
OWNERS SUITE	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 56, 61
OWNERS SUITE WALK-IN CLOSET	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 56, 61
STAIRS TO BASEMENT	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 54, 59
FINISHED FAMILY ROOM IN BASEMENT	Beaulieu Minotaur A45325 Beach Shell 84558 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 8, 55, 60

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PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE			FINISH	STD/UPG#
KITCHEN	SINK	Blanco undermount double bowl 8in deep Horizon Silgranit U2			Anthracite 401267	UPG 68
	FAUCET	Delta Single Handle Pull-Down Trinsic 9159-CZ-DST			Champagne bronze	UPG 69
MAIN BATHROOM	SINK	American standard undermount sink studio rectangular 0614-000			white	UPG 67
	VANITY FAUCET	Delta Single Handle High Arc Trinsic 559-HA-CZ-DST			Champagne bronze	UPG 70
	WATER CLOSET	standard			white	STD
	TUB/SHOWER	standard			white	STD
	TUB/SHOWER FAUCET	Delta Tub/Shower Trinsic T14459-CZ c/w matching waste and overflow			Champagne bronze	UPG 73
4PC ENSUITE BATHROOM	SINK	American standard undermount sink studio rectangular 0614-000			white	UPG 1, 2, 67
	VANITY FAUCET	Delta Single Handle High Arc Trinsic 559-HA-CZ-DST			Champagne bronze	UPG 1, 2, 70
	WATER CLOSET	standard			white	UPG 1
	SHOWER	Standard 4PC shower base with sliding shower doors in Matte Black			white/clear glass/matte black	UPG 1, 74
	SHOWER FAUCET	Delta shower faucet only Trinsic T14259-CZ with H2O Kinetic Raincan Shower Head			Champagne bronze	UPG 1, 72
	BATHTUB	Standard 4pc tub			White	UPG 1
	BATHTUB FAUCET	Delta Trinsic roman tub faucet T2759-CZ with matching overflow and drain			Champagne bronze	UPG 1, 71
POWDER ROOM	PEDESTAL	American Standard Boulevard Pedestal Sink			White	UPG 66
	SINK FAUCET	Delta Single Handle High Arc Trinsic 559-HA-CZ-DST			Champagne Bronze	UPG, 70
	WATER CLOSET	Standard			White	STD
BASEMENT/OTHER BATHROOM (IF APPLICABLE)	SINK	N/A			N/A	N/A
	VANITY FAUCET	N/A			N/A	N/A
	WATER CLOSET	N/A			N/A	N/A
	TUB/SHOWER	N/A			N/A	N/A
	TUB/SHOWER FAUCET	N/A			N/A	N/A
NOTE: All fixtures are white as standard						

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