

Scheduled Closing Date: September 7, 2023

Purchasers: Tahsin Farooq & Samra Ramzan

Telephone Res. / Bus: / (647) 567-9162

Decor Advisor: Dean-Marie Gray

Property: 90 of Plan -

Project: Joshua Creek - Phase 1

Model and Elevation: CASTLEFIELD (42-04) B

Layout Changes: ☒ Yes ☐ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Counter	Hardware
Kitchen / Breakfast	*3, CHARLESTON 3DL, ORCHID	TCE 2019	9677/G
Laundry Room	2, Manchester Oak, Shale Grey CL	TCE 2019	9677
Powder Room	-		
SHARED BATH	2, Manchester Oak, Shale Grey CL	TCE 2019	9677
Master Ensuite Bathroom	2, Manchester Oak, Shale Grey CL	TCE 2019	9677
Second Ensuite Bathroom (If Applic.)	2, Manchester Oak, Shale Grey CL	TCE 2019	9677
BASEMENT BATH	2, Manchester Oak, Shale Grey CL	TCE 2019	9677

Comment

KITCHEN ISLAND: *3, TRINITY LPL, FASHIONISTA L582K HARDWARE: TOUCH LATCHES G10

MUDROOM: CABINETS: *2, MANCHESTER OAK, SHALE GREY CL HARDWARE: 9677

2. Floor Tile

	Selection
Entrance Vestibule	MAXSTONE SERIES, LIGHT GREY, POLISHED 24 X 24
Main Hall	-
Kitchen / Breakfast	MAXSTONE SERIES, LIGHT GREY, POLISHED 24 X 24
Laundry Room	MALENA ICE, 13 X 13
Powder Room	MAXSTONE SERIES, LIGHT GREY, POLISHED 24 X 24
SHARED BATH	MALENA ICE, 13 X 13
Master Ensuite Bathroom	MALENA ICE, 13 X 13
Second Ensuite Bathroom (If Applicable)	MALENA ICE, 13 X 13
Lower Landing (If Applicable)	-
BASEMENT BATH	MALENA ICE, 13 X 13

Comment

MUDROOM: MAXSTONE SERIES, LIGHT GREY, POLISHED 24 X 24

3. Wall Tile

	Selection	Custom	Describe
SHARED BATH	MALENA ICE, 8 X 10	☐ Yes ☒ No	
Master Ensuite Bathroom			
Tub Deck		☐ Yes ☐ No	
Shower Stall	MALENA ICE, 8 X 10	☐ Yes ☒ No	
Bathroom Walls		☐ Yes ☐ No	
Second Ensuite Bathroom (If Applicable)	MALENA ICE, 8 X 10	☐ Yes ☒ No	
BASEMENT BATH	MALENA ICE, 8 X 10	☐ Yes ☒ No	
Kitchen Backsplash	☐ Yes ☒ No	Backsplash Behind Stove to Upper Cabinets	

Comment

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4. Plumbing Fixtures

Second Ensuite

Powder Room

Master Ensuite Bathroom

Other Room - Specify

Other Washroom

Comment

FIXTURES REMAIN AS STANDARD

5. Hardwood Flooring

	Type and Stain		Type and Stain
Main Hall	BISTRO, 5" OAK, FRAPPE	Upper Landing	BISTRO, 5" OAK, FRAPPE
Kitchen / Breakfast	-	Upper Hall	BISTRO, 5" OAK, FRAPPE
Living Room	-	Master Bedroom	-
Dining Room	BISTRO, 5" OAK, FRAPPE	Bedroom #2	-
Family Room	BISTRO, 5" OAK, FRAPPE	Bedroom #3	-
Den/Library	BISTRO, 5" OAK, FRAPPE	Bedroom #4	-
Entrance Vestibule	-	Bedroom #5	-
Lower Landing (If Applicable)	-	Other Room - Specify	-

Comment

6. Carpeting

	Upgrade	Description
Ground Floor	☐	-
Second Floor	☐	W6761 SPIRIA, H737 WHITE LEATHER
BASEMENT	☐	W6761 SPIRIA, H737 WHITE LEATHER

	Type	Area
Upgrade Underpad	STANDARD	
	Capped	Runner - *Upgrade
Carpet on Stairs	-	

Comment

7. Fireplace

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

Comment

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8. Trim Carpentry

Interior Doors

Front Door Glass Inserts

Door Handles

Interior Trim

Comment

9. Plaster Mouldings and Medallions

Standard Throughout ☒ Yes ☐ No ☐ N/A

Entrance Vestibule			Kitchen/Breakfast		
Main Hall	A120 6X6		Den/Library		
Living Room			Lower Landing		
Dining Room			Other Room - Specify		
Family Room	A120 6X6				

Comment

TO GO IN WAFFLES OF FAMILY ROOM AND IN COFFERED AREA IN THE HALL, BY DEN

10. Railings and Spindles

Railing Package

Railing Colour

Stringer / Riser

Spindle Colour

Treads

Comment

Oak Stairs ☒ Yes ☐ No ☐ N/A

11. Wall Paint / Ceilings

Throughout Finished Areas

Trim Paint

Smooth Ceilings

Ground Floor ☒

Second Floor ☒

Note

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12. Electrical

Hood Fan ☐ White ☒ Stainless ☐ N/AAbove Kitchen Cabinet Light ☐ Yes ☒ NoBelow Kitchen Cabinet Light ☐ Yes ☒ NoStandard 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: _____

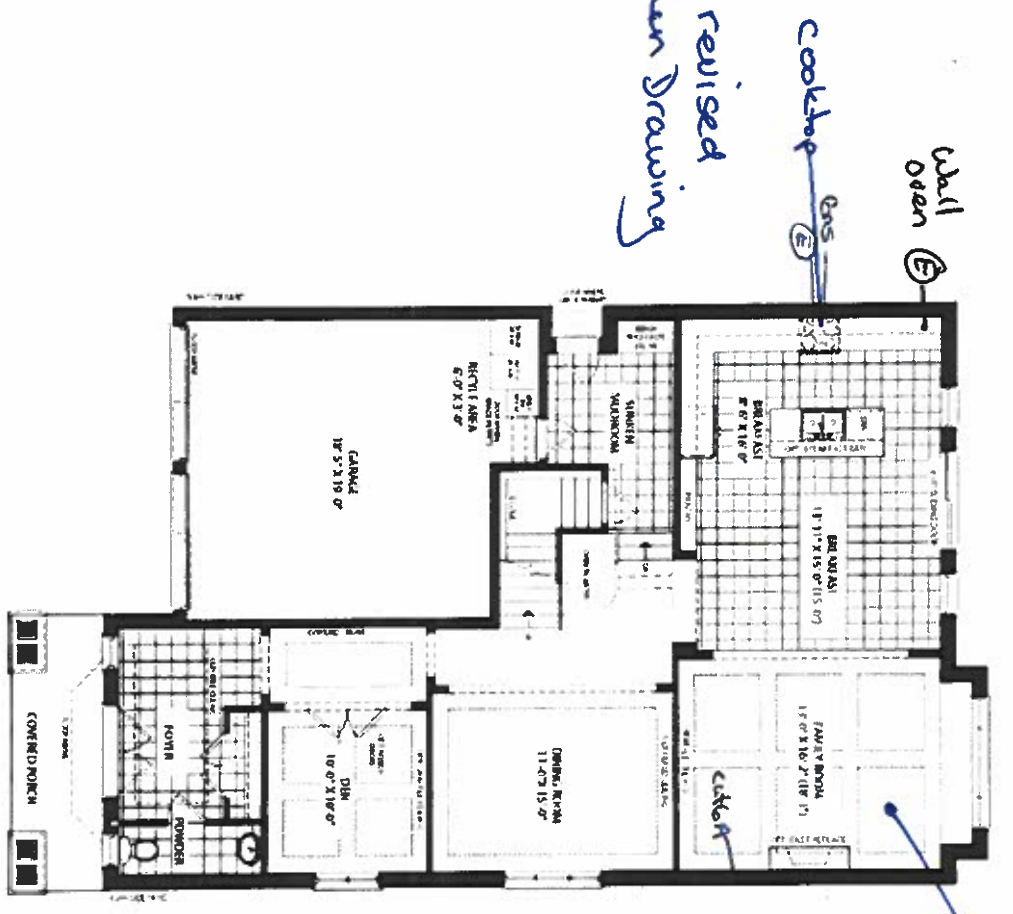
CASTLEFIELD
42-4

12' ceilings

Oct 90
Feb. 8, 24



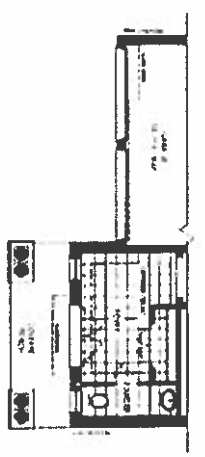
* See revised
Kitchen Drawing



One light
on separate
switch.
Keep sta
light



PARTIAL GROUND FLOOR ELEV A, B & C
WITH OPT EXTERIOR STAIR



PARTIAL GROUND FLOOR ELEV 3



PARTIAL GROUND FLOOR ELEV C

GROUND FLOOR ELEV A

JOSHUA CREEK
MONTAGE

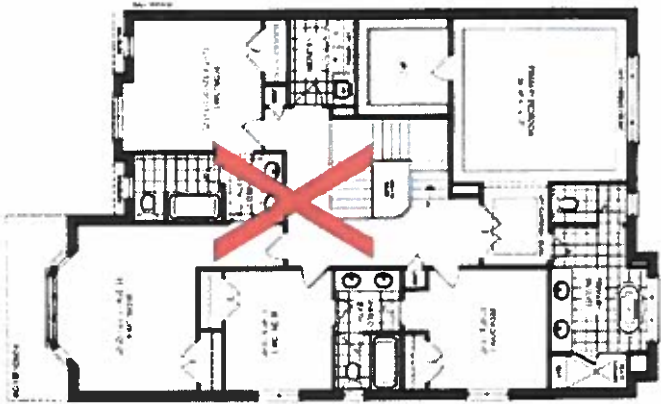
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HOMES

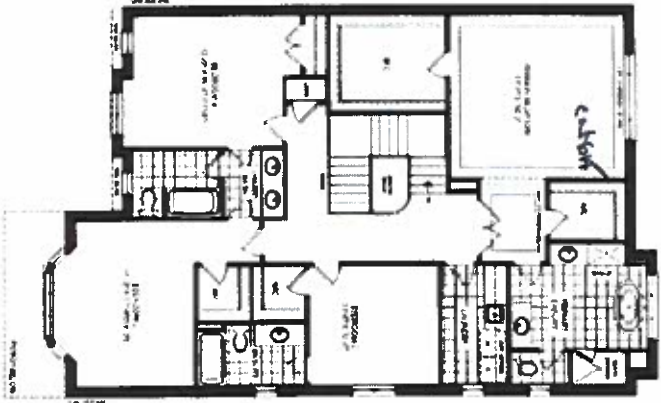
Oct 90
July 31, 2022

CASTLEFIELD

42-6



OPTIONAL SECOND FLOOR ELEV A
5 BEDROOM



SECOND FLOOR ELEV A



PARTIAL OPTIONAL SECOND FLOOR ELEV B
5 BEDROOM



PARTIAL OPTIONAL SECOND FLOOR ELEV C
5 BEDROOM



PARTIAL SECOND FLOOR ELEV B



PARTIAL SECOND FLOOR ELEV C

JOSHUA CREEK

MONTAGE

It is the responsibility of the architect to provide a complete and accurate set of drawings for the construction of the project. The architect shall be responsible for the accuracy and completeness of the drawings. The architect shall be responsible for the accuracy and completeness of the drawings. The architect shall be responsible for the accuracy and completeness of the drawings.

VALERY

HOME

Lot 90

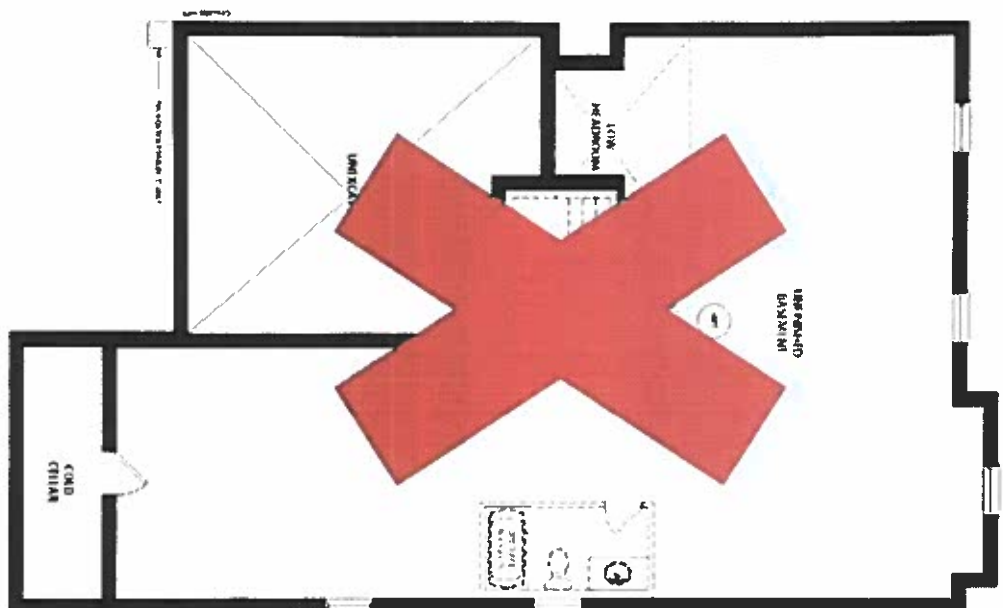
July 31, 2022

Lot 90

Feb. 8, 24

Lot 90

424 30x30



UNFINISHED BASEMENT ELEV. A, B & C

[illegible]

VALERY

061090

Aug 31, 2022

Lot 90 ☐ ☐

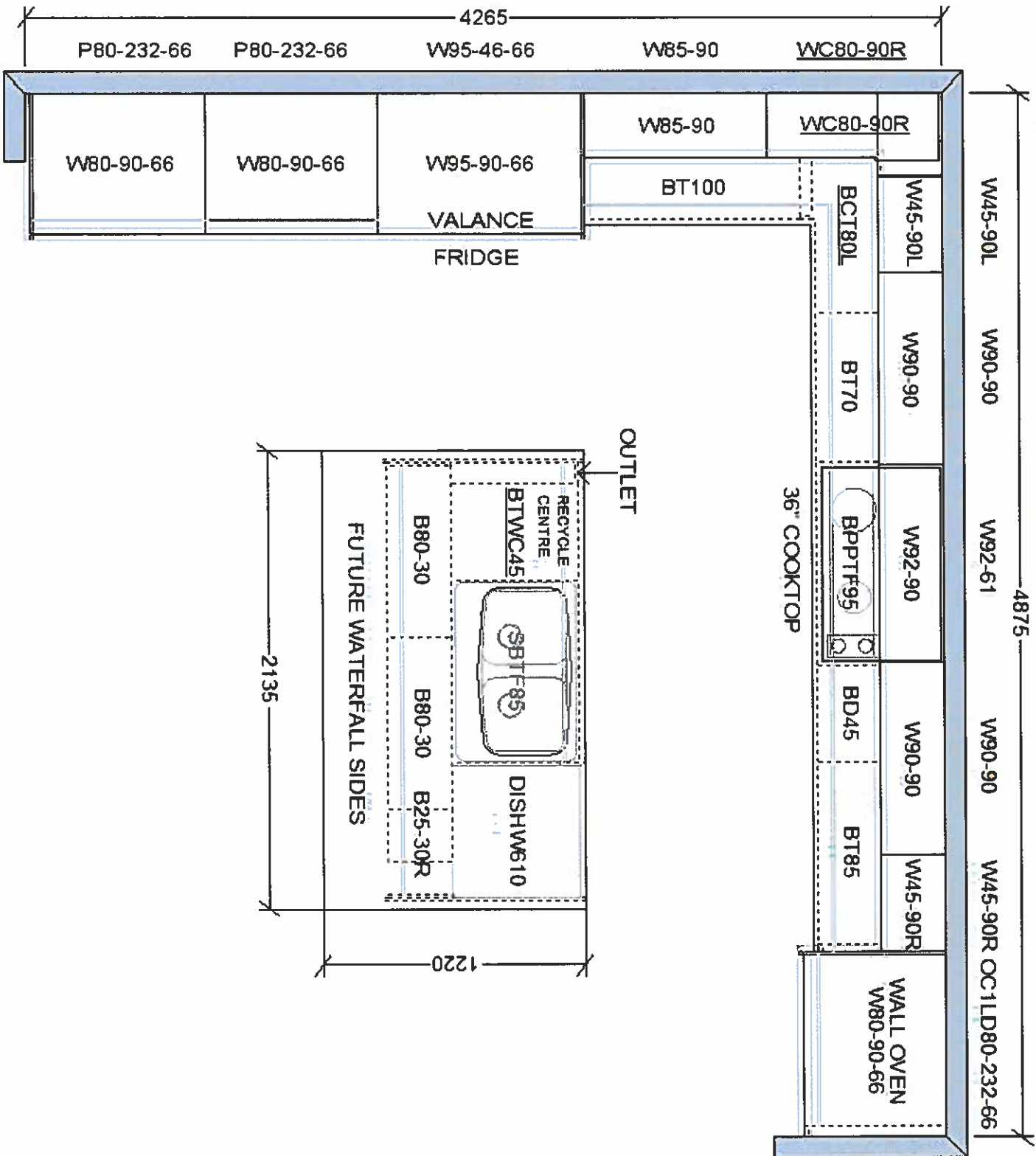
Lot 8, 24



**PARTIAL FINISHED BASEMENT PLAN ELEV. A, B & C
WITH OPT. EXTERIOR STAIR**

KITCHEN

TALL GABLES, TALL & STACK FILLERS, STACK MOULDING
& CEILING STRIP TO MATCH ISLAND COLOUR



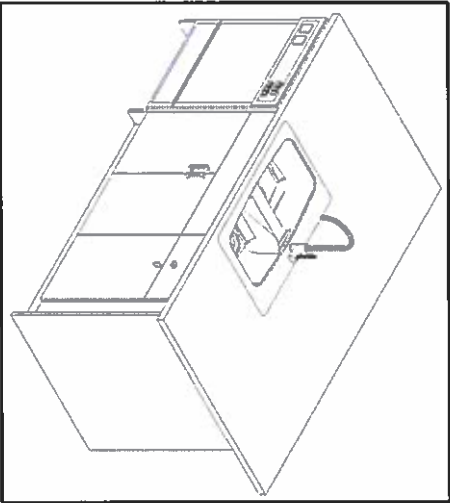
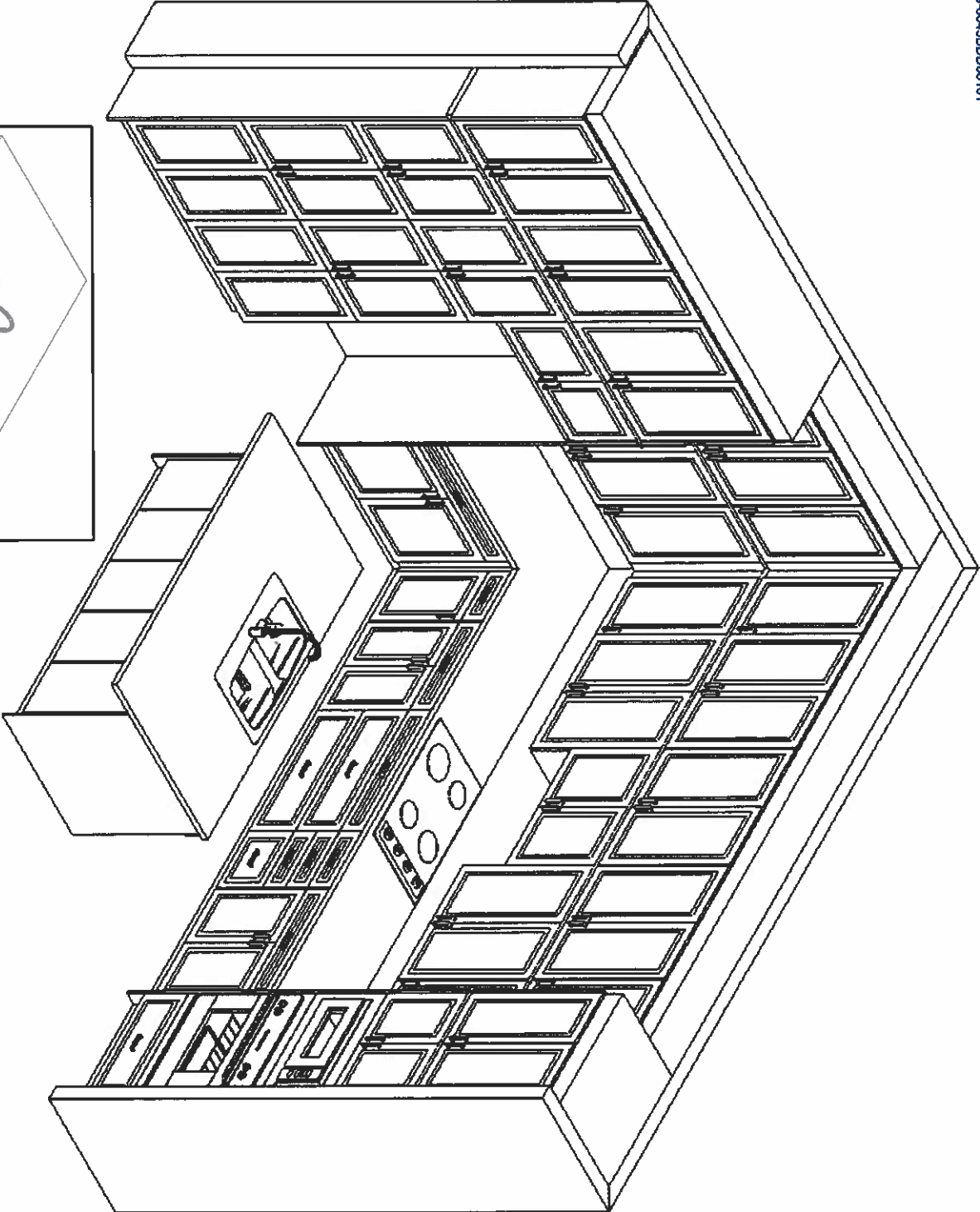
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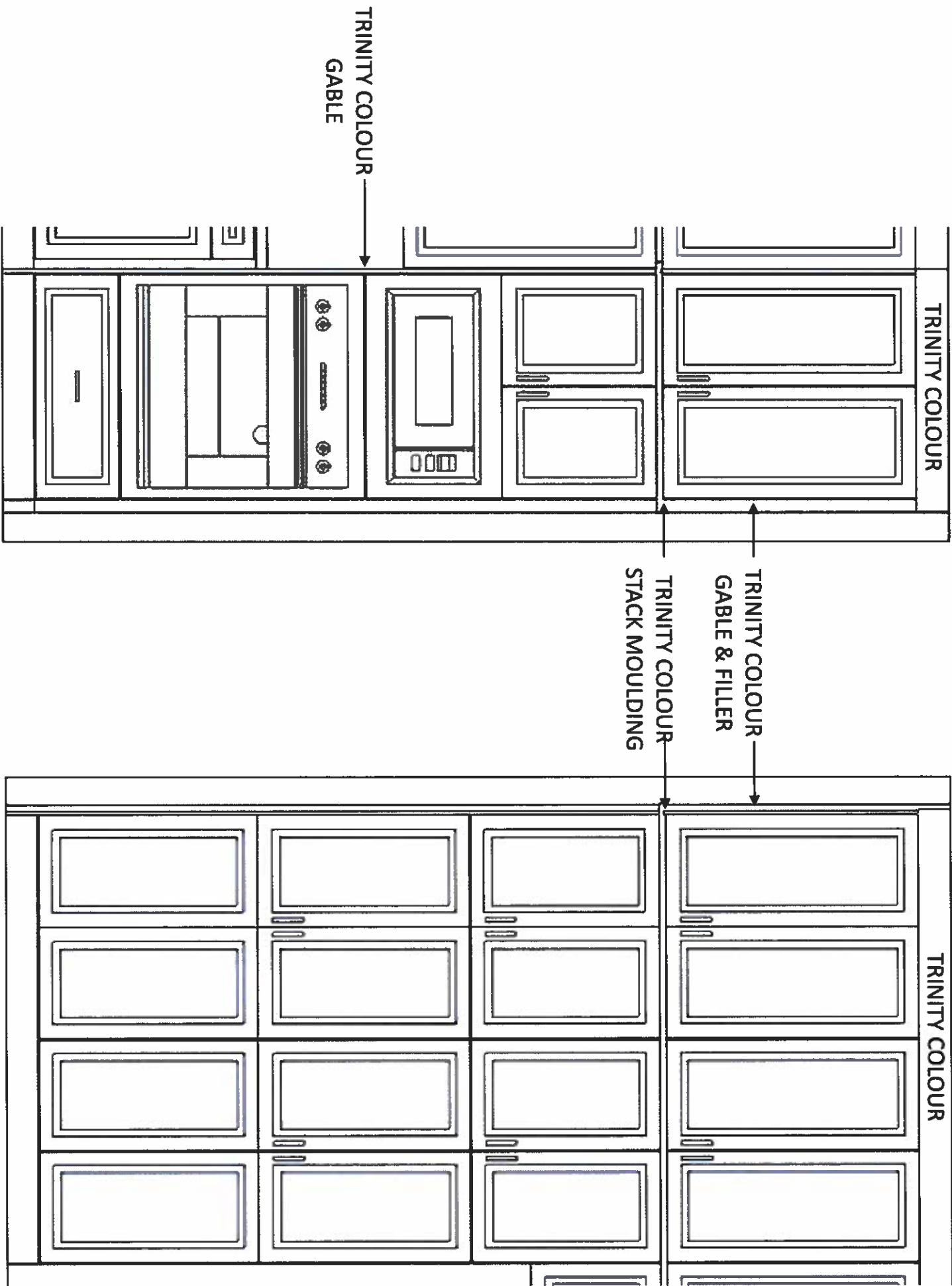
VALERY HOMES
JOSHUA CREEK
LOT 90

Authentisign
Jahsin Jarroq 02/16/2024

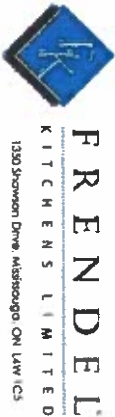
Drawn By: Date: February 16, 2024 Scale: Not To Scale	Approved By Builder:
Date:	



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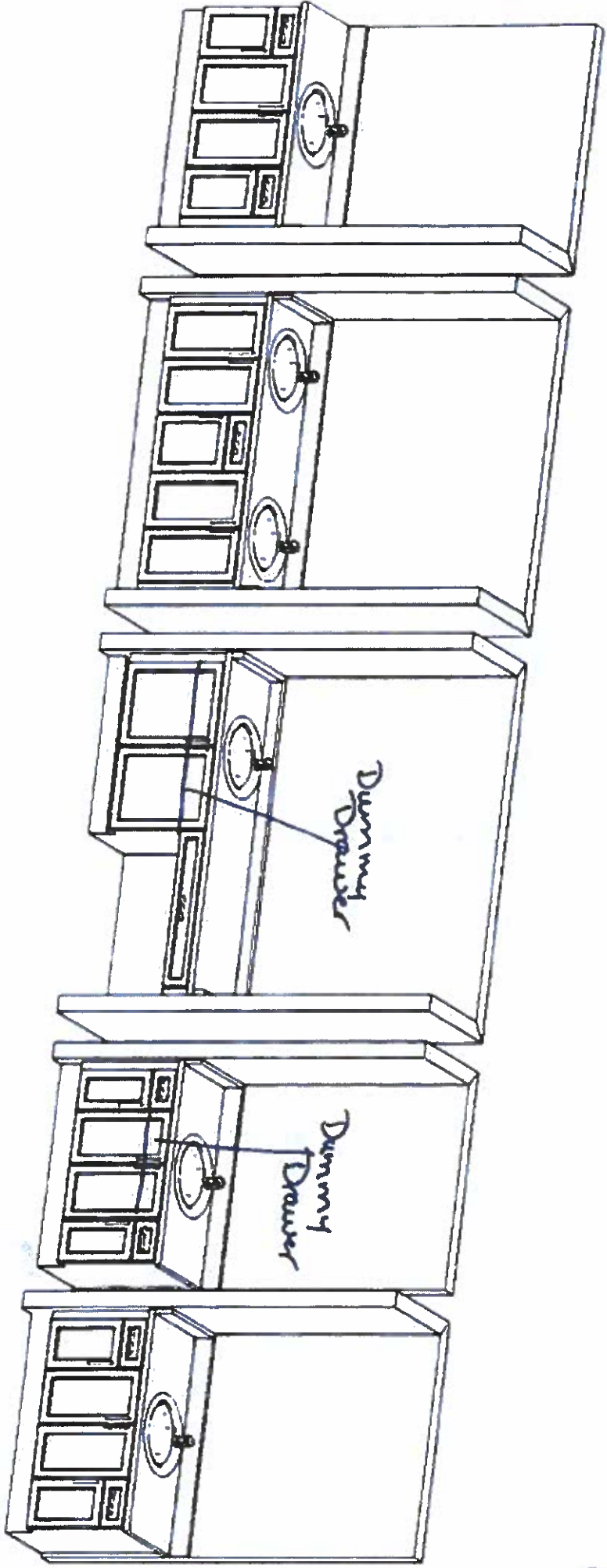
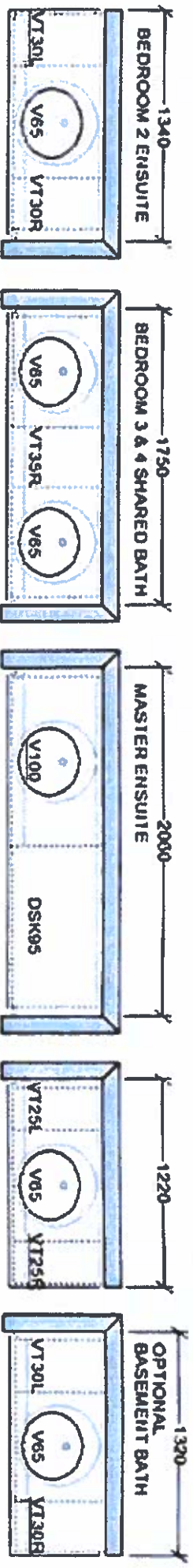
VALERY HOMES
JOSHUA CREEK
LOT 90

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Juslin Jaroog
02/16/2024

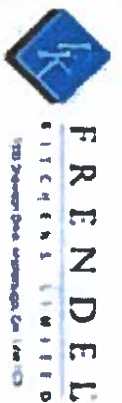
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Date: February 16, 2024
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Date:



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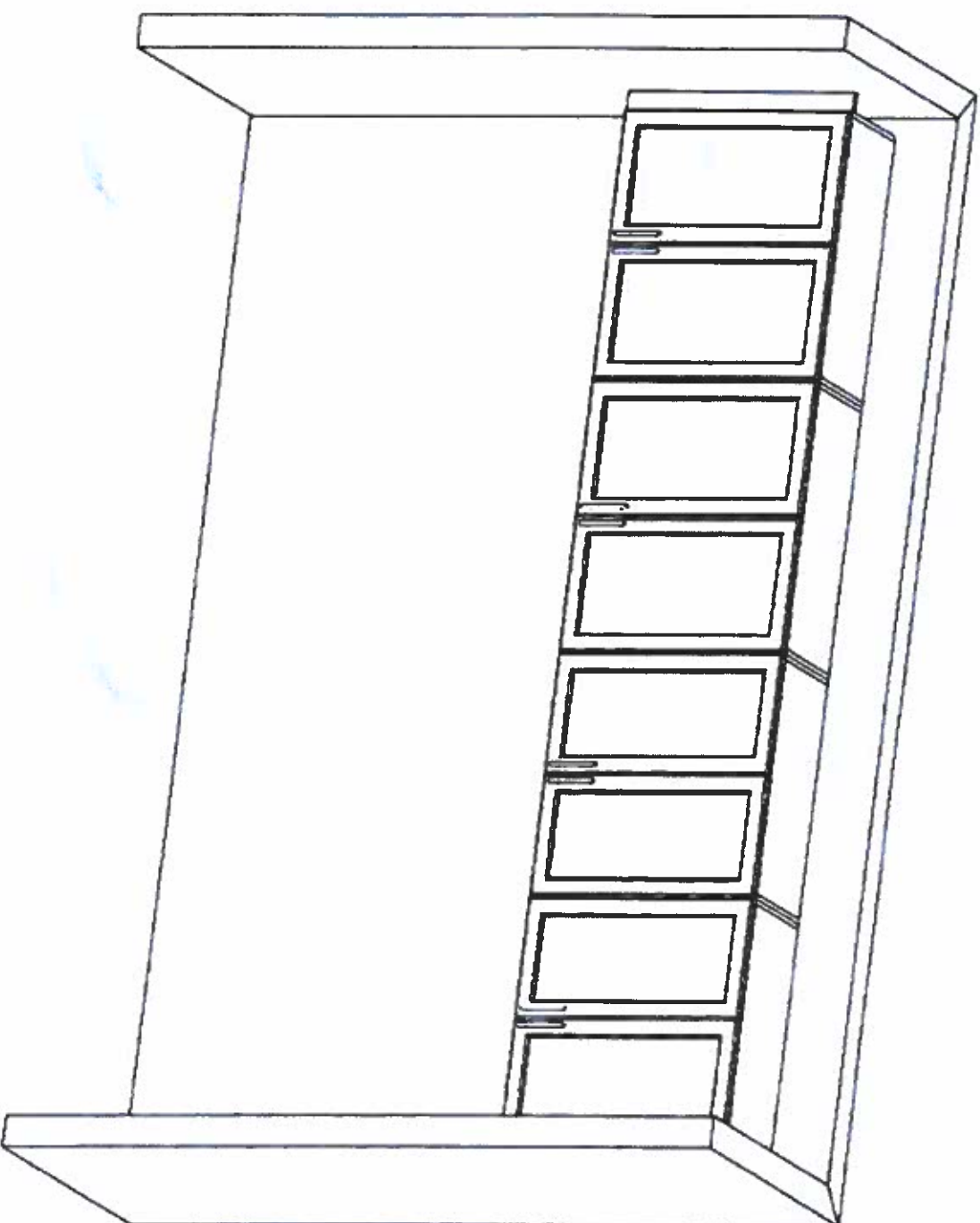
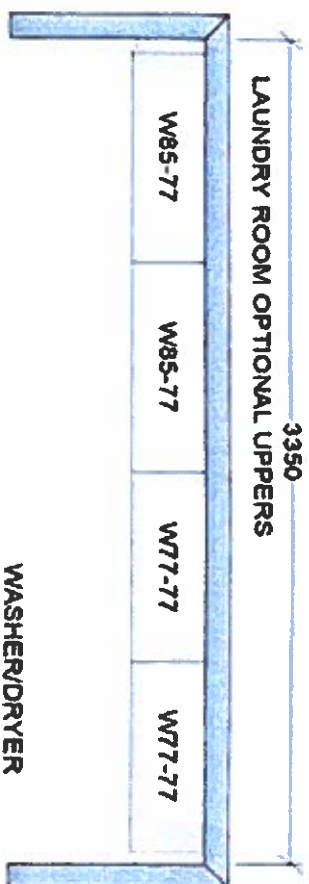
VALERY HOMES
JOSHUA CREEK
42-4

Not 90
22.8, 24
SR SR

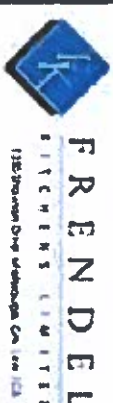
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Date: November 27, 2023
Scale: Not To Scale

Approved By Builder:

Date:



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VALERY HOMES
JOSHUA CREEK
42-4

Lot 90
Feb. 8, 24



Drawn By:
Date: November 27, 2023
Scale: Not To Scale

Approved By Builder:

Date: