

ORIGINAL

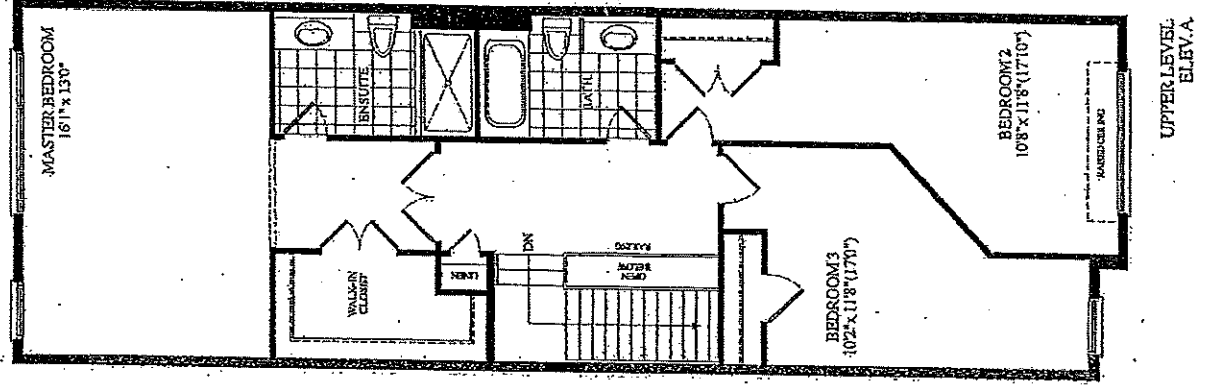
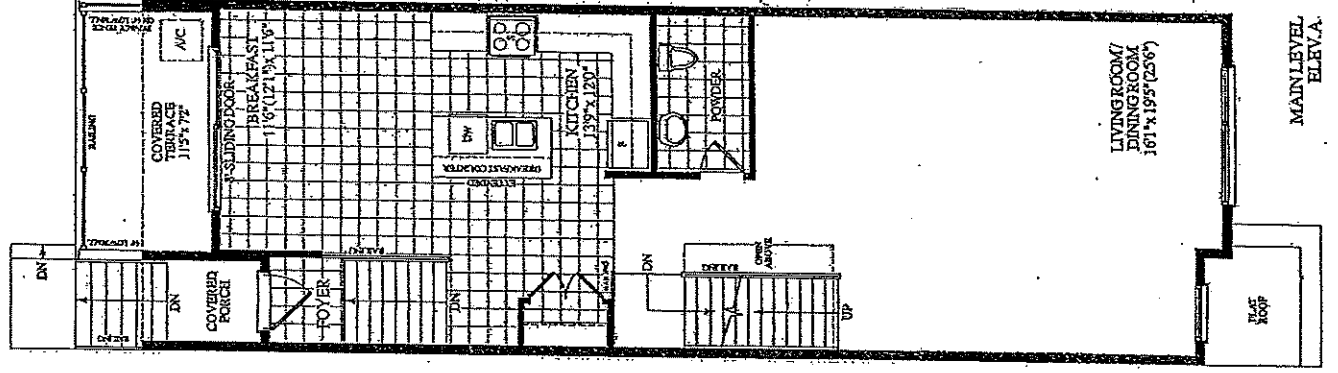
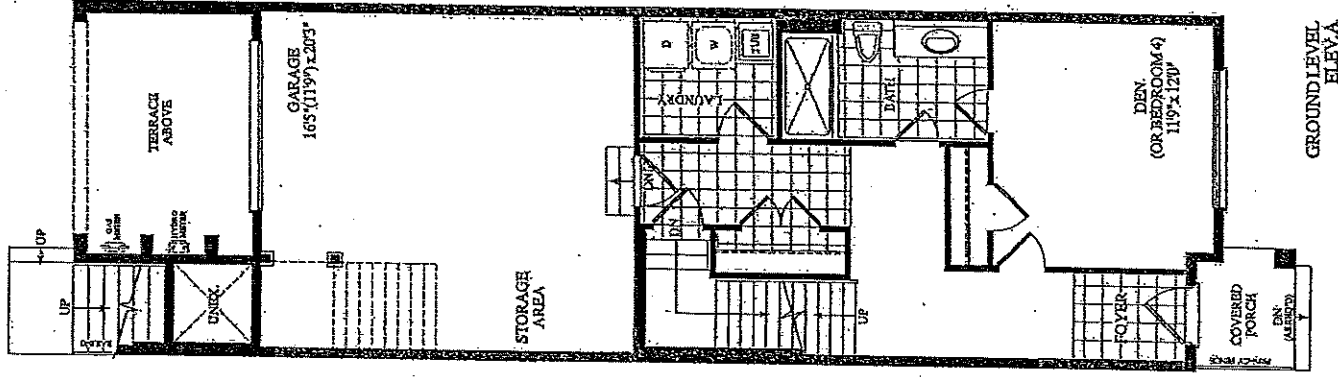
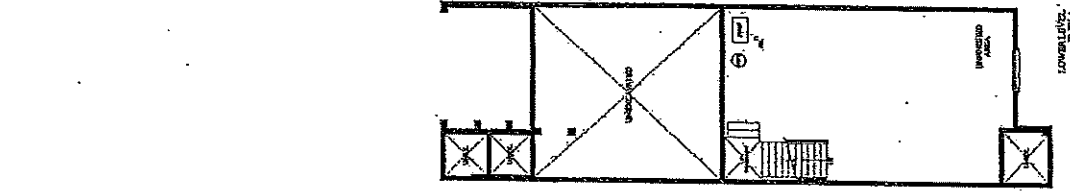
17' MODERN TOWNHOMES

LAVENDER

(17-02)

2515 SQ. FT.

(INCLUDES 12 SQ. FT. OF OPEN AREA)



Description - Vendor to Supply and Install the Following as Per Purchase Price

- BONUS PACKAGE -PURCHASER TO RECEIVE \$15,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART
- BONUS PACKAGE OF 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER, WASHER AND DRYER AS PER VENDORS SAMPLES
- CHOICE OF COLOUR (FROM VENDORS SAMPLES) FOR 7 1/2 INCH LAMINATE ENGINEERED FLOORING IN ALL AREAS NOT COVERED WITH CERAMIC TILES ON MAIN/GROUND LEVEL, INCLUDING STAIR LANDINGS AS PER PLAN.
- BUILDER TO SUPPLY AND INSTALL CENTRAL AIR CONDITIONING SYSTEM COMPLETE.

17' MODERN TOWNHOMES

BLK. 4 LOT 20 EL.A

LAVENDER

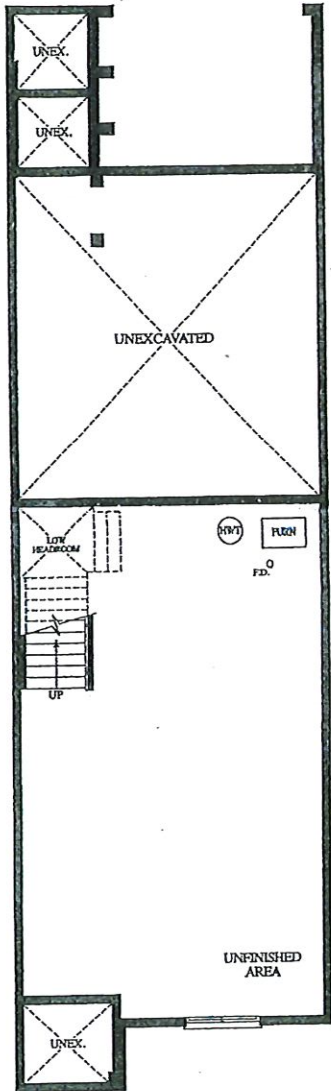
(17-02)

2515 SQ. FT.

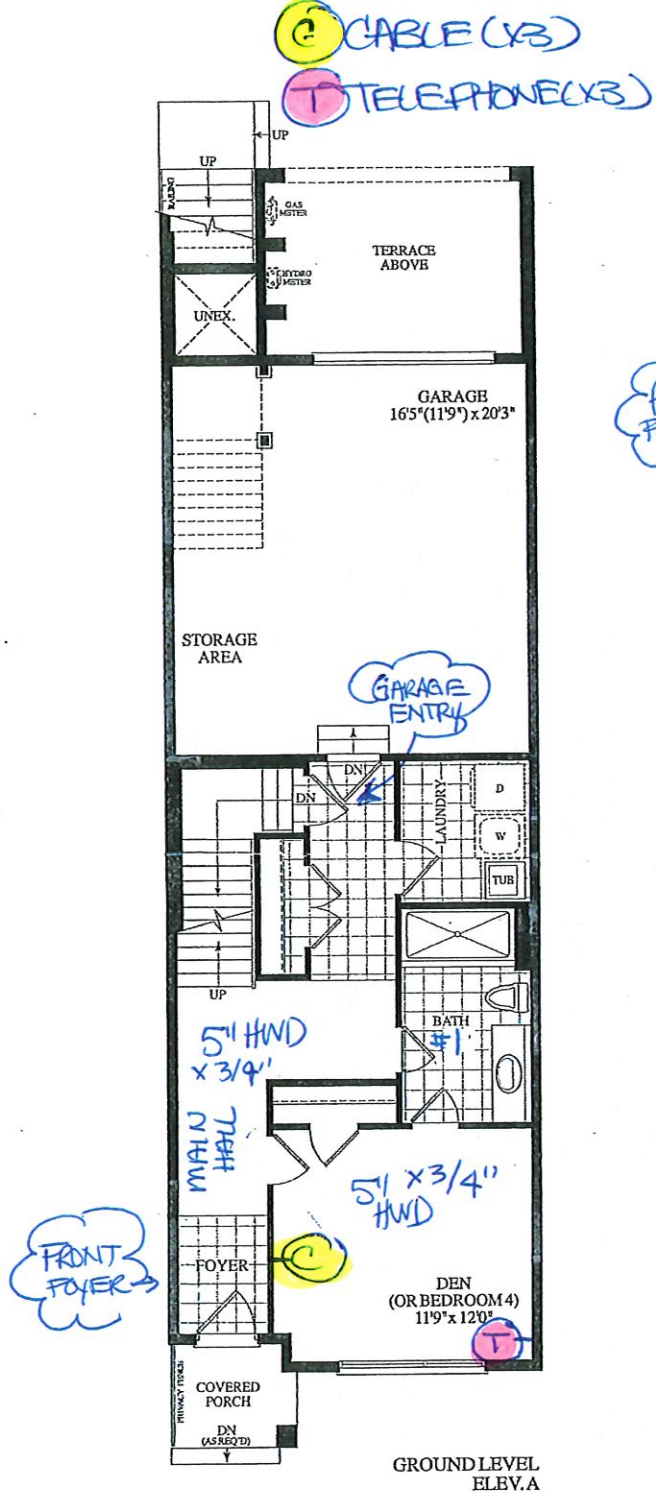
(INCLUDES 12 SQ. FT. OF OPEN AREA)

STO FLOOR LEVELS

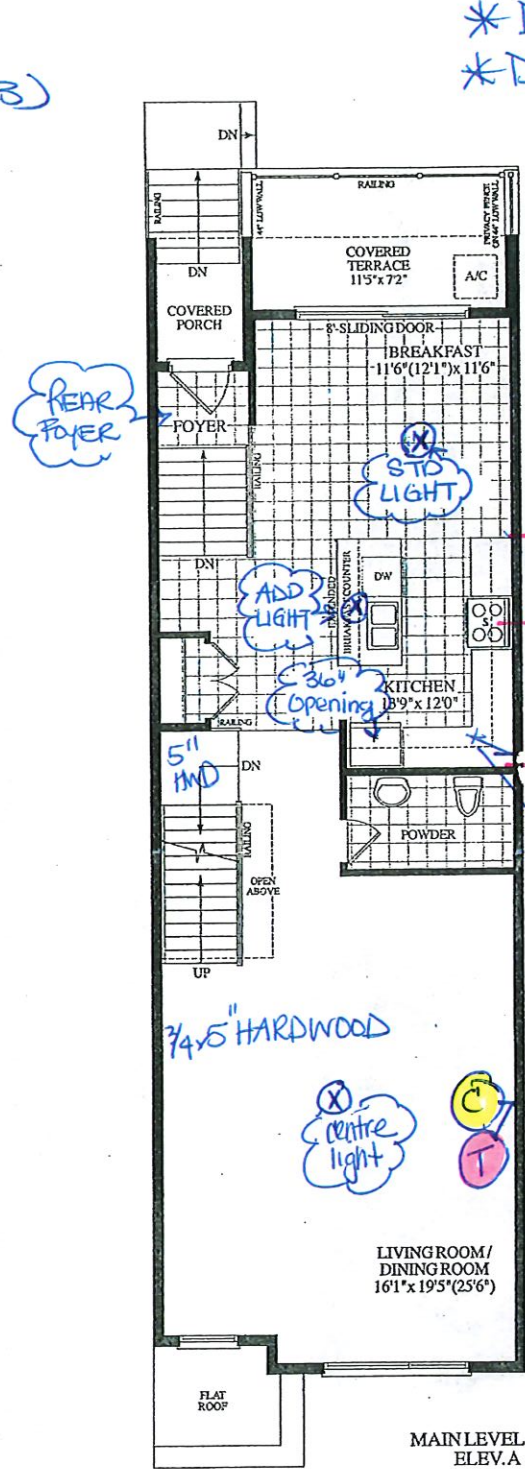
CONSTRUCTION LAYOUT



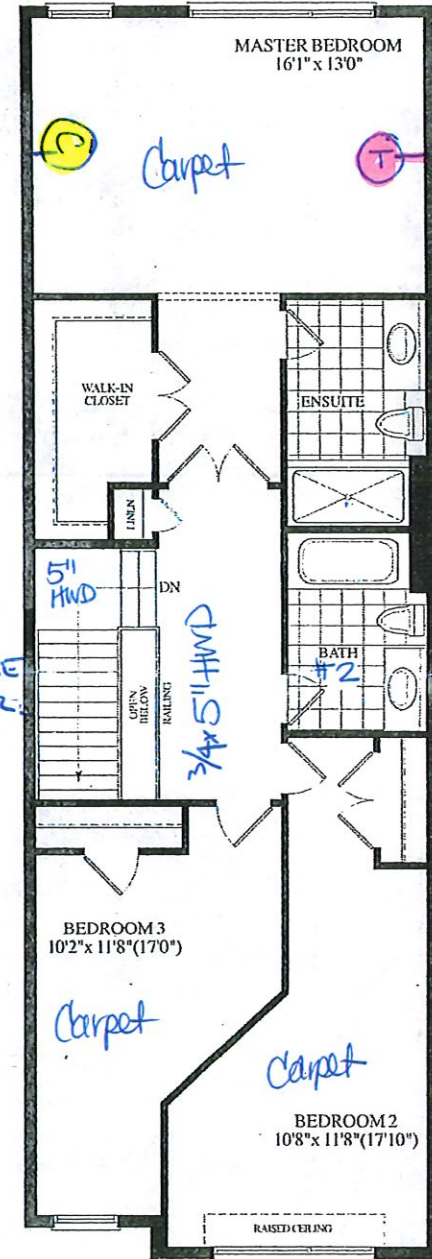
LOWER LEVEL
ELEV.A



GROUND LEVEL
ELEV.A



MAIN LEVEL
ELEV.A



UPPER LEVEL
ELEV.A

Delete Bathroom Accessories
Delete All Bathroom Mirrors



Other drawings, specifications, fixtures, window schedules, and materials are approximate only, they vary and are subject to change as provided in the Agreement of Purchase & Sale, all plans may be revised. Illustrations are artist's concepts. S.A.O.S.

RECEIVED
SEP 6 '19

ROYALPINEHOMES.COM



CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASER: KATHARINE S TICKNOVICH

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
020 Block 4	6	THE LAVENDER	01-Oct-20

Offer Workshee	BONUS PACKAGE -PURCHASER TO RECEIVE \$15,000 (INCLUSIVE OF TAXES) WORTH OF UPGRADES AT DECOR CENTRE AT TIME OF COLOUR CHART Note:
Offer Workshee	BONUS PACKAGE OF 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER, WASHER AND DRYER AS PER VENDORS SAMPLES Note:
Offer Workshee	CHOICE OF COLOUR (FROM VENDORS SAMPLES) FOR 7 1/2 INCH LAMINATE ENGINEERED FLOORING IN ALL AREAS NOT COVERED WITH CERAMIC TILES ON MAIN/GROUND LEVEL, INCLUDING STAIR LANDINGS AS PER PLAN. Note:
Offer Workshee	BUILDER TO SUPPLY AND INSTALL CENTRAL AIR CONDITIONING SYSTEM COMPLETE. Note:



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Forestside Estates Inc.

PURCHASER: KATHARINE S TICKNOVICH

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
020 Block 4	6	THE LAVENDER	01-Oct-20

Date Added: 09-Dec-19 Invoice Number: 7363

1 - Standard Cable and Telephone Rough in (See Sketch) Note:
1 - APPLIANCE PACKAGE- Install Standard Appliance Package To be installed throughout the home, where applicable Note:
1 - KITCHEN Accommodate the fridge opening for a future 36" wide fridge. Note: Purchaser accepts and acknowledges that the builders standard fridge will be 30" wide.
1 - KITCHEN- Install an Upper Bi-Fold door in the kitchen (See Sketch) Note:
1 - KITCHEN- Install an Base Bi-Fold door in the kitchen (See Sketch) Note:
1 - KITCHEN- Install a 1st Upgrade counter top , throughout the kitchen, where applicable, in lieu of the builders standard counter top Note:
1 - KITCHEN- Purchaser accepts & acknowledges that the Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary. Note:
1 - KITCHEN- Install a Blanco Undermount sink Quatrus R15 U Super Single Model # 401518, in lieu of the builders standard Top Mount sink Note:
1 - KITCHEN- Install the builders standard Faucet in the kitchen- Install the DELTA Chrome Down Kitchen Faucet (Single Hole) - Model # 976 LF Chrome Note:
1 - THERMOFOIL CABINET - The purchaser was advised and therefore accepts and acknowledges that by installing thermofoil cabinets in the kitchen, they may result in the cabinet peeling due to the vapor and moisture of the stove and dishwasher. Note:
35 - KITCHEN- Install a 1st upgrade kitchen backspalsh 3x12 Ice Glass Sunbway. Installed Staright/Stacked Note:
157 - GROUND FLOOR- Install an Upgrade #2 20x20 PULPIS GRIS floor tile, in lieu of teh buildesr standard floor tile. To be installed on the Front Foyer, Garage landing and Laundry room. Note:
55 - BATH #1- Install an Upgrade #2 20x20 PULPIS GRIS floor tile, in lieu of the buildesr standard floor tile. To be installed on the Bath #1 floor area ONLY Note:
397 - MAIN LEVEL- Install an Upgrade #2 20x20 PULPIS GRIS floor tile, in lieu of the builders standard floor tile. To be installed on the Rear Foyer, Kichen/Breakfast area, and Powder Room Note:
45 - BATH #2- Install an Upgrade #2 20x20 PULPIS GRIS floor tile, in lieu of the builders standard floor tile. To be installed throughout the Bath #2 floor Note:



W. N. B. O. U. J.
SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASER: KATHARINE S TICKNOVICH

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
020 Block 4	6	THE LAVENDER	01-Oct-20

Date Added: 09-Dec-19 Invoice Number: 7363

52 - MASTER ENSUITE- Install an Upgrade #2 20x20 PULPIS GRIS floor tile, in lieu of the builders standard floor tile. To be installed throughout the Master Ensuite floor ONLY Note:
246 - GROUND LEVEL- Install the Vintage Solid Sawn Wire Brushed Red Oak 5" "TITAN", throughout the Ground Level, in lieu of the builders standard Laminate floor. To be installed on the Main Hall area, Bedroom #4 Note:
473 - MAIN LEVEL- Install the Vintage Solid Sawn Wire Brushed Red Oak 5" "TITAN", throughout the Main Level, in lieu of the builders standard Laminate floor. To be installed on the Living / Dining Room area and applicable landings Note:
89 - UPPER HALL- Install the Vintage Solid Sawn Wire Brushed Red Oak 5" "TITAN", throughout the Upper Hall ONLY in lieu of the builders standard carpet. Note:
2 - STAIRS- Stain the Staircase to Vintage Red Oak TITAN, (X2) TWO staircases,throughout, where applicable from Ground Level to Main Level, and Main Level to Upper Level Note:
1 - STAIRCASE VS FLOORING WOOD SPECIES DIFFERENCE: STAIRCASE - The purchaser was advised and therefore accepts and acknowledges that the wood species of the staircase and flooring chosen do not match. Note: This difference may result in a stain colour variance. The purchaser agrees that the vendor is to be exempt from any and all claims by the purchaser regarding this colour variance.
1 - STAIRCASE VS FLOORING STAINING DIFFERENCE: STAIRCASE - The purchaser was advised and therefore accepts and acknowledges that the stain of the staircase and flooring chosen do not match. This difference might result in an undesirable colour variance. Note: The purchaser agrees that the vendor is to be exempt from any and all claims by the purchaser regarding this colour variance.
1 - STAIRS- Install Upgrade Railing package-UPGRADE PACKAGE #2-To be installed throughout the staircase, where applicable (X2 Flights) To Include: HANDRAIL- Oak #12 PICKETS- Single Collar/ Double Collar Alt.Steel POST- Oak Chamfered Note:
1 - KITCHEN- In addition to the builders standard ceiling light in the kitchen area, Install an additional ceiling light above the island, centred to be on its own switch (See Sketch) Note:
1 - BREAKFAST- Purchaser's requests to ahve the builders standard ceiling light centred between the wall and teh end of the breakfast bar of the kitchen island (See Sketch) Note:
1 - LIVING/ DINING ROOM- Relocate the builders standard ceiling light from the Dining Room, to be centred with in the Dining/Living Room (See Sketch) Note:
1 - CLARIFICATION- Do not install or supply or credit the purchaser with the builders standard bathroom accessories, throughout ALL bathrooms. Includes: Toilet paper holder, soap dishes and towel racks Note:
1 - CLARIFICATION- Do not install or supply or credit the purchaser with the builders standard mirrors throughout ALL bathrooms Note:



* INTERIOR COLOUR SCHEME *

Purchaser	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
KATHARINE S TICKNOVICH	Laura Di Pede	THE LAVENDER	/	Forestside Estates Inc.	01/10/2020	020 Block 4

Page 1 of 3

	Flooring	Wall Tile	Plumbing
	Description	Main Accent/Insert Border / Listello Pattern	
Master Ensuite	20X20 PULPIS GRIS- UPGD	8x10 BBLUX WHITE (STD) N/A	WHITE
Bath #2	20X20 PULPIS GRIS- UPGD	8x10 BBLUX WHITE (STD) N/A	WHITE
Bath #1	20X20 PULPIS GRIS- UPGD	8x10 BBLUX WHITE (STD) N/A	WHITE
Powder Room	20X20 PULPIS GRIS- UPGD	N/A N/A	WHITE
Kitchen/Breakfast	20X20 PULPIS GRIS- UPGD	3X12 Ice Glass Subway- Stacked- (Upgd) N/A	UPGD
Laundry	20X20 PULPIS GRIS- UPGD	N/A N/A	STD
ARAGE GRND ENTRY	20X20 PULPIS GRIS- UPGD		
Front Foyer	20X20 PULPIS GRIS- UPGD		
Back Foyer	20X20 PULPIS GRIS- UPGD		
Main Hall	Vintage Red Oak 5" Titan WireBrush S.S (UPGD)		
Bedroom #4	Vintage Red Oak 5" Titan WireBrush S.S (UPGD)		
Living Room	Vintage Red Oak 5" Titan WireBrush S.S (UPGD)		
Dining Room	Vintage Red Oak 5" Titan WireBrush S.S (UPGD)		
Upper Hall	Vintage Red Oak 5" Titan WireBrush S.S (UPGD)		
Master Bedroom	40oz Mohawk OPening Night T20 (STD)		
Bedroom 2	40oz Mohawk OPening Night T20 (STD)		
Bedroom 3	40oz Mohawk OPening Night T20 (STD)		

Railings and Stairs		Cornice Moulding / Medalion	
Railings	Vintage Oak Titan- #12 (UPGD)	Landing - Upper	VinatgeTitan WireBrush5"(Upgd)(x2)
Pickets	Single/Double Alt Black (UPGD)	Landing - Lower	N/A
Posts	Vintage Oak Titan Chamfered (UPGD)	Ledge - Upper	N/A
Stringers	Vintage Oak Titan (UPGD)	Ledge - Lower	N/A
Treads	Vintage Oak Titan (UPGD)		
Risers	Vintage Oak Titan (UPGD)		
Runner	N/A		
Trim			
Baseboard & Casing	STANDARD	Knobs	PEWTER STRAIGHT LEVERS -STD
Front Door Glass	STANDARD	Hinges	STANDARD
Interior Doors	STANDARD- CARRARA	Grip Set	STANDARD

Notes	
KITCHEN- Install the builders standard Faucet in the kitchen- Install the DELTA Chrome Down Kitchen Faucet (Single Hole) - Model # 976 LF Chrome	
KITCHEN- Install a Blanco Undermount sink Quatrus R15 U Super Single Model # 401518	

Page 1 of 3

Consultant: Laura Di Pede

Purchaser: KATHARINE S TICKNOVICH

Vendor: Forestside Estates Inc.



* INTERIOR COLOUR SCHEME *

Purchaser	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
KATHARINE S TICKNOVICH	Laura Di Pede	THE LAVENDER	/	Forestside Estates Inc.	01/10/2020	020 Block 4

Page 2 of 3

Master Ensuite

Bath #2

Bath #1

Bedroom #4

Powder Room

Kitchen/Breakfast

Laundry

REAR GARDEN ENTRY

Front Foyer

Back Foyer

Main Hall GROUND LEVEL

Living Room

Dining Room

Upper Hall

Master Bedroom

Bedroom 2

Bedroom 3

Interior Paint

Description

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

COOL WHITE

Cabinet

Style

EURO MELAMINE WF- 392 LICORICE (STD)

EURO MELAMINE WF- 392 LICORICE (STD)

EURO MELAMINE WF- 392 LICORICE (STD)

NY THERMOFOIL WHITE (STD)

Countertop

4783-60 WHITE TIGRIS (STD)

4783-60 WHITE TIGRIS (STD)

4783-60 WHITE TIGRIS (STD)

Quorastone Cotton Knit (UPGD)

Counter Edge

N/A

N/A

N/A

DOUBLE BEVEL 1 1/2"

Handle / Knob

41296-140

41296-140

41296-140

41296-140

Appliance Opening/Dimension

Fridge Size SEE NOTES

Range Std 31in Opening

Built-Ins None

Microwave None

Hood Fan Std 30in

Exhaust Opening 6" 8"

Dishwasher Cabinet Std 24in Opening

Notes

✓ APPLIANCE PACKAGE- Install Standard Appliance Package

✓ **KITCHEN- Standard White Exhaust Fan

✓ **Accommodate the fridge opening for a future 36" wide fridge

Fireplace

Fireplace N/A

Location Flooring N/A

Style N/A

Finish N/A

Marble N/A

Hearth N/A

Fireplace N/A

Location Flooring N/A

Style N/A

Finish N/A

Marble N/A

Hearth N/A

Page 2 of 3

Decor Consultant:

Laura Di Pede

Purchaser:

KATHARINE S TICKNOVICH

Vendor:

Forestside Estates Inc.

Printed Nov 26, 2019 4:14 pm

KITCHENS & FINE CABINETRY LTD

8111 Jane St. Unit 10
Concord, Ontario L4K 4L7
Tel. (905) 669-7028
Fax. (905) 669-7903
email: designstudio@villakitchens.ca
www.villakitchens.ca

CLIENT: ROYAL PINE HOMES
PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)- 20 BLK 04
MODEL: LAVENDER 1702

KITCHEN

Lot 20 Block 4
Dec 3, 2019



EXTRAS:

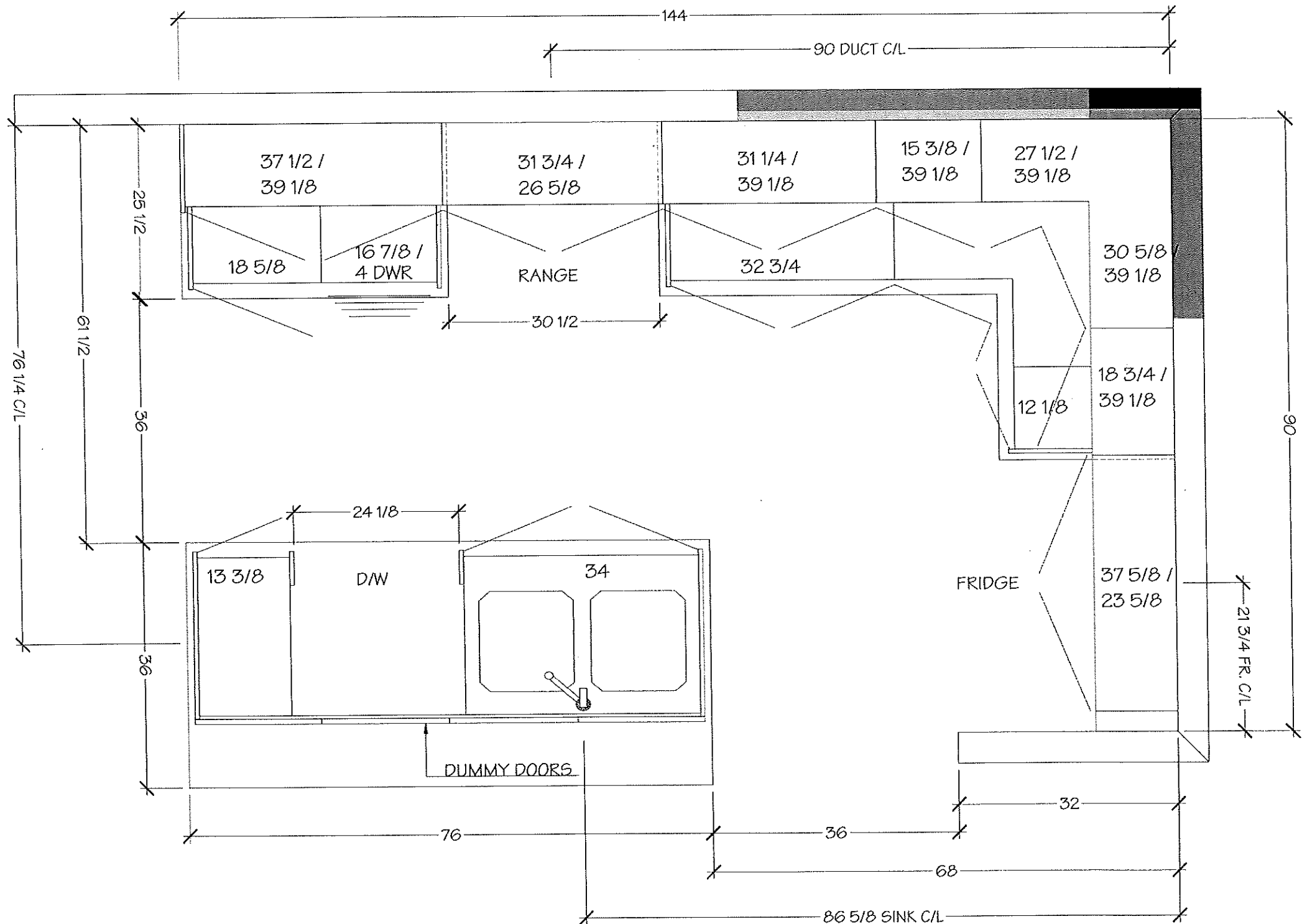
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2. UPPER BI-FOLD CORNER
3. BASE BI-FOLD CORNER

DRAWN BY: DID1

DATE: DECEMBER 02/2019

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Villa

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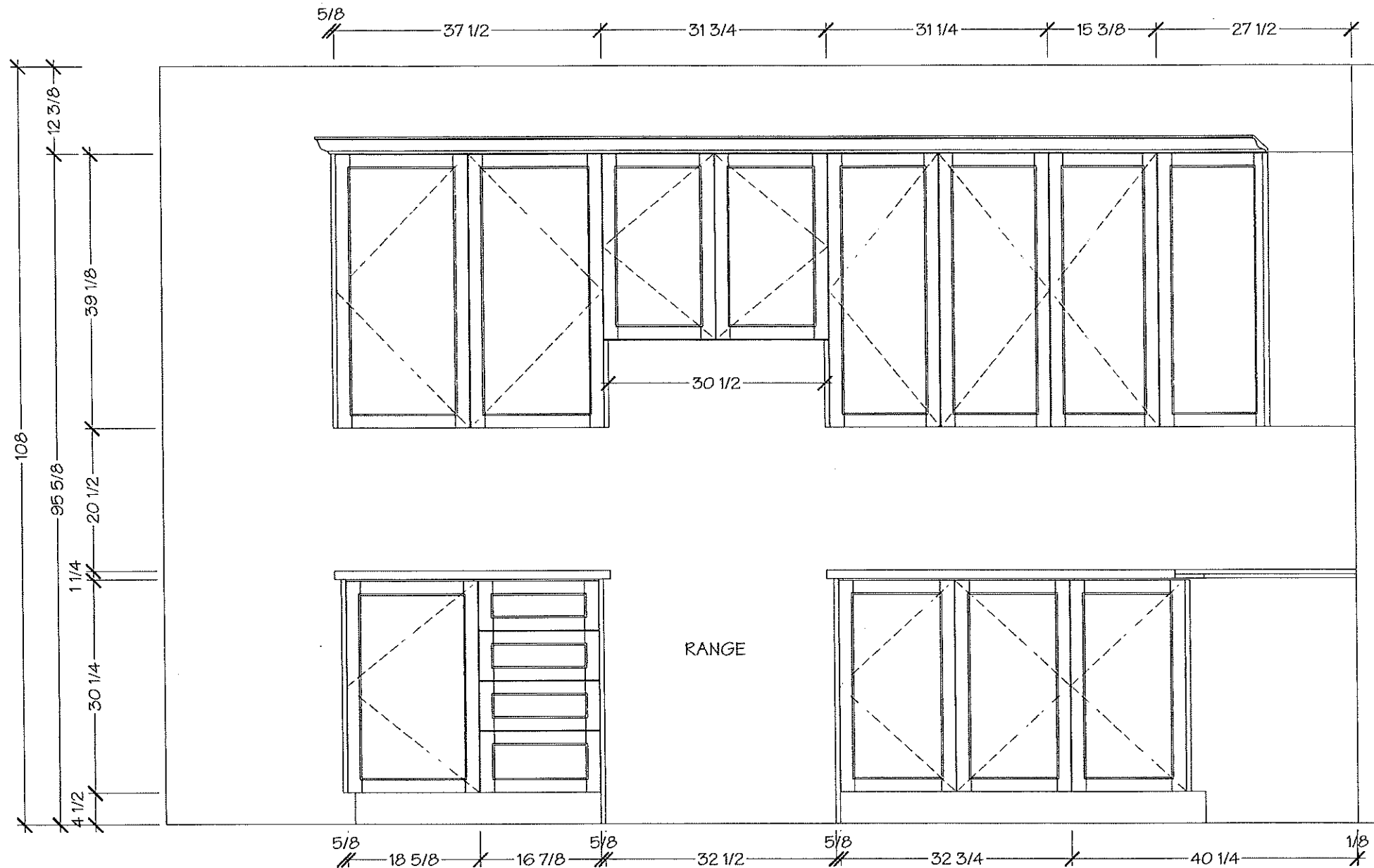
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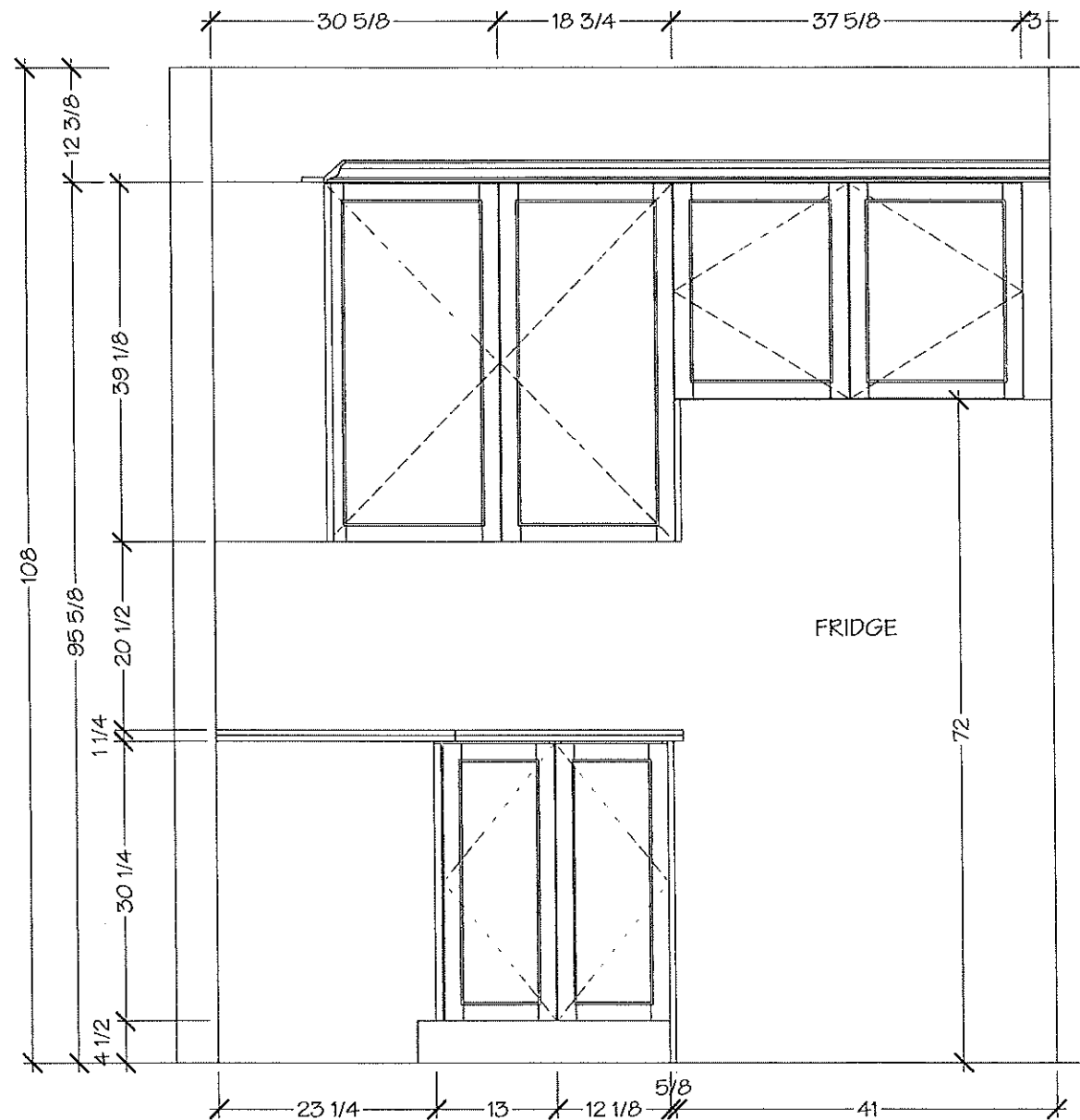
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KITCHEN

LOT 20 Block 4
DEC 3, 2019



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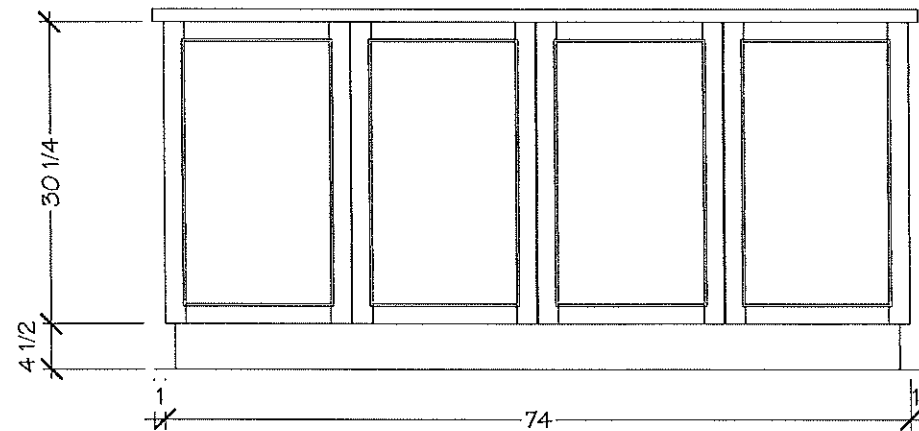
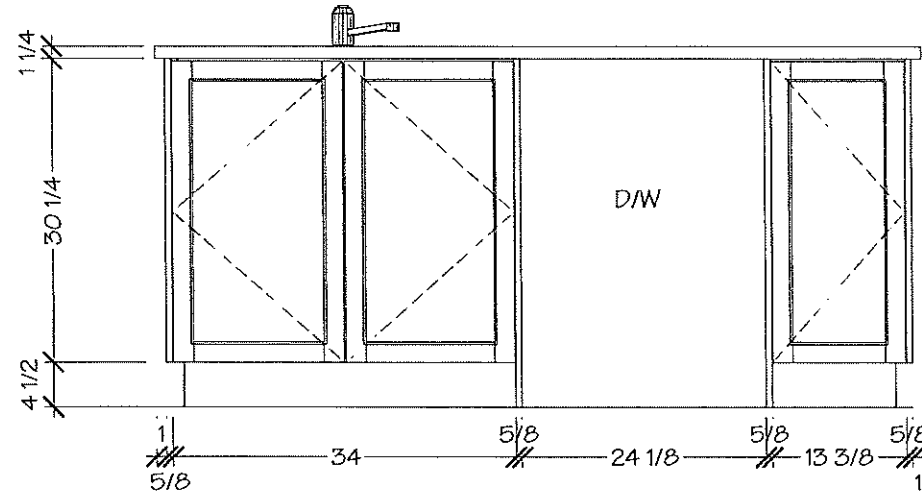
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GROUND FL BATH

Lot 20 Block 4
Dec 3, 2019

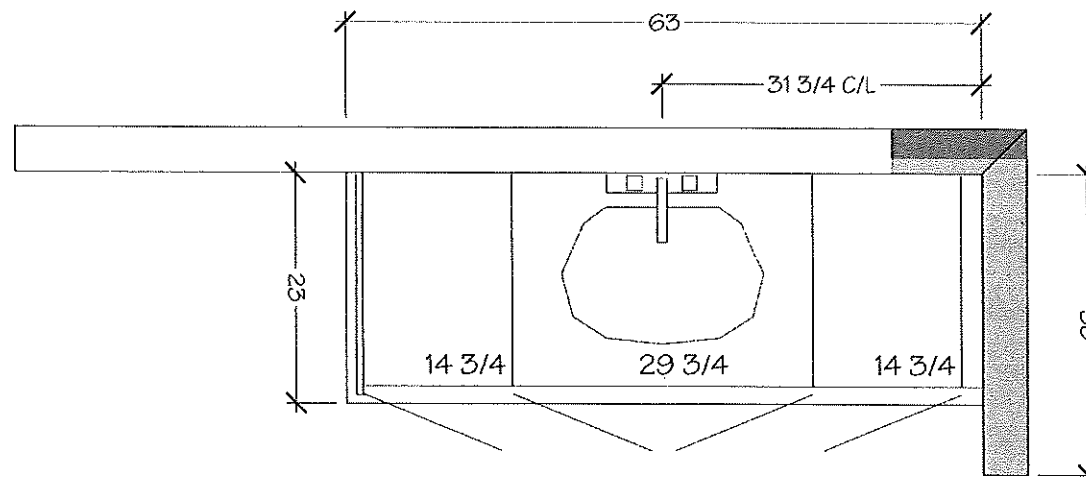


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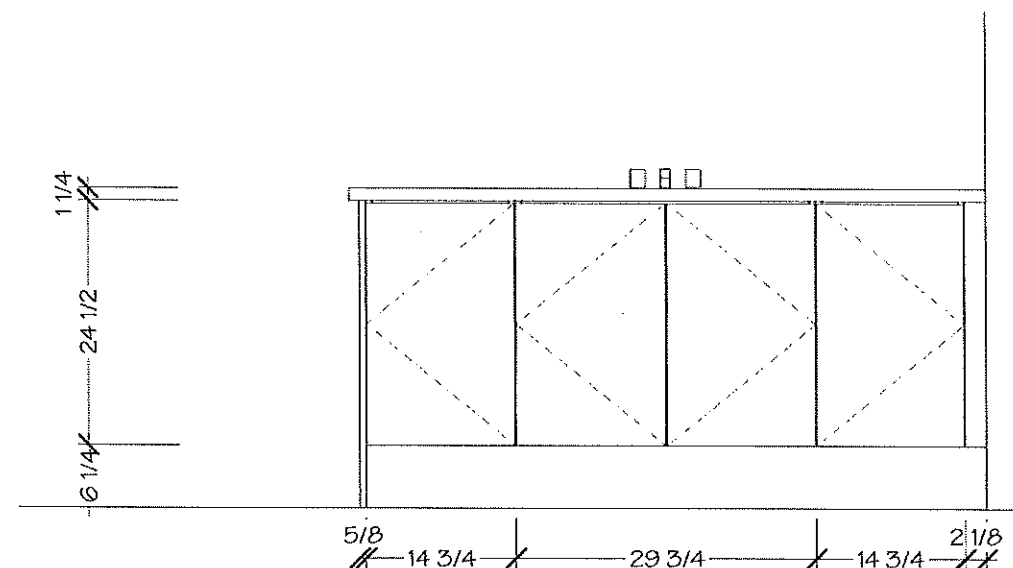
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GROUND FLOOR BATH



Villa

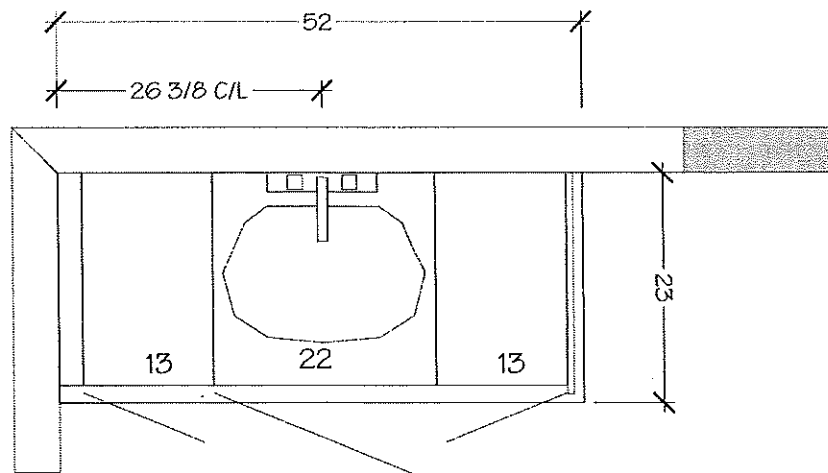
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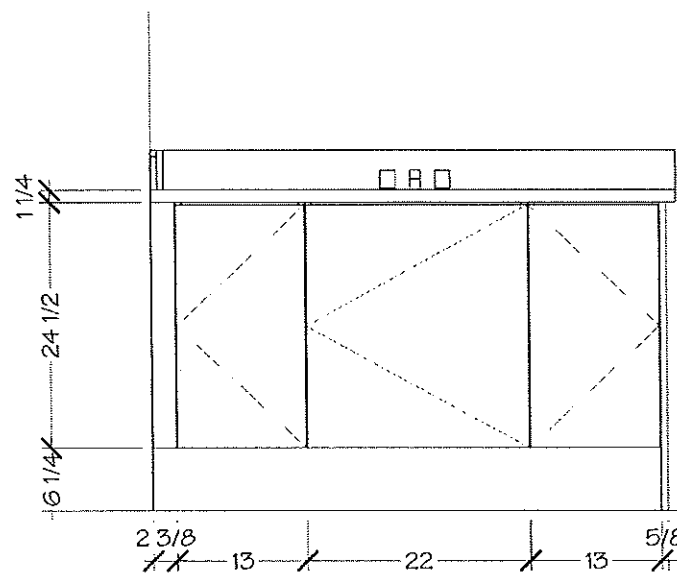
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PROJECT: FORESTSIDE
ADDRESS: RP-FS(6)-20 BLK 04
MODEL: LAVENDER 1702

MASTER ENSUITE

Lot 20 Block 4
Dec 3, 2019



MASTER ENSUITE



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DATE: DECEMBER 02/2019
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CLIENT: ROYAL PINE HOMES
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ADDRESS: RP-FS(6)- 20 BLK 04
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MAIN BATH

lot 20 Block 4
DEC 3, 2019

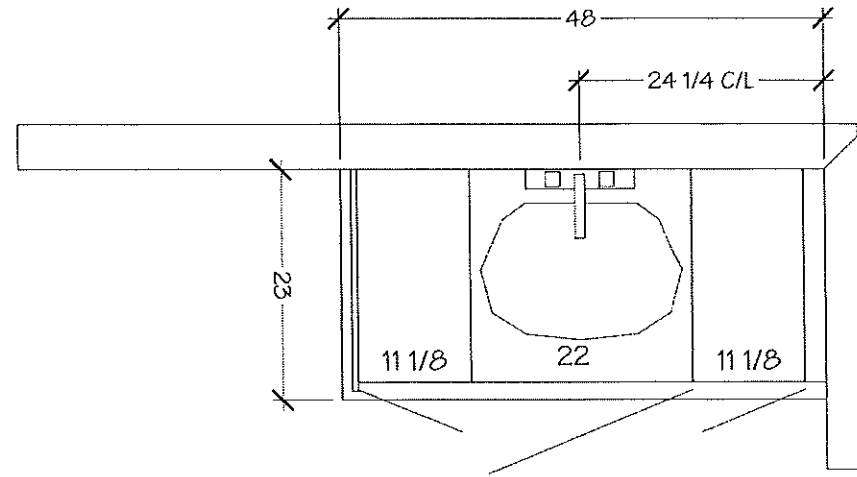


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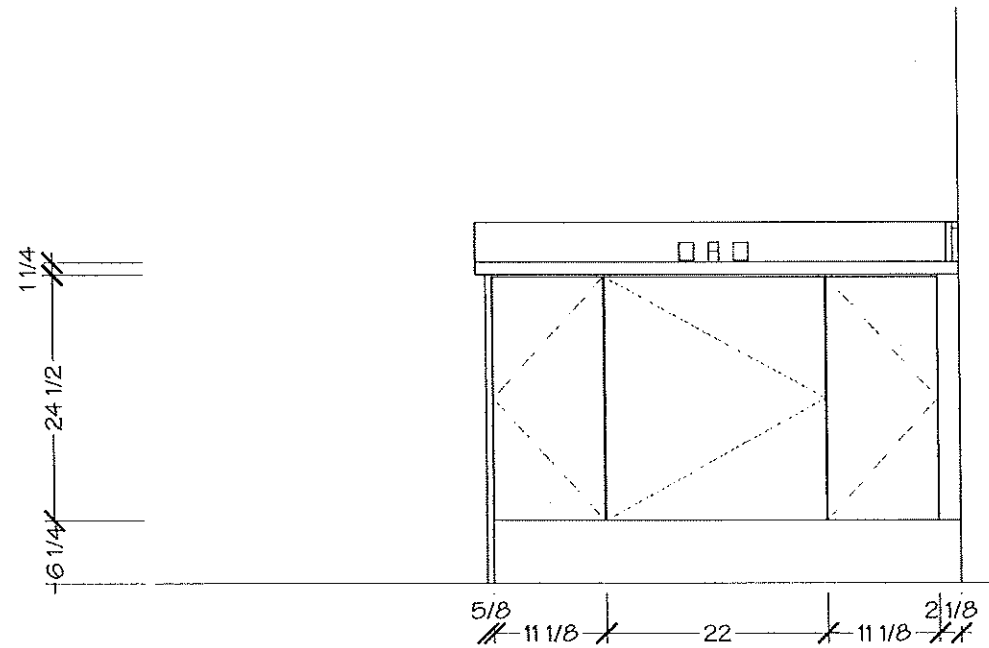
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PAGE: 7 OF 7

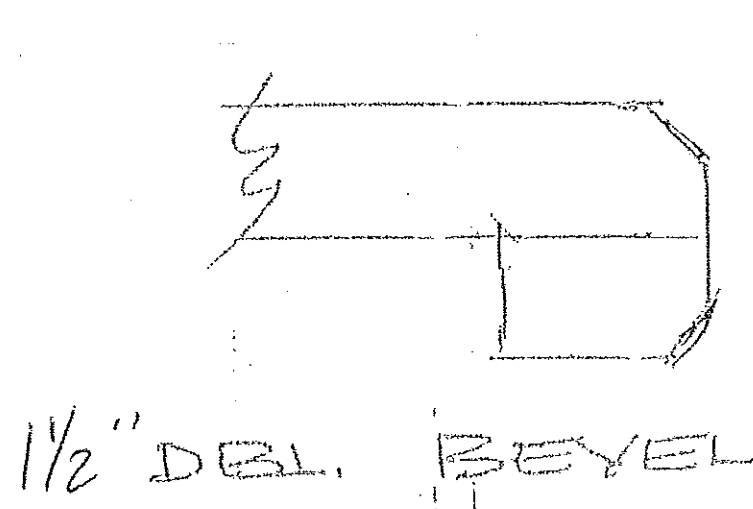
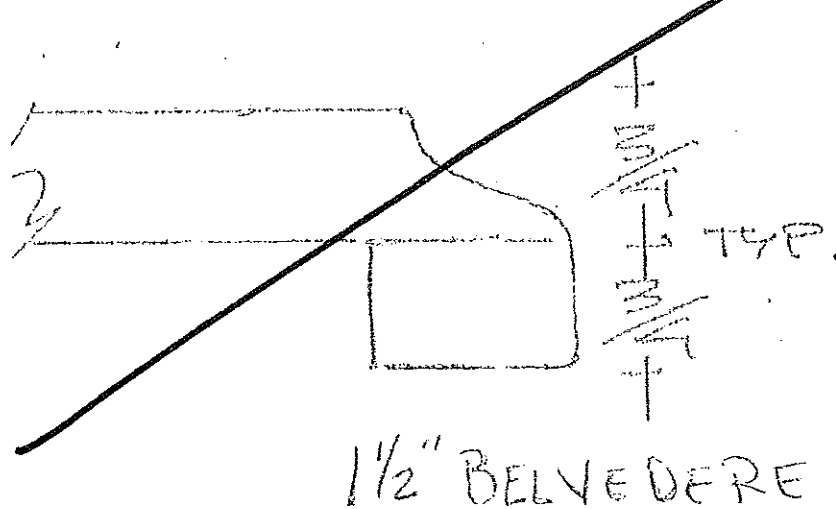


MAIN BATH

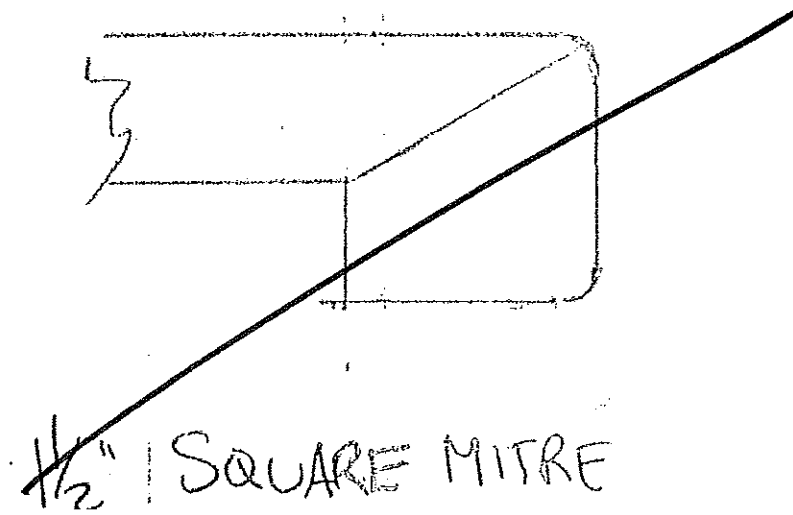


lot 020 Block 4.

ARISTON
MARBLE & GRANITE LTD.
119 WINCES RD.
WOODBRIDGE, ONTARIO L4L 6C2

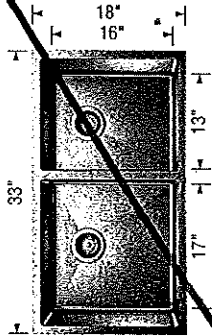


Kitchen



QUATRUS® R15
Undermount

QUATRUS® R15 U 1/4



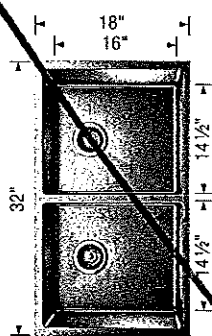
Sink Specification	Model #	Installed Price**
Undermount Minimum Cabinet Size* 36" (915 mm) Bowl Depth 9" (230 mm) Cubed Weight 55 lb. (25 kg)	401520	_____

Optional accessories

406451	Grid (LB)
406450	Grid (SB)
406345	Ash cutting board
406344	Workstation
517666	CapFlow™
230694	Magnetic Caddy

Installed Price** ~~_____~~

QUATRUS® R15 U 2



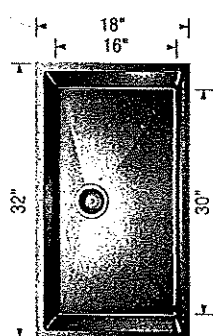
Sink Specification	Model #	Installed Price**
Undermount Minimum Cabinet Size* 36" (915 mm) Bowl Depth 9" (230 mm) Cubed Weight 55 lb. (25 kg)	401519	_____

Optional accessories

406454	Grid
406345	Ash cutting board
406344	Workstation
517666	CapFlow™
230694	Magnetic caddy

Installed Price** ~~_____~~

QUATRUS® R15 U SUPER SINGLE



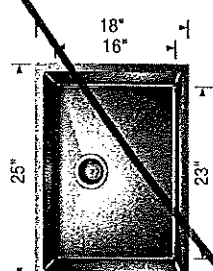
Sink Specification	Model #	Installed Price**
Undermount Minimum Cabinet Size* 36" (915 mm) Bowl Depth 9" (230 mm) Cubed Weight 55 lb. (25 kg)	401518	_____

Optional accessories

406347	Super single grid
406346	Elevated grid
406345	Ash cutting board
406344	Workstation
517666	CapFlow™
230694	Magnetic caddy

Installed Price** ~~_____~~

QUATRUS® R15 U 1 MEDIUM



Sink Specification	Model #	Installed Price**
Undermount Minimum Cabinet Size* 27" (685 mm) Bowl Depth 9" (230 mm) Cubed Weight 43 lb. (19.5 kg)	401517	_____

Optional accessories

406452	Grid
406345	Ash cutting board
406344	Workstation
517666	CapFlow™
230694	Magnetic caddy

Installed Price** ~~_____~~

Install Standard Single
Hot Faucet

* Depending on cabinet construction, a different cabinet size may be required. Consult the cabinet manufacturer. | ** Installed price subject to change.