



INTERIOR COLOUR SCHEME

Revised 09.10.20

*** NOTE: This is not an approved document. Document must be locked ***

Purchasers: MARY PETROU & BASILE PETROU
Telephone Res. / Bus: / (289) 952-1273
Decor Advisor: Terri Parisani
Property: 97 of Plan -
Project: North Oakville - Phase 1
Model and Elevation: SPARROW (38-01) Elev B

Layout Changes: ☒ Yes ☐ No Sketch Attached: ☒ Yes ☐ No Exterior Colour Scheme:

1. Cabinetry	Style and Colour	Counter	Hardware
Kitchen / Breakfast	CAPE COD 3DL ORCHID	STD BIANCO SARDO	9677
Laundry Room	CAPE COD 3DL ORCHID	4924-38 WHITE CARRARA	181
Powder Room	CAPE COD 3DL NAVY BLUE	4925K-07 CALCUTTA MARBLE	181
MAIN BATH	CAPE COD 3DL ORCHID	4924-38 WHITE CARRARA	181
Master Ensuite Bathroom	CAPE COD 3DL ORCHID	4924-38 WHITE CARRARA	181
Second Ensuite Bathroom (If Applic.)			
ENSUITE 3	CAPE COD 3DL ORCHID	4925K-07 CALCUTTA MARBLE	181

Comment

No basement washroom

2. Floor Tile

Entrance Vestibule
Main Hall

Selection

DO NOT SUPPLY AND OR INSTALL

Kitchen / Breakfast

-

Laundry Room

-

DO NOT SUPPLY AND OR INSTALL (INCL. CLOSET)

Powder Room

-

DO NOT SUPPLY AND OR INSTALL

MAIN BATH

MELINA ICE 13 X 13

Master Ensuite Bathroom

MELINA ICE 13 X 13

Second Ensuite Bathroom (If Applicable)

Lower Landing (If Applicable)

ENSUITE 3

CINQ WHITE 13 X13

Comment

No basement washroom

3. Wall Tile

MAIN BATH

Selection

MELINA ICE 8 X 10

Custom

☐ Yes ☒ No

Describe

Master Ensuite Bathroom

Tub Deck

Shower Stall

MELINA ICE 8 X 10

Bathroom Walls

Second Ensuite Bathroom (If Applicable)

ENSUITE 3

CINQ WHITE 8 X 10

Kitchen Backsplash

☒ Yes ☐ No

Backsplash Behind Stove to Upper Cabinets

Comment

**NOTE: STANDARD BACKSPLASH APPLICATION TO APPLY. TO BE INSTALLED UP TO THE STANDARD HOOD FAN CABINET, NOT UP TO THE UPPER CABINETS

No basement washroom

Printed 9/10/2020 11:00:25

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INTERIOR COLOUR SCHEME

Scheduled Closing Date: Friday, October 30, 2020

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Second Ensuite Bathroom (If Applic.)			
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Comment

2. Floor Tile

	Selection
Entrance Vestibule	**DO NOT SUPPLY AND OR INSTALL **
Main Hall	-
Kitchen / Breakfast	-
Laundry Room	**DO NOT SUPPLY AND OR INSTALL ** (INCL. CLOSET)
Powder Room	**DO NOT SUPPLY AND OR INSTALL **
MAIN BATH	MELINA ICE 13 X 13
Master Ensuite Bathroom	MELINA ICE 13 X 13
Second Ensuite Bathroom (If Applicable)	
Lower Landing (If Applicable)	
ENSUITE 3	CINQ WHITE 13 X13

Comment

3. Wall Tile

	Selection	Custom	Describe
MAIN BATH	MELINA ICE 8 X 10	☐ Yes ☒ No	
Master Ensuite Bathroom			
Tub Deck		☐ Yes ☐ No	
Shower Stall	MELINA ICE 8 X 10	☐ Yes ☒ No	
Bathroom Walls		☐ Yes ☐ No	
Second Ensuite Bathroom (If Applicable)		☐ Yes ☐ No	
ENSUITE 3	CINQ WHITE 8 X 10	☐ Yes ☒ No	
Kitchen Backsplash	☒ Yes ☐ No	Backsplash Behind Stove to Upper Cabinets	
Comment	SOHO WHITE GLOSSY 4X16		

**NOTE: STANDARD BACKSPLASH APPLICATION TO APPLY. TO BE INSTALLED UP TO THE STANDARD HOOD FAN CABINET, NOT UP TO THE UPPER CABINETS



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4. Plumbing Fixtures

☐	☐	☐	☐
Master Ensuite Bathroom	Second Ensuite	Powder Room	
☐	☐	☐	☐
Other Room - Specify		Other Washroom	
Comment ALL FIXTURES TO REMAIN AS STANDARD			

5. Hardwood Flooring

Type and Stain	Upper Landing	Type and Stain
SEE NOTES	Upper Hall	SEE NOTES
SEE NOTES	Master Bedroom	SEE NOTES
SEE NOTES	Bedroom #2	-
SEE NOTES	Bedroom #3	-
SEE NOTES	Bedroom #4	-
SEE NOTES	Bedroom #5	-
SEE NOTES	Other Room - Specify LOFT AREA	SEE NOTES

Comment

COUNTRYSIDE OAK IN WATERFRONT 3 1/2" X 3/4"

6. Carpeting

☐	☐	☐
Ground Floor		
☐	☐	☐
Second Floor	MINOTAUR #87354 OVERCAST- DOSN'T INCL. UPPER HALL AND LOFT	
☐		
Upgrade Underpad	Type STANDARD	Area -
Carpet on Stairs	Capped -	Runner - *Upgrade -

Comment

7. Fireplace

Living Room	Family Room	Other Room - Specify
☐	☐	☐
Purchased	Purchased	Purchased
As Per Plan	As Per Plan	As Per Plan
N/A	N/A	N/A
☒	☒	☒
Fireplace Type	STANDARD	
Mantle Type	ASCENT	
Colour / Stain	WHITE PAINT GRADE	
Surround	BIANCO CARERRA	
Hearth	NONE	

Comment



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8. Trim Carpentry

Interior Doors	STANDARD	Front Door Glass Inserts	STANDARD	Door Handles	STANDARD
Interior Trim	STANDARD				
Comment					

9. Plaster Mouldings and Medallions

Standard Throughout ☐ Yes ☐ No ☒ N/A

Entrance Vestibule			Kitchen/Breakfast		
Main Hall			Den/Library		
Living Room			Lower Landing		
Dining Room			Other Room - Specify		
Family Room					
Comment					

10. Railings and Spindles

Railing Package	STANDARD			
Railing Colour	WATERFRONT	Spindle Colour	BLACK	
Stringer / Riser	WATERFRONT	Treads	WATERFRONT	
Comment		Oak Stairs	☒ Yes ☐ No ☐ N/A	

11. Wall Paint / Ceilings

Throughout Finished Areas DESIGNER GREY

Trim Paint White

Smooth Ceilings

Ground Floor ☒

Second Floor ☐

Note

Comment



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12. Electrical

Hood Fan ☐ White ☒ Stainless ☐ N/A

Above Kitchen Cabinet Light ☐ Yes ☒ No
Below Kitchen Cabinet Light ☐ Yes ☒ No

Standard Appliances ☐

Over The Range Microwave ☐

Chimney Style Fan ☐

Comment

NOTE STANDARD FRIDGE SIZE IS 36" WIDE

13. Heating and Air Conditioning

Air Conditioning

Gas Provisions Stove

Gas Provisions Dryer

Gas Provisions Barbecue STD

Comment

14. Additional Comments

15. Disclaimers and Notes

- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- 2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- 3) The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, no further changes will be permitted other than re-selection due to unavailability. _____ Purchaser's Initials
- 4) The Purchaser acknowledges reading and accepting the "Valery Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

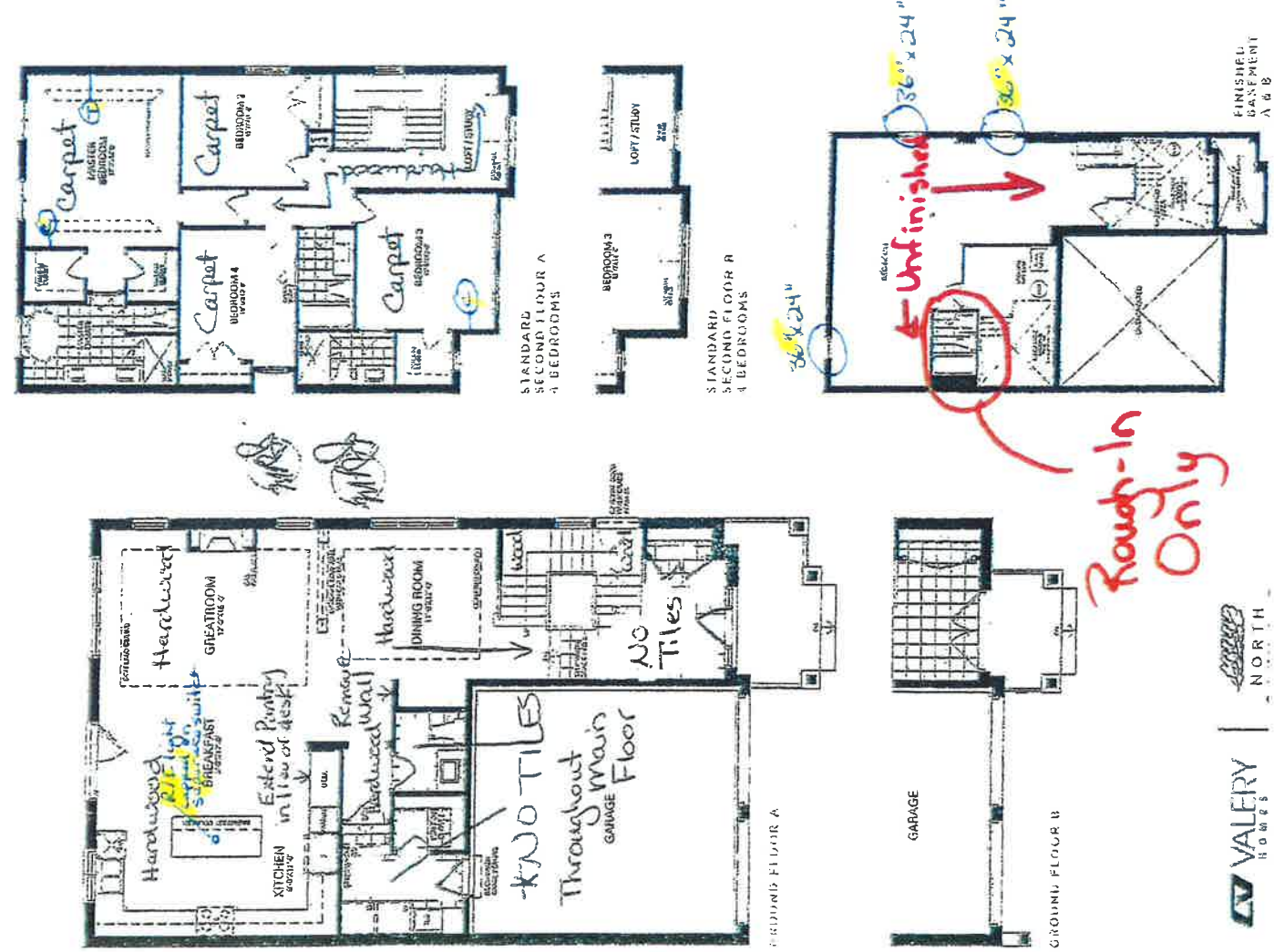
This Interior Colour Selection is final and approved by:

Signature: _____ Date: _____

Revised
09.10.20
SPARROW

Lot 97

3,158 SQ. FT.
INCLUDES 671 SQ. FT. FINISHED BASEMENT



Rough-In
Only

* Basement is unfinished
Washroom is Roughed-in Only

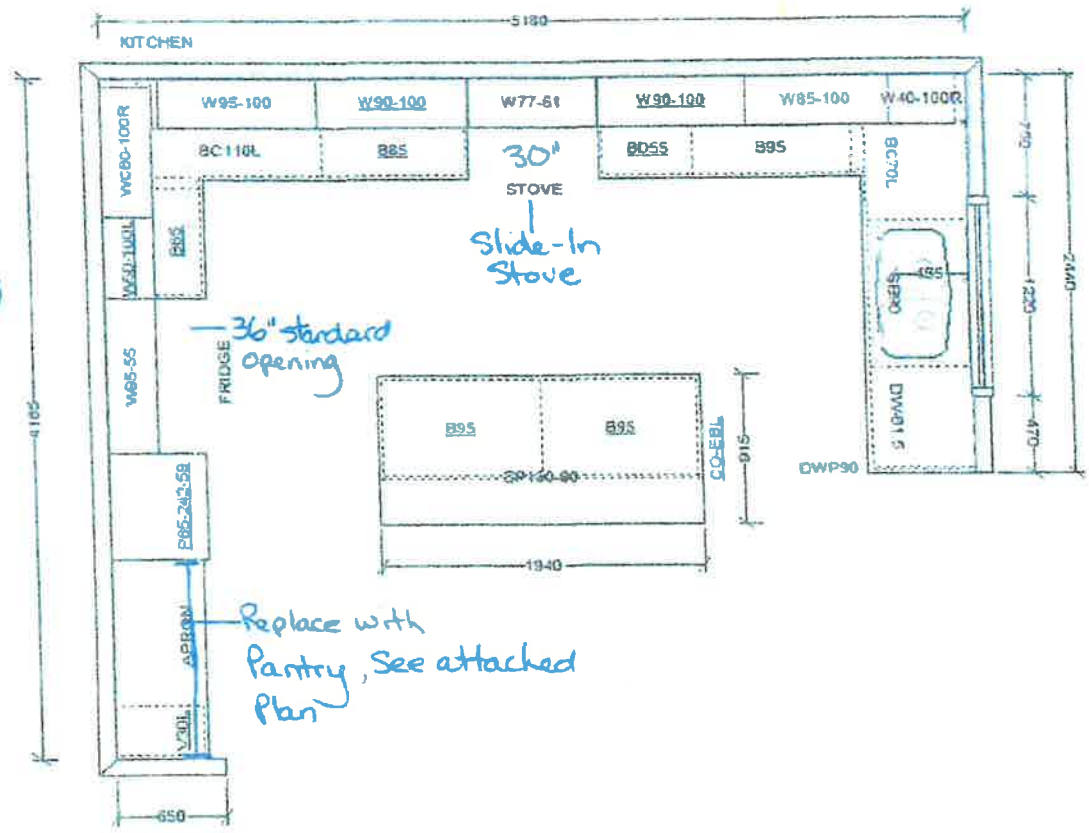
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Lot 97

SP MP

See attached drawing for pantry - as per APS

Kitchen



This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.

FRIENDEL

VALERY HOMES
NORTH OAKVILLE
381 - SPARROW

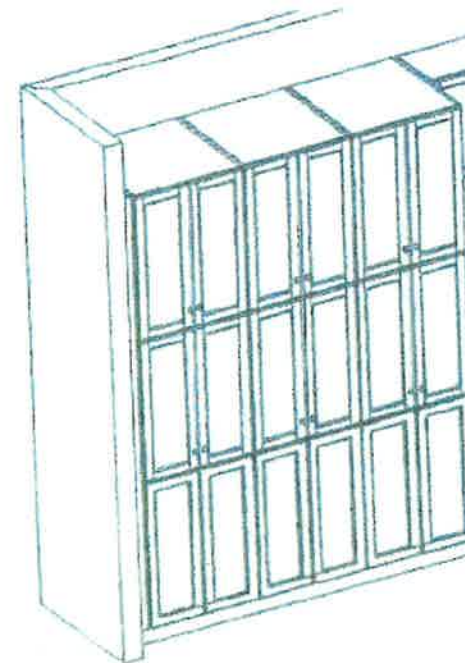
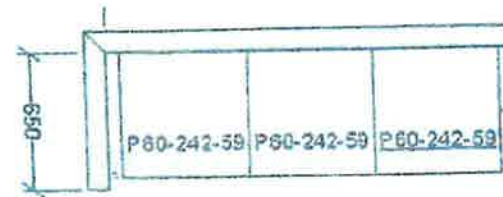
STANDARD FEATURES

- 100cm upper cabinets
- Ceiling (top to underside of bulkhead) in kitchen
- Backing on kitchen and bath cabinets
- Kitchen countertops by others
- Post-form laminate countertops in bath and laundry

Drawn By _____
Date: February 20, 2020
Scale: Not to Scale

Approved By Builder _____
Date _____

PANTRIES



This sketch is for DESIGN PURPOSES ONLY — it is not meant to be an exact rendition.

 FRENDEL REALTY INC.	
VALERY HOMES NORTH OAKVILLE LOT 97	
 	
Drawn by: Date: June 9, 2020 Scale: Not to Scale	
Approved by builder: Date:	

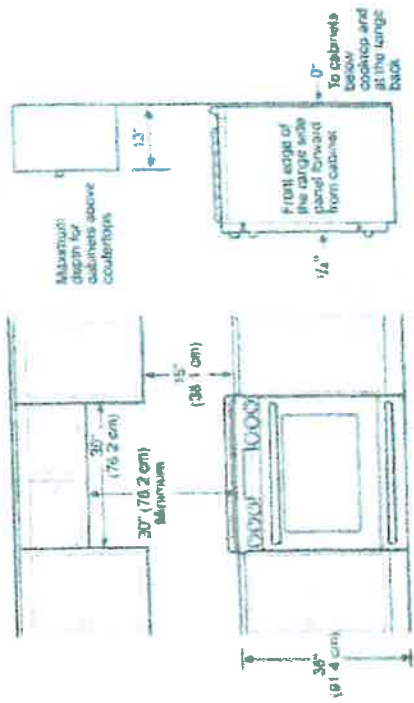
Lot 97
 * Gas Line not provided

INSTALLATION 16

Dimensions and Clearances

Provide proper clearance between the range and adjacent combustible surfaces. These dimensions must be met for safe use of your range. The location of the electrical outlet and pipe opening (see Gas Pipe and Electrical Outlet Locations, page 14) may be adjusted to meet specific requirements. The range may be placed with 0" clearance (flush) at the back wall.

Installation Clearances



Dimensions

