





INTERIOR COLOUR SCHEME

Purchasers: AKHIL SETHI & BHAVNA SETHI

Scheduled Closing Date: Thursday, May 20, 2021

Telephone Res. / Bus: / (416) 877-7867

Property: 101 of Plan -

Decor Advisor: Dean-Marie Gray

Model and Elevation: OSPREY (38-10) Elev A

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   |
|-------------------------------|------------------|----------------------|------------------|
| Main Hall                     | *SEE NOTES BELOW | Upper Landing        | *SANDED LANDING  |
| Kitchen / Breakfast           | -                | Upper Hall           | *SEE NOTES BELOW |
| Living Room                   | -                | Master Bedroom       | *SEE NOTES BELOW |
| Dining Room                   | *SEE NOTES BELOW | Bedroom #2           | *SEE NOTES BELOW |
| Family Room                   | *SEE NOTES BELOW | Bedroom #3           | *SEE NOTES BELOW |
| Den/Library                   | *SEE NOTES BELOW | Bedroom #4           | *SEE NOTES BELOW |
| Entrance Vestibule            | -                | Bedroom #5           | -                |
| Lower Landing (If Applicable) | *SANDED LANDING  | Other Room - Specify | -                |

Comment

LEVEL 3 HARDWOOD THROUGHOUT: 5" OAK MORCHELLO

6. Carpeting

Ground Floor

Second Floor

Upgrade

Description

Type

Area

Capped

Runner - \*Upgrade

Upgrade Underpad

Carpet on Stairs

Comment

7. Fireplace

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

Comment



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8. Trim Carpentry

Interior Doors

\*SEE NOTES

Front Door Glass Inserts

STANDARD

Door Handles

STANDARD

Interior Trim

Comment

DOORS THROUGHOUT: 2 PANEL ROMAN DOOR X20

LIBRARY DOORS: 3 PANEL SKAKER FRENCH W/ FROSTED GLASS X2

9. Plaster Mouldings and Medallions

Standard Throughout ☐ Yes ☒ No ☐ N/A

|                    |  |  |  |  |
|--------------------|--|--|--|--|
| Entrance Vestibule |  |  |  |  |
| Main Hall          |  |  |  |  |
| Living Room        |  |  |  |  |
| Dining Room        |  |  |  |  |
| Family Room        |  |  |  |  |
| Comment            |  |  |  |  |

|                      |  |  |
|----------------------|--|--|
| Kitchen/Breakfast    |  |  |
| Den/Library          |  |  |
| Lower Landing        |  |  |
| Other Room - Specify |  |  |

10. Railings and Spindles

Railing Package

\*DISPLAY 2A- RAIL R2M SPOON SERIES, 1/2" METAL SINGLE SPOON/DBL SPOON, TEXTURED BLACK, ELORA POST

Railing Colour

MORCHELLO

Spindle Colour

BLACK

Stringer / Riser

MORCHELLO

Treads

MORCHELLO

Comment

Oak Stairs ☒ Yes ☐ No ☐ N/A

11. Wall Paint / Ceilings

Throughout Finished Areas

SOUTHERN SHADOW

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

13. Heating and Air Conditioning

Air Conditioning

Gas Provisions Stove

Gas Provisions Dryer

Gas Provisions Barbecue

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:

Lot 101

Move location of  
Ensuite Shower  
into a portion of  
the Walk-In Closet.  
Move closet door to  
accommodate

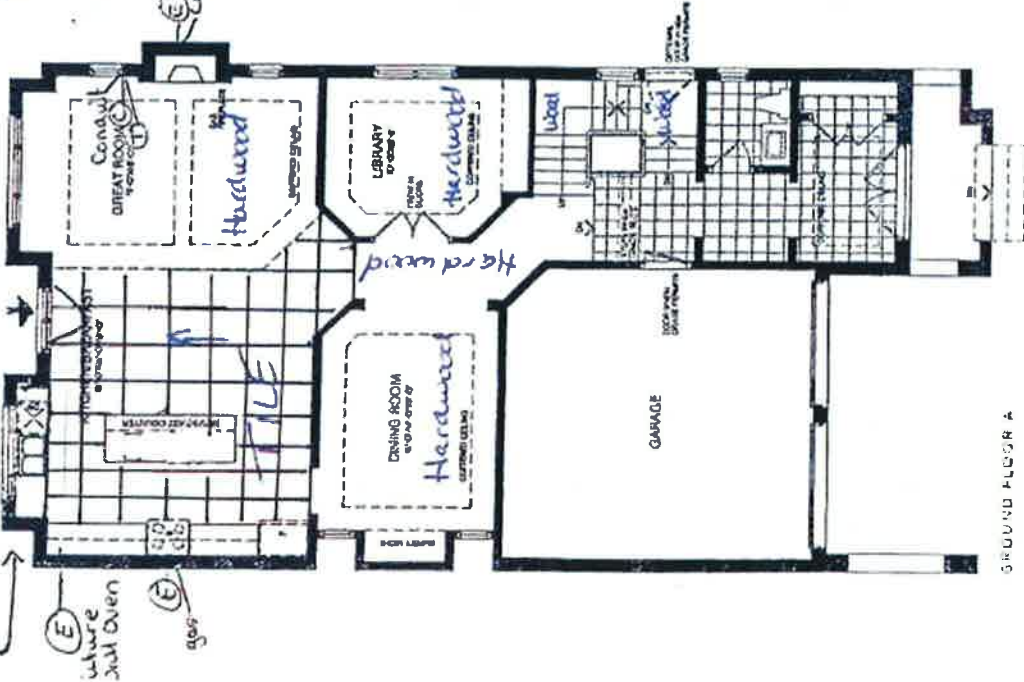
# OSPREY

3,900 SQ. FT.

INCLUDES 749 SQ. FT. FINISHED BASEMENT

Relocate Sink  
& Dishwasher

New Door  
Location



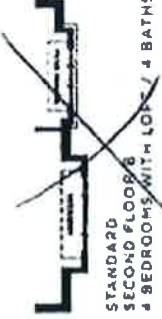
GROUND FLOOR A



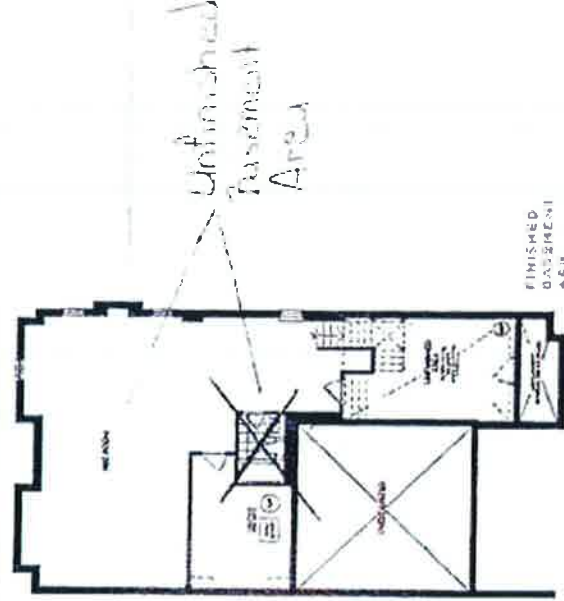
GROUND FLOOR B



SECOND FLOOR A  
4 BEDROOMS WITH LOFT / 4 BATHS



SECOND FLOOR B  
2 BEDROOMS WITH LOFT / 2 BATHS

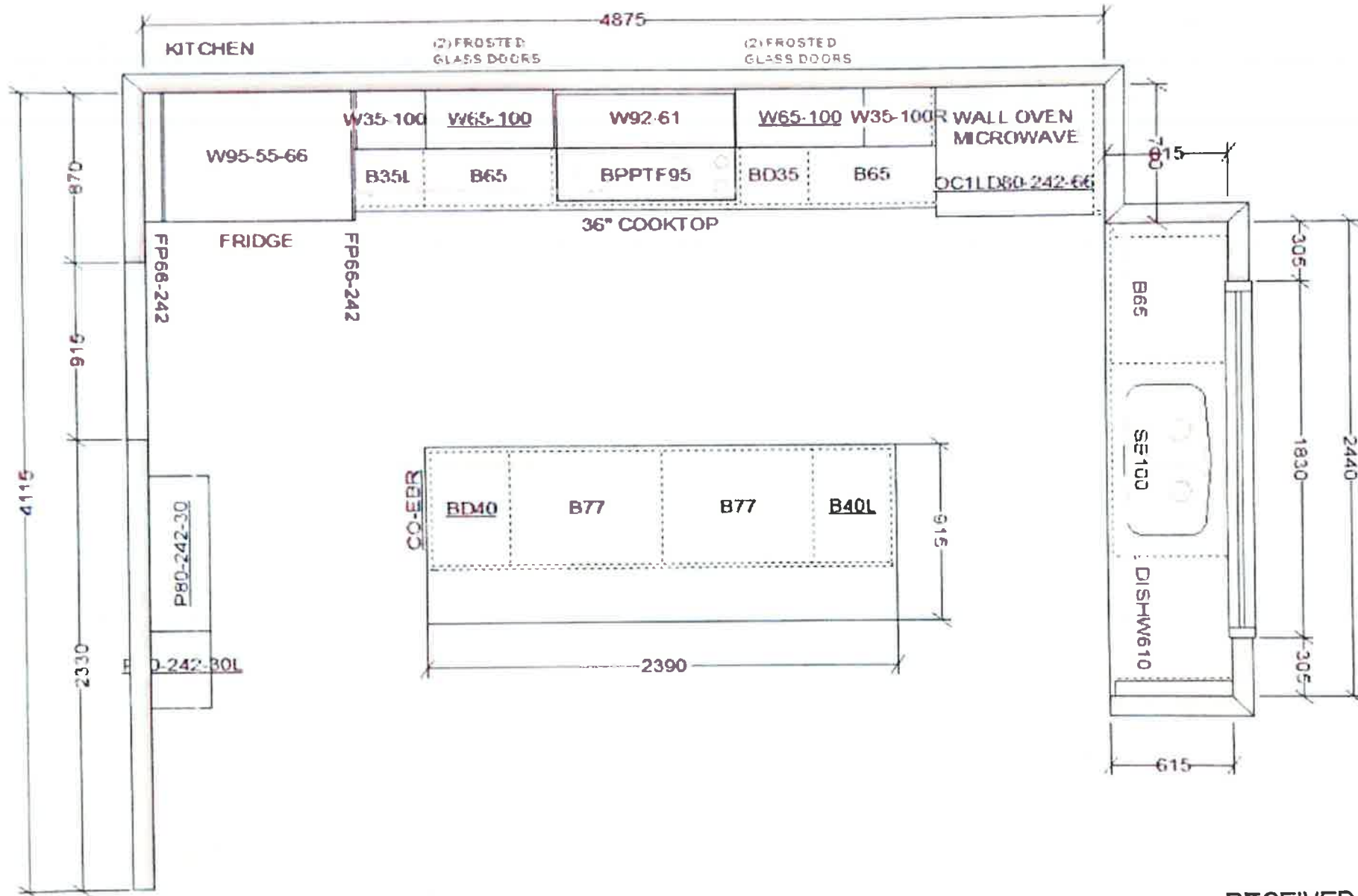


FINISHED BASEMENT



ALL DIMENSIONS AND LOCATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE. DIMENSIONS MAY VARY DUE TO THE ACTUAL TYPE AND SIZE OF MATERIALS USED. THE FINISHED BASEMENT IS NOT INCLUDED IN THE SQUARE FOOTAGE. DIMENSIONS MAY VARY DUE TO THE ACTUAL TYPE AND SIZE OF MATERIALS USED. THE FINISHED BASEMENT IS NOT INCLUDED IN THE SQUARE FOOTAGE. DIMENSIONS MAY VARY DUE TO THE ACTUAL TYPE AND SIZE OF MATERIALS USED.

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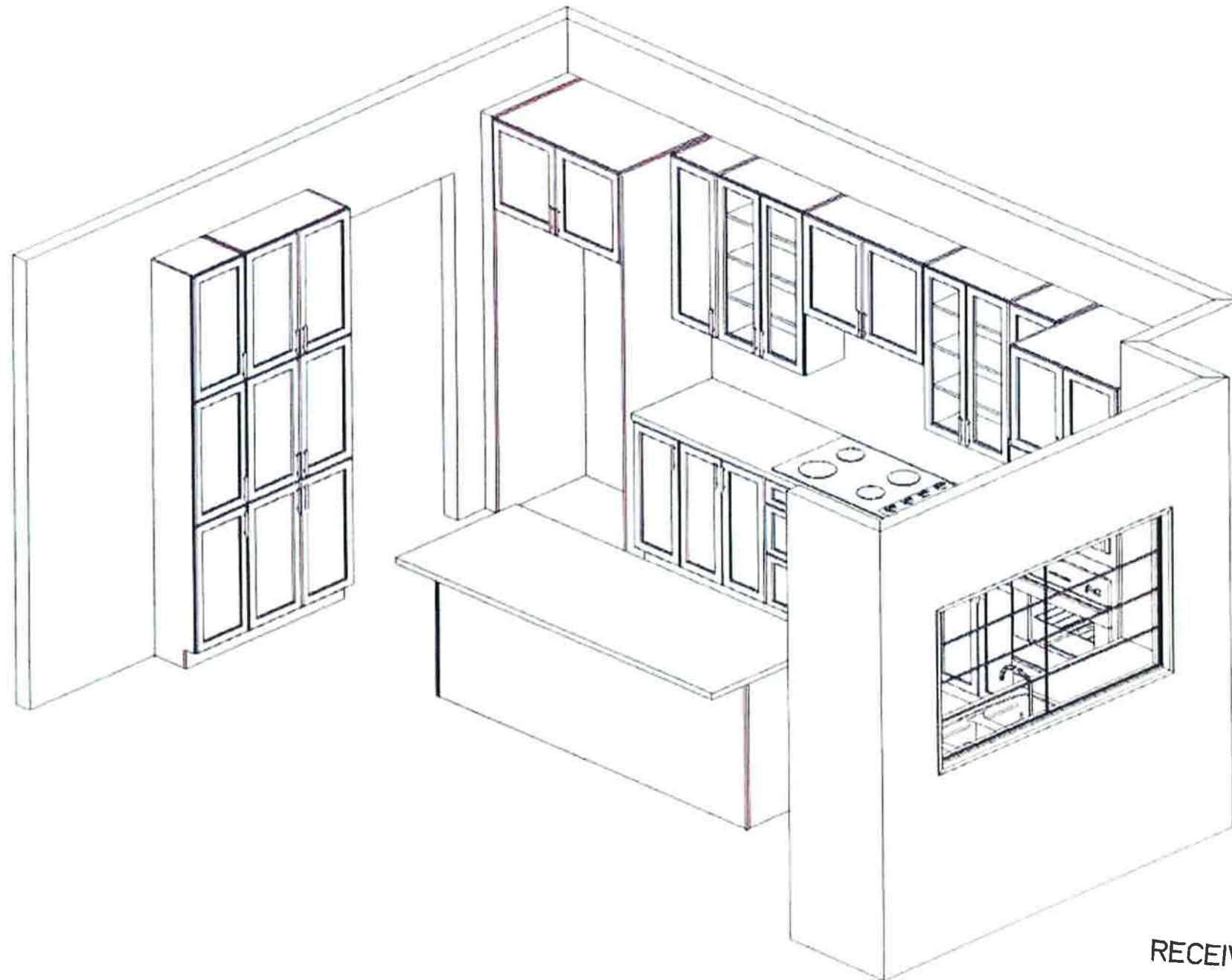
VALERY HOMES  
NORTH OAKVILLE  
LOT 101



Drawn By:  
Date: February 2, 2021  
Scale: Not To Scale

Approved By Builder:

Date:



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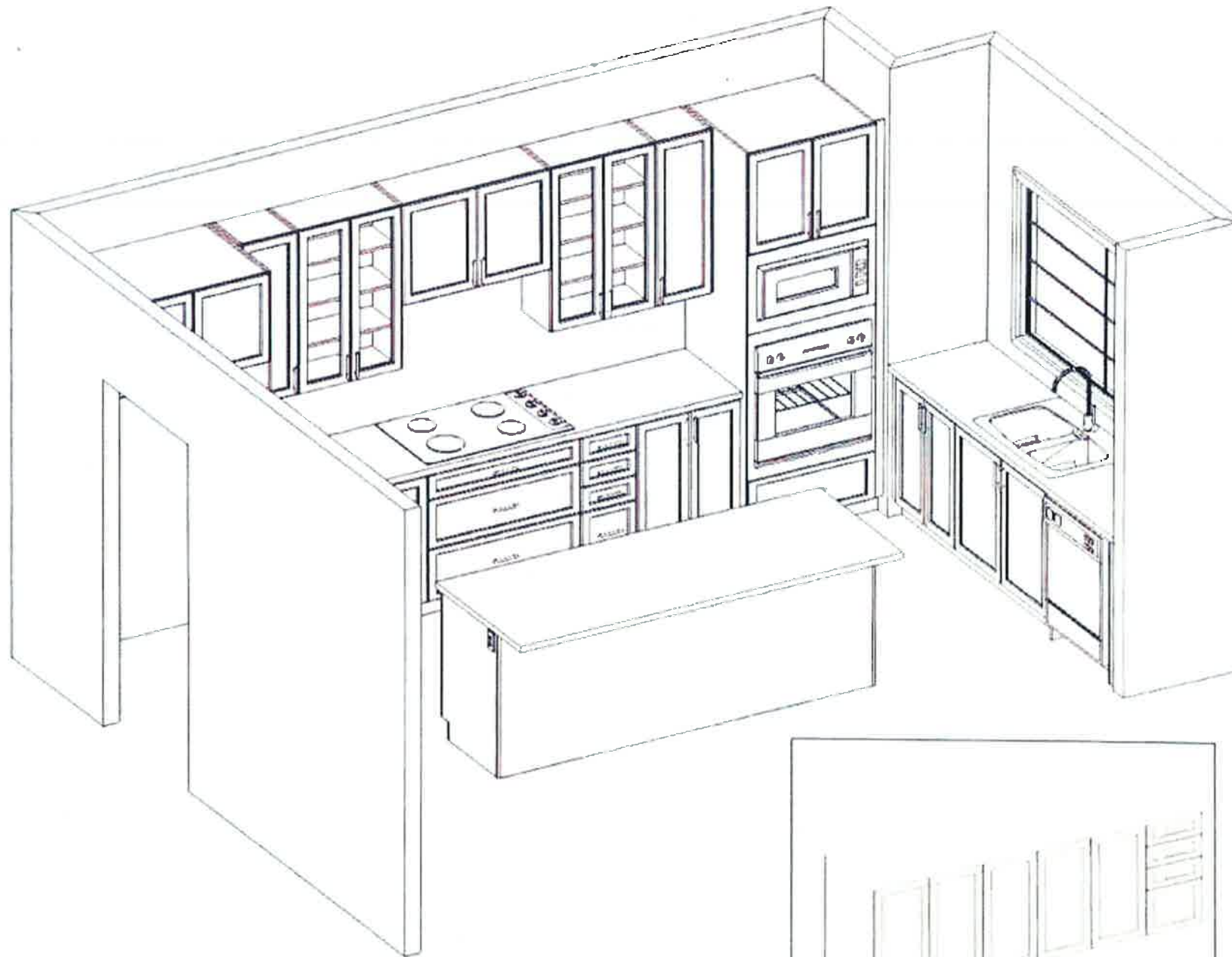
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NORTH OAKVILLE  
LOT 101



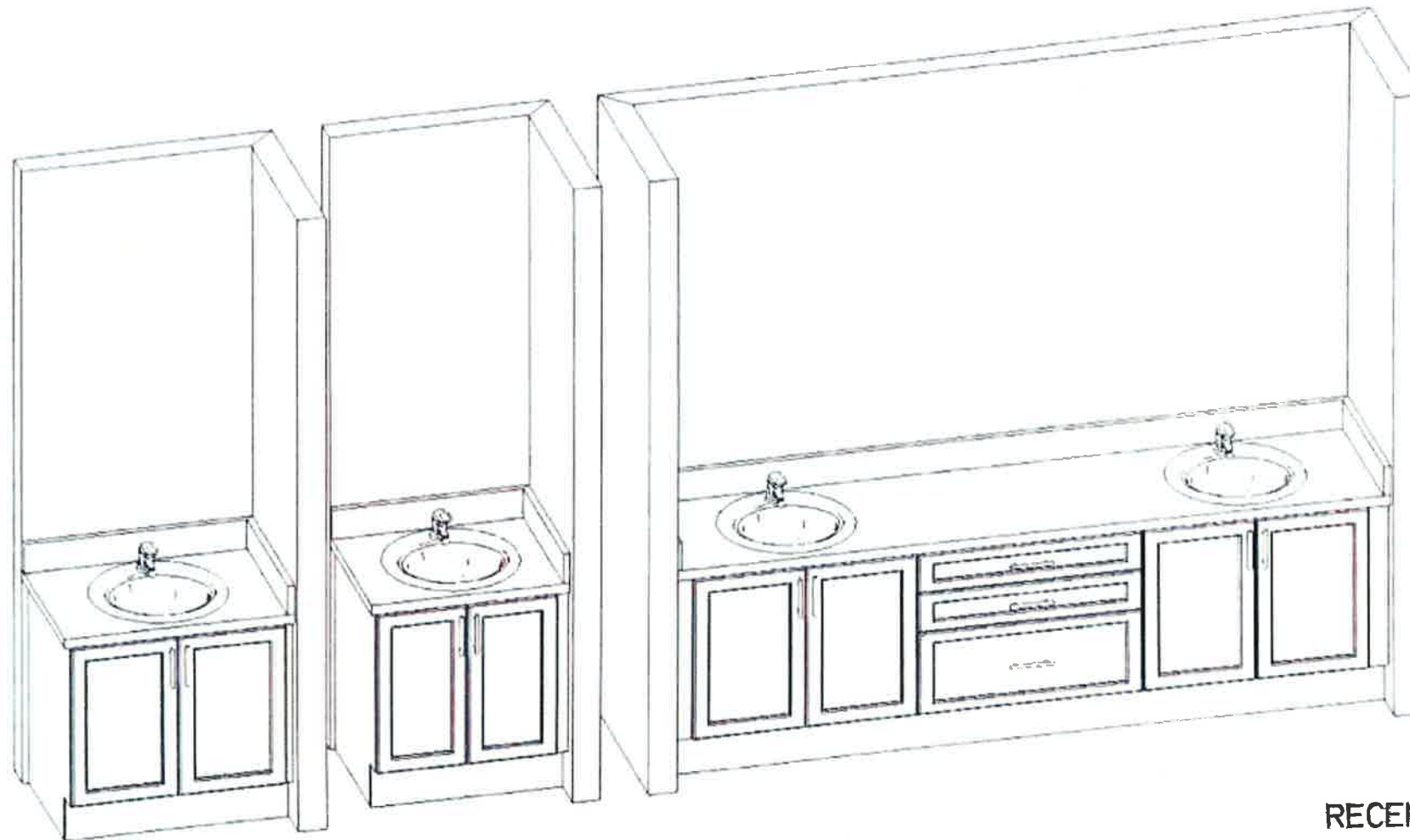
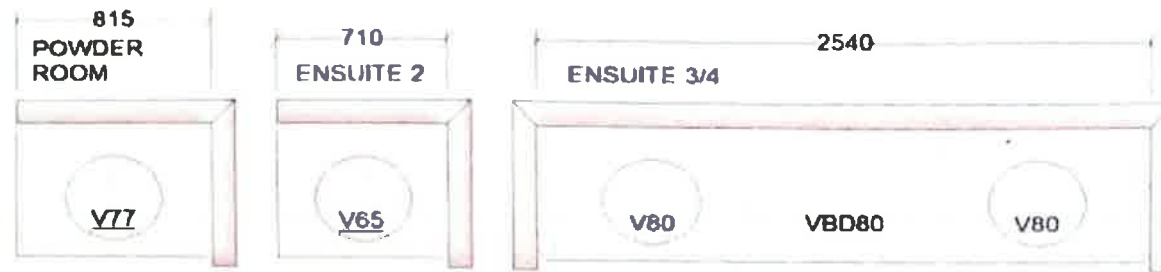
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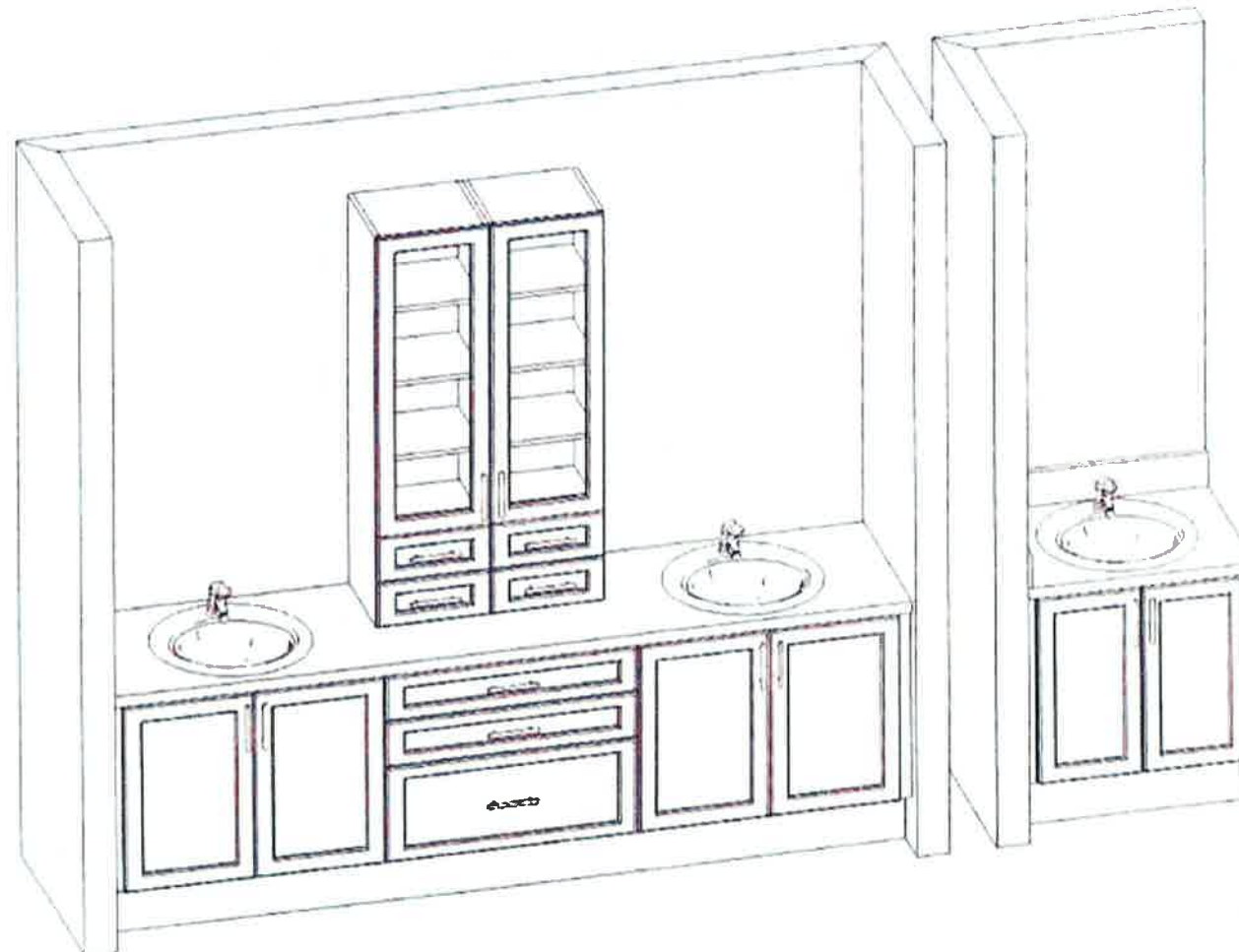
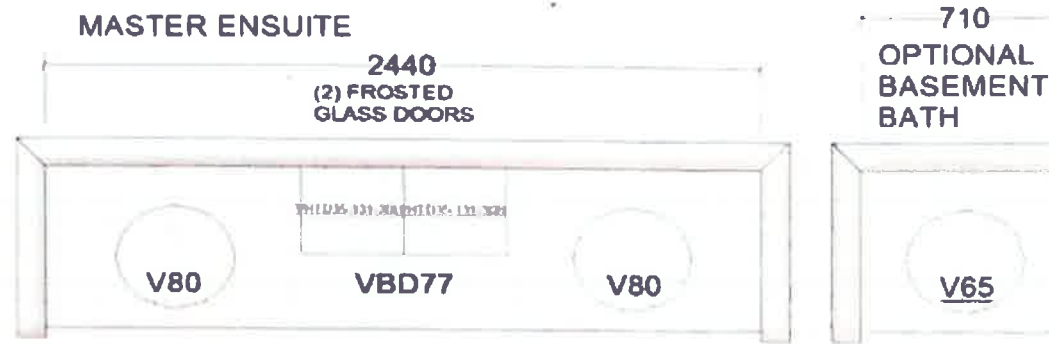


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