



Purchaser:	SPEC HOME
Lot / Unit #:	PW2 LOT 348
Model:	MADISON ELEV M 4 BED ROOM WITH LOFT
Coordinator:	KAYLEIGH

<u>Millwork</u>	<u>Style / Wood / Colour</u>	<u>Notes</u>
Kitchen Perimeter + Butlers Pantry	LN2 - MISSION - SATIN WHITE - THERMOFOIL	
Kitchen Island	LN3 - SOHO - AZTEC - 5PC OAK VENEER	
Powder Room	LN2 - MISSION - SATIN WHITE - THERMOFOIL	
Main Bathroom	LN2 - MISSION - SATIN WHITE - THERMOFOIL	
Primary Ensuite	LN3 - SOHO - AZTEC - 5PC OAK VENEER	

<u>Millwork Hardware</u>	<u>Style / Finish</u>	<u>Notes</u>
Kitchen (All)	HU66 (SATIN NICKEL)	
Powder Room	HU66 (SATIN NICKEL)	
Main Bathroom	HU66 (SATIN NICKEL)	
Primary Ensuite	HU66 (SATIN NICKEL)	


<u>Countertops</u>	<u>Style / Colour</u>	<u>Notes</u>
Kitchen (All)	HANSTONE QUARTZ - B - ANTELLO	
Powder Room	SILESTONE QUARTZ - A - MIAMI WHITE	
Main Bathroom	SILESTONE QUARTZ - A - MIAMI WHITE	
Primary Ensuite	SILESTONE QUARTZ - A - MIAMI WHITE	

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Flooring	Style / Size / Colour	Pattern	Grout
Foyer	CERATEC - A - 12X24 - PECA SERIES - BIANCO MATTE	STACKED HORIZONTAL	WARM GREY
Living/Dining Room	TWELVE OAKS - CLASSIC REVIVAL		
Family/Great Room	TWELVE OAKS - CLASSIC REVIVAL		
Office/Den	TWELVE OAKS - CLASSIC REVIVAL		
Lower Hall	TWELVE OAKS - CLASSIC REVIVAL		
Kitchen/Butlers/WIP	CERATEC - A - 12X24 - PECA SERIES - BIANCO MATTE	STACKED HORIZONTAL	WARM GREY
Mudroom/Powder Room	CERATEC - A - 12X24 - PECA SERIES - BIANCO MATTE	STACKED HORIZONTAL	WARM GREY
Staircase Landing	TWELVE OAKS - WHITE OAK CHARCOAL		
Upper Hall/Loft	WESTBORO - STD CARPET - SANDY BEIGE		
Laundry Room	CENTURA - STD - 13X13 - LINEN - WHITE MATTE	STACKED	FROST
Primary Bedroom	WESTBORO - STD CARPET - SANDY BEIGE		
Bedroom #2	WESTBORO - STD CARPET - SANDY BEIGE		
Bedroom #3	WESTBORO - STD CARPET - SANDY BEIGE		
Bedroom #4	WESTBORO - STD CARPET - SANDY BEIGE		
Main Bathroom	EURO - STD - 13X13 - TORINO - GRIGIO MATTE	STACKED	ALABASTER
Primary Ensuite	EURO - A - 12X24 - DADO IROC - WHITE MATTE	STACKED VERTICAL	WARM GREY

Wall Tile	Style / Size / Colour	Pattern	Grout
Kitchen	CERATEC - STD - 2X12 - ESSENTIALS - BIANCO GLOSSY	STAGGERED HORIZONTAL	AVALANCHE
Main Bathroom	CERATEC - STD - 4X8 - ESSENTIALS - POLVERE LUSTRE	STAGGERED HORIZONTAL	FROST
Primary Ensuite	CERATEC - STD - 4X16 - ESSENTIALS - BIANCO GLOSSY	STACKED VERTICAL	AVALANCHE

Notes	

<div> PHOENIX HOMES <small>SINCE 1988</small></div>		
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<u>Staircase</u>	<u>Style / Colour</u>	<u>Notes</u>
Basement Stairs	UNFINISHED	
Main Staircase	OAK W/ TWELVE OAKS WHITE OAK CHARCOAL ON RED OAK	
<u>Railings / Spindles</u>	<u>Style / Colour</u>	<u>Notes</u>
Railings/Post	STD 3.5" OAK NEWEL POST W/CAP	
Spindels	STD OAK MODERN SQUARE	
Railings/Post Stain	OAK W/ TWELVE OAKS WHITE OAK CHARCOAL ON RED OAK	
<u>Door Hardware</u>	<u>Style / Finish</u>	<u>Notes</u>
Front Exterior Door	STANDARD	
Interior Doors	STANDARD SATIN NICKEL LEVER	
<u>Interior Trim</u>	<u>Style</u>	<u>Notes</u>
Interior Door Style	STANDARD 2 PANEL CARRERA	
Baseboard / Casing	STANDARD CT#10	
<u>Interior Paint</u>	<u>Colour</u>	<u>Notes</u>
One Colour Throughout	STANDARD COLOR	
Please be aware that there can be variations in colours, shades of colours, grain patterns, and textures of materials that may occur in finishing materials including, but not limited to wood, ceramic tile, broadloom, granite, glazed bathroom fixtures, cabinetry, paint, stain, brick and shingles. Veins and or small cracks that can occur in natural stone such as quartz, granite and agglomerates. There will be variations in colours, smoothness and finishes between factory finishes and materials finished on site. The purchaser acknowledges that colours and materials used in the construction of the Dwelling shall be as close as possible but may not be identical to the samples viewed due to the size and limit of the representative sample.		
Signature		Date
<u>Disclaimer and Notes</u>		
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 Colour Selections form is signed and dated, no further changes will be permitted other than re-selection due to unavailable materials.		
4) The Purchaser acknowledges reading and accepting the "Phoenix Homes Décor Centre Disclaimer" form. This document contains other miscellaneous disclaimers.		
This Interior Colour Selection Form is not final until signed by Vendor. This form is final and approved by:		
Signature		Date
	Design Consultant	Date