

Scheduled Closing Date: October 20, 2023

Purchaser: FANG HU
Telephone Res. / Bus: / (905) 334-2935
Decor Advisor: Dean-Marie Gray

Property: 202-3 of Plan -
Project: Joshua Creek - Phase 1
Model and Elevation: EDGEMERE (TH-03) B

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

1. Cabinetry

	Style and Colour	Counter	Hardware
Kitchen / Breakfast	2, HUGHES, ONTARIO WHITE	TCE 1504	9677
Laundry Room	2, HUGHES, ONTARIO WHITE	TCE 1504	9677
Powder Room	-		
MAIN BATH	2, HUGHES, ONTARIO WHITE	TCE 1504	9677
Master Ensuite Bathroom	2, HUGHES, ONTARIO WHITE	TCE 1504	9677
Second Ensuite Bathroom (If Applic.)	-		
LOFT BATH	2, HUGHES, ONTARIO WHITE	TCE 1504	9677

Comment

BASEMENT BATH: CABINET: 2, HUGHES, ONTARIO WHITE COUNTER: TCE 1504 HARDWARE: 9677

2. Floor Tile

	Selection
Entrance Vestibule	MALENA ICE, 13 X 13
Main Hall	-
Kitchen / Breakfast	MALENA ICE, 13 X 13
Laundry Room	MALENA ICE, 13 X 13
Powder Room	MALENA ICE, 13 X 13
MAIN BATH	MALENA ICE, 13 X 13
Master Ensuite Bathroom	MALENA ICE, 13 X 13
Second Ensuite Bathroom (If Applicable)	-
Lower Landing (If Applicable)	-
LOFT BATH	MALENA ICE, 13 X 13

Comment

MUDROOM: MALENA ICE, 13 X 13 BASEMENT BATH: MALENA ICE, 13 X 13

3. Wall Tile

	Selection	Custom	Describe
MAIN 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)	-	☐ Yes ☐ No	
LOFT BATH	MALENA ICE, 8 X 10	☐ Yes ☒ No	
Kitchen Backsplash	☒ Yes ☐ No	Backsplash Behind Stove to Upper Cabinets	NO

Comment

BASEMENT BATH: MALENA ICE, 8 X 10

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4. Plumbing Fixtures

	Second Ensuite		Powder Room		
Master Ensuite Bathroom		Other Room - Specify		Other Washroom	

Comment

UPGRADED KITCHEN SINK

5. Hardwood Flooring

	Type and Stain		Type and Stain
Main Hall	Countryside 3 1/2" Paddock Fence	Upper Landing	Countryside 3 1/2" Paddock Fence
Kitchen / Breakfast	-	Upper Hall	Countryside 3 1/2" Paddock Fence
Living Room	Countryside 3 1/2" Paddock Fence	Master Bedroom	-
Dining Room	-	Bedroom #2	-
Family Room	Countryside 3 1/2" Paddock Fence	Bedroom #3	-
Den/Library	-	Bedroom #4	-
Entrance Vestibule	-	Bedroom #5	-
Lower Landing (If Applicable)	-	Other Room - Specify	Countryside 3 1/2" Paddock Fence
		LOFT HALL	

Comment

6. Carpeting

	Upgrade	Description
Ground Floor	☐	
Second Floor	☐	W6461 SPIREA H1376 EVENING WHITE
BASEMENT/ LOFT	☐	W6461 SPIREA H1376 EVENING WHITE

	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				ELECTRIC					
Mantle Type				STANDARD					
Colour / Stain				WHITE PAINT-GRADE					
Surround				BIANCO CARARRA					
Hearth				NONE					

Comment

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8. Trim Carpentry

Interior Doors

EXTENDED

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

PADDOCK FENCE

Stringer / Riser

PADDOCK FENCE

Spindle Colour

BLACK

Treads

PADDOCK FENCE

Oak Stairs

☒ Yes

☐ No

☐ N/A

Comment

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

13. Heating and Air Conditioning

Air Conditioning

Gas Provisions Stove

Gas Provisions Dryer

Gas Provisions Barbecue

Comment

14. Additional Comments

15. Disclaimers and Notes

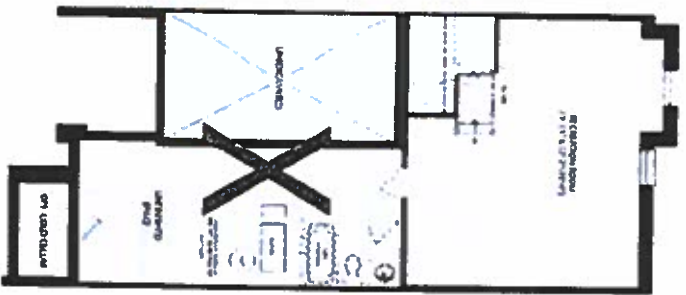
- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- 2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- 3) The Purchaser acknowledges 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:

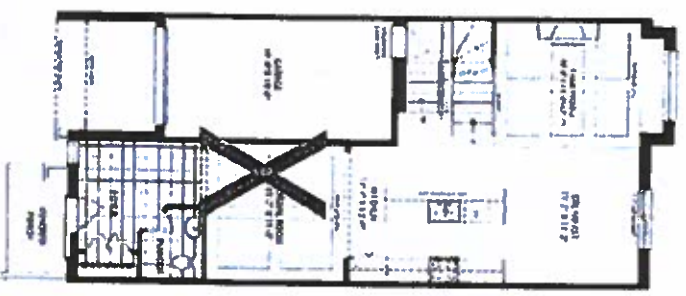
Signature: _____ Date: _____

~~THIS
ENGINEER~~
ELEVATED 2903 SQ. FT.

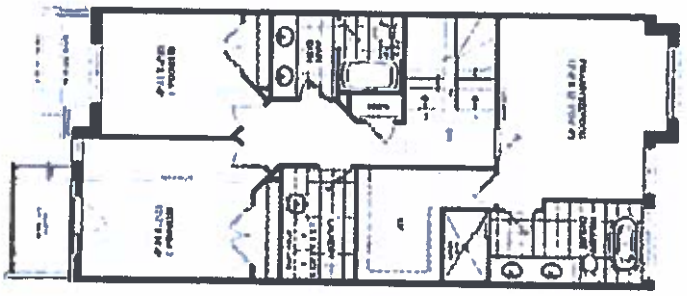
EN-5-12 BATH UNIT ELEV. 6



GROUP 1 OFFICE 6



SCIENCE 1, 2, 3, 4, 5, 6



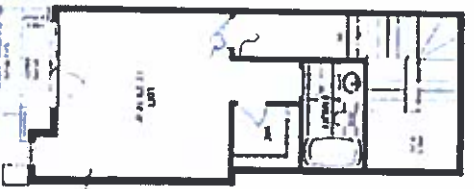
LOFT PLAN ELEV. 3



Lot 202-3 ~~PH~~
DO-1-06-24 ELEV. 3

July 10, 24

Lot 202-3 ~~PH~~
JAN 14 2023
SCHEDULE "H"



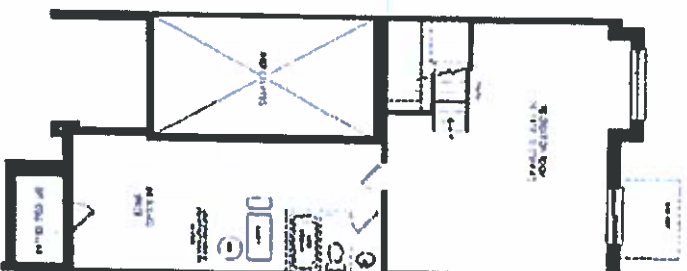
JOSHUA CREEK
MONTAGE

VALÉRY
MONTAGE

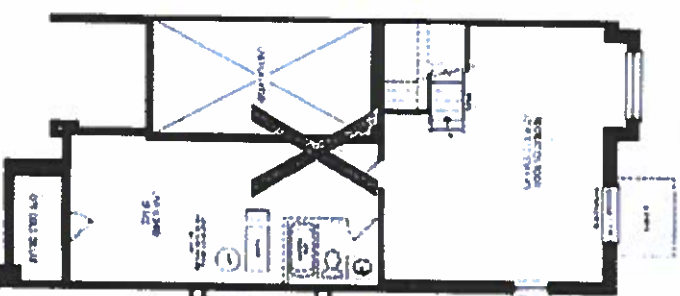
NOT TO SCALE. THIS PLAN IS A GENERAL REPRESENTATION OF THE PROPOSED DEVELOPMENT. IT IS NOT A CONTRACT. THE FINAL DESIGN SHALL BE DETERMINED BY THE CITY OF LOS ANGELES AND THE DEVELOPER. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LOS ANGELES. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LOS ANGELES. THE DEVELOPER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE CITY OF LOS ANGELES.

TH-3
EDGEMERE
ELEV WOB 253 SQ FT

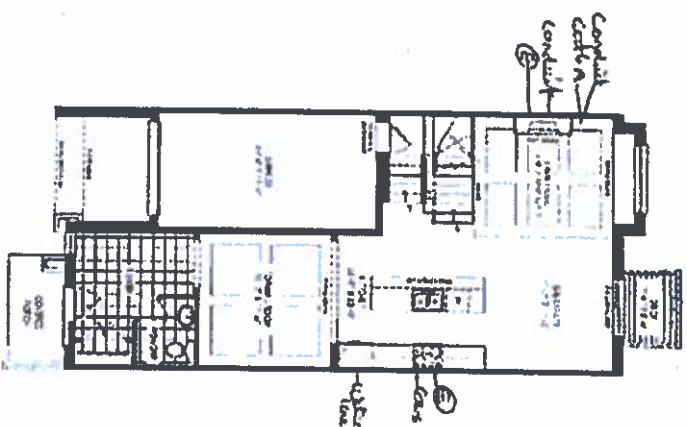
FIRST FLOOR ELEV 8
NOB



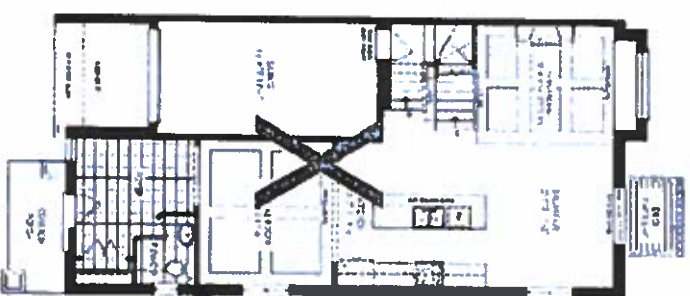
THIRD FLOOR ELEV 8
END CONDITION MOB



GROUND FLOOR ELEV 8
NOB



GROUND FLOOR ELEV 8
END CONDITION MOB



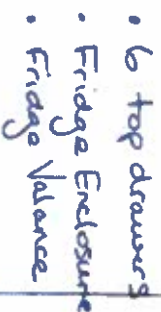
Lot 202-3
July 10, 24

Lot 202-3
Jan 11, 23
SCHEDULE "H"

JOSHUA CREEK
MONTAGE

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VALERY
MORIS



 FRIENDS OF THE EARTH
1000 University Ave., Suite 100
Berkeley, CA 94702
415.863.3200

VALERY HOMES
JOSHUA CREEK
TH-3

STANDARD FEATURES:

- 100cm upper cabinets
- Backlog on kitchen and bath cabinets except for 1's
- Kitchen & Bath countertops by others
- Part form laminate countertops in 1999

Lot 2003
July 10 2003

Drawn By: _____
Date: November 27, 2023
Scale: 1/8" = 1'-0" S.C.R.E.

Approved By: Builder _____
Date: _____

Lot 202-3



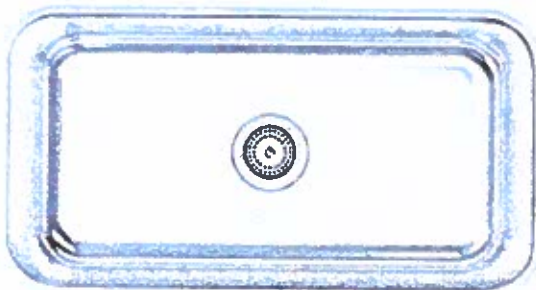
NOTA
PLUMBING & HEATING
11840 KEELEST MAPLE ON L6A 1S1

July 10, 24
Up-Grade
VALERY
HOMES

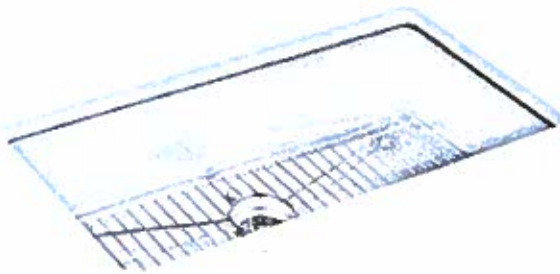
UNDERMOUNT

KITCHEN SINKS

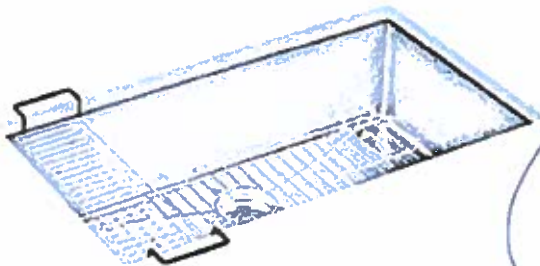
KOHLER.



Undertone 31-1/2" K-3183-NA
Requires K-8801-VS Strainer



Vault 33" K-3821—4-NA
Requires K-8801-VS Strainer



Strive 32" K-5285-NA
Requires K-8801-VS Strainer
Accessories Shown Included

ALL PRICES ARE IN LIEU OF STANDARD
HST TO BE ADDED

afj
10/7/24

NOT A
KITCHEN SINK