



RED PINE

2D(b)

2 BEDROOM | 3 BATH

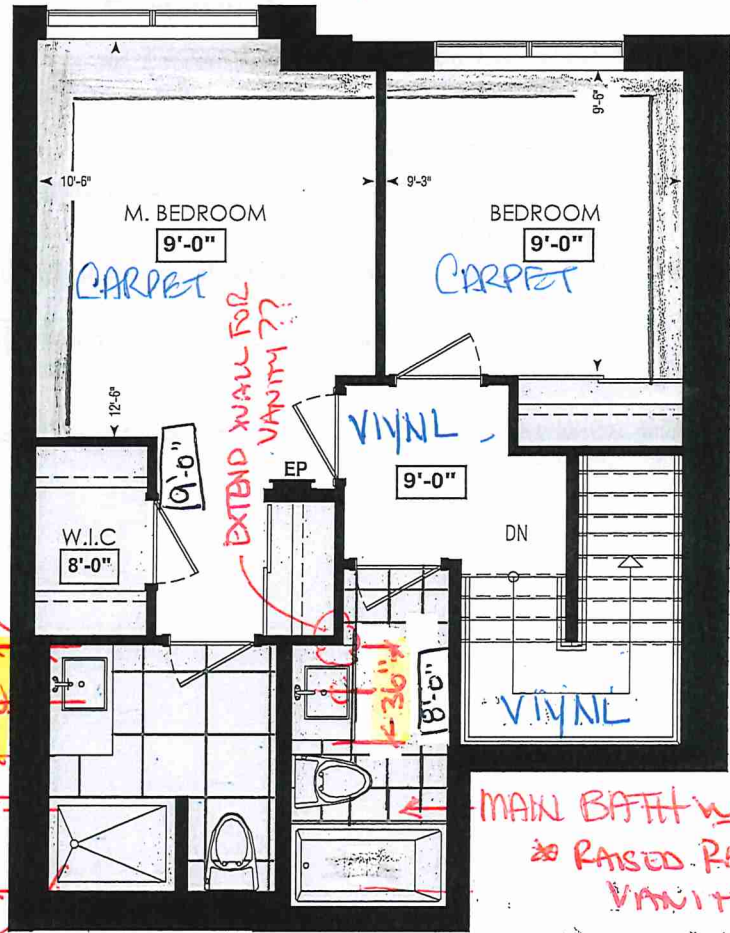
1095 SQ FT

PLUS APPROXIMATELY  
65 SQ FT  
PATIO/BALCONY AREA

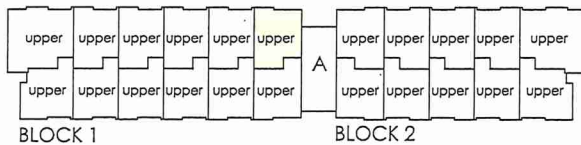
Suite: 306

BUILDING A

Thurs. Dec 7<sup>th</sup> /21



\* ENSUITE  
SHOWER  
4'0" x 3'6"



FOURTH FL.

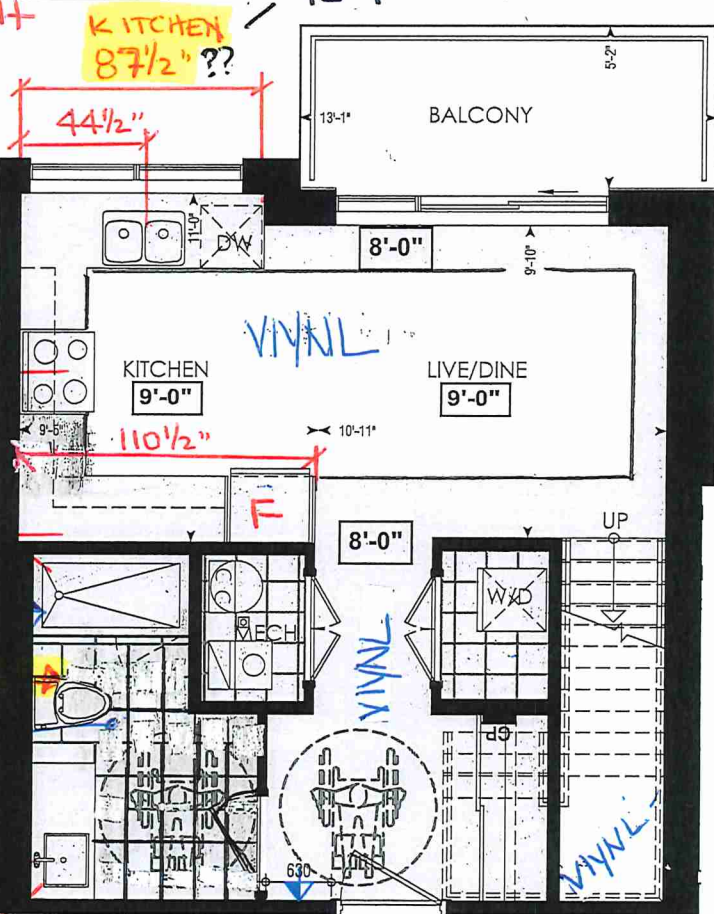
9'2 1/4" ARCH ??

\* note: RAISED VANITIES 34 3/4" H

1ST FLOOR MAIN BATH

2ND FLOOR MAIN BATH

BUSUITE BATH

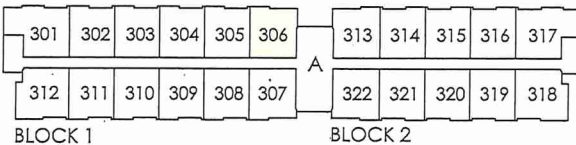


LOCATION OF  
KITCHEN LIGHTS  
REFER TO  
KITCHEN DWG.

LEGEND:

- SECURITY PANEL
- EP ELECTRICAL PANEL
- CP COMMUNICATION PANEL
- WM WATER METER
- DROPPED AREA

RAISED  
VANITY 34 3/4"  
HIG H



THIRD FL.

Dimensions, specifications, layouts, window sizes, and materials are approximate only, may vary, and are subject to change as provided in the Agreement of Purchase & Sale. Plans may be reversed. Illustrations are artist's concept. E&O.E.

RECEIVED  
NOV. 24 /21



SITE COPY

CONSTRUCTION SUMMARY

Forestside Estates Inc.

PURCHASER: MAUVA JENNIFER HUNTLEY

TEL:

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
306 BLOCK 1	6-III	Red Pine 2D-b	10-Apr-23	

Date Added: 25-Feb-22

Invoice Number: 7631

1 - FIRST FLOOR& UPPER HALL - Install an upgrade #1 laminate floor throughout the main floor areas, in lieu of teh builders standard. Install the Everwood Vynl SIERRA EW-23024, throughout the foyer, Kitchen,Living Room,Dining Room,Upper Hall & Upper Landing  
Note:

1 - STAIRS- Stain the staircase trthroughout where applicable to teh VINTAGE PEWTER RED OAK, To include the Handrail, step, and applicable posts only  
Note: \*\*PLEASE NOTE\*\* Risers and applicable stringers to be Painted White (STD)

1 - KITCHEN- Install an upgraded egde, throughout the kitchen, where applicable. Install the "L" Edge  
Note:

1 - KITCHEN- Install an upgrade undermount kitchen sink, in lieu of the builders standard top mount sink. Install the Blanco Quatrus U1 Super Single Model # 401248  
Note: \*\*Install the builders standard single hole faucet\*\*

1 - KITCHEN & BATHROOM- SEE QUALITY TOPS & KITCHENS FOR ALL KITCHEN & BATHROOMS UPGRADES/LAYOUTS (See attached Upgrade Package)  
Note:

1 - APPLIANCE PACKAGE- Install the Standard Appliance Package  
Note:

1 - COUNTER TOPS  
  
Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary.  
Note:

65 - FIRST FLOOR MAIN BATH - Install an upgrade #2 floor tile, in lieu of the builders standard. Instyall the 12x24 Clementine Grigio, installed Straight/Stacked  
Note:

1 - FIRST FLOOR MAIN BATH- Purchaser accepts & acknowledges that the floor tiles on the Main Bath will be installed stacked NOT brick pattern.  
Note:

1 - 2ND FLOOR MAIN BATH- Purchaser accepts & acknowledges that the floor tiles on the Main Bath will be installed stacked NOT brick pattern.  
Note:

105 - FIRST FLOOR MAIN BATH TUB SHOWER WALLS - Install an upgrade #2 wall tile, in lieu of the builders standard. Instyall the 8x16 New Serenity White Glosyy, installed Straight/Stacked and Horizontal  
Note:

1 - FIRST FLOOR MAIN BATH COUNTER- Install an upgrade edge throughout the main bath( 1st floor) counter top. in lieu of the builders standard. Install the "L" Edge  
Note:

1 - MAIN BATH COUNTER( 2ND FLOOR) - Install an upgrade edge throughout the main bath( 2nd floor) counter top. in lieu of the builders standard. Install the "L" Edge  
Note:

1 - MASTER ENSUITE COUNTER( 2ND FLOOR) - Install an upgrade edge throughout the Master Ensuite ( 2nd floor) counter top. in lieu of the builders standard. Install the "L" Edge  
Note:

1 - CLARIFICATION-1ST FLR MAIN BATH/ MASTER ENSUITE / MAIN BATH- Install the Standard 3" Splash throughout all bathroom vanity counter tops, where applicable.  
Note:



SITE COPY

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LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
306 BLOCK 1	6-III	Red Pine 2D-b	10-Apr-23	

Date Added: 25-Feb-22

Invoice Number: 7631

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. This difference may result in a stain 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 - 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 - PURCHASER HAS ATTENDED A STRUCTURAL AND COLOR APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES.  
Note:

1 - PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1,000 PLUS A 10% HOLDBACK FEE.  
Note:

This Document is Extremely Time Sensitive - Printed 28 Feb 22 at 15:23

**\* INTERIOR COLOUR SCHEME \***  
**\*REVISED MARCH 4/2024\***

<b>Purchaser</b> MAUVA JENNIFER HUNTLEY	<b>Decor Consultant</b> Laura Di Pede	<b>Model and Elevation</b> Red Pine 2D-b	<b>Telephone Res. / Bus</b> /	<b>Project</b> Forestside Estates Inc.	<b>Closing Date</b> 10/04/2023	<b>Property</b> 306 BLOCK 1
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Flooring		Wall Tile		Accent/Insert		Border / Listello		Pattern		Plumbing	
Description		Main									
✓ Master Ensuite	✓ 13X13 LONDON BRONCO (STD)	✓ 8X10 GOLF GRIGIO (STD)		N/A		N/A		N/A		WHITE	
✓ Main Bathroom (2nd Fl)	✓ 13X13 LONDON BRONCO (STD)	✓ 8X10 GOLF GRIGIO (STD)		N/A		N/A		N/A		WHITE	
✓ Main Bath 1st Floor	✓ 12x24 CEMENTINE GRIGIO (UPGD) - Stacked	✓ 8X16 New serenity White Glossy (Upqd)		N/A		N/A		Horizontal		WHITE	
✓ Kitchen	✓ Everwood Vynl SIERRA EW-23024 (UPGD)	N/A		N/A		N/A				WHITE	
✓ Laundry	✓ 13X13 RUSTIC GREY (STD)	3X6 Subway White Glossy - Stacked (STD)		N/A		N/A				See Notes	
✓ Mech. Room	✓ 13X13 RUSTIC GREY (STD)	N/A		N/A		N/A				N/A	
✓ Foyer	✓ Everwood Vynl SIERRA EW-23024 (UPGD)			ds							
✓ Living Room	✓ Everwood Vynl SIERRA EW-23024 (UPGD)										
✓ Dining Room	✓ Everwood Vynl SIERRA EW-23024 (UPGD)										
✓ Upper Hall	✓ Everwood Vynl SIERRA EW-23024 (UPGD)										
✓ Master Bedroom	✓ 400Z OPENING NIGHT #20 (STD)										
✓ Bedroom 2	✓ 400Z OPENING NIGHT #20 (STD)										

Railings and Stairs		C cornice Moulding / Medallion	
✓ Railings	✓ Vintage Red Oak Pelver (Upqd Stain)	✓ Landing - Upper	✓ SIERRA EW-23024 (UPGD)
✓ Pickets	✓ N/A	✓ Landing - Lower	✓ N/A
✓ Posts	✓ Vintage Red Oak Pelver (Upqd Stain)	✓ Ledge - Upper	✓ N/A
✓ Stringers	✓ STD-PAINTED WHITE	✓ Ledge - Lower	✓ N/A
✓ Treads	✓ Vintage Red Oak Pelver (Upqd Stain)		
✓ Risers	✓ STD-PAINTED WHITE		
✓ Runner	✓ N/A		
✓ Trim			
✓ Baseboard & Casing	✓ STANDARD	✓ Knobs	✓ STANDARD
✓ Front Door Glass	✓ N/A	✓ Hinges	✓ STANDARD
✓ Interior Doors	✓ STANDARD	✓ Grip Set	✓ STANDARD

Notes	
✓	**KITCHEN- INSTALL UPGRADE UNDERMOUNT SINK-BLANCO QUATRUS U1 SUPER SINGLE MODEL # 401248
✓	**KITCHEN-STANDARD DELAT OSLER SINGLE HOLE CHROME FAUCET model #976LF

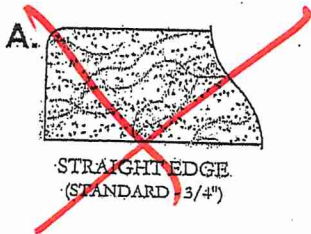


# BUILDING A

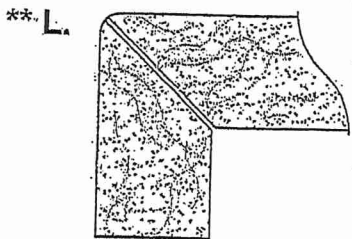
## SUITE 306 BLK 1

### EDGE DETAILS

004

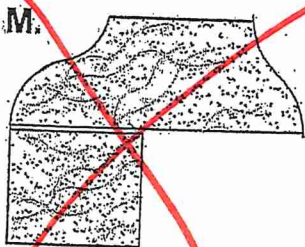


STRAIGHT EDGE  
(STANDARD - 3/4")



MITER WITH SKIRT EDGE  
(MEDIUM - 1 1/2")

- \* Kitchen
- \* 1ST FLOOR MAIN BATH
- \* MAIN BATH (2ND FLOOR)
- \* MASTER ENSUITE



OGEE - SQUARE EDGE  
(MED./HIGH - 1 1/2")

EDGING UP-GRADE OPTIONS

RECEIVED  
OCT 5 17

# SUITE 306 BLOCK 1

## BLANCO

### Sink Specifications

Colour	SKU
brushed finish	401248

### Design and planning tips

- Min cabinet size: 36 in ( 915 mm )
- Bowl Depth: 9 in ( 230.0 mm )

### Specifications:

Installation clips, Sink template, Installation instructions, 3 ½" (90 mm) stainless steel strainer

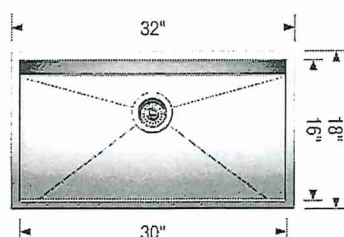
Depending on cabinet construction, a different cabinet size may be required. Consult the cabinet manufacturer.

Codes/Standards: ASME A112.19.3-2017/ CSA B45.4-17

### ~~Optional Accessories~~

<del>Elevated Grid</del>	<del>406346</del>
<del>Workstation</del>	<del>406344</del>
<del>CapFlow Strainer Cover</del>	<del>517666</del>
<del>Ash Cutting Board</del>	<del>406345</del>
<del>Sink Grid</del>	<del>402125</del>

\* Builders Standard Single Hole Faucet \*



### Warranty

Limited lifetime warranty on all sinks and faucets. One-year warranty on all accessories and soap dispensers.

### Code/Standards Compliance

BLANCO sinks and faucets are third-party tested and certified to CSA, cUPC, ANSI/ASME, IAPMO and NSF standards and listed by applicable certification bodies. For more information on individual product listings, contact our office or listing organization.



Need support? Learn more by watching our sink & faucet How-to videos:  
<https://www.blanco.com/ca-en/support/how-to-videos/how-to-videos-for-sinks/>



BLANCO Canada Inc  
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While BLANCO strives to provide accurate information, all images and dimensions in this document are intended for reference only and are subject to change at any time without notice. This document is not intended for use as an installation guide. For technical installation details, refer to installation instructions provided with the product. BLANCO assumes no responsibility for the use of superseded or voided specifications.



Quality Tops & Kitchens Ltd.  
80 Sante Drive, Vaughan, ON L4K 3C4  
T 416.746.1811 F 905.761.5901  
www.QTK.ca info@qtk.ca

**PURCHASE AGREEMENT FORM**

PURCHASER:		CONTRACTOR:	Forestside Estates Inc. PH6	
ADDRESS:		SITE:	2Db UPGRADE PKG 1	
EMAIL:		MODEL TYPE:	2Db	
PHONE #:		LOT #:	2Db UPGRADE PKG 1	
PHONE #:		DATE:	Nov 5, 2021	Q8323

The purchaser agrees to buy and Quality Tops & Kitchens Ltd. (QTK) agrees to sell and provide for the purchaser the following articles listed herein and with attached drawing in accordance to the terms and conditions described on the reverse of this agreement form.

ROOM	DESCRIPTION	CATEGORY
KITCHEN	DOOR STYLE: QT 1022 NONE FINISH: <b>CHARCOAL</b> SPECIES: LP LAMINATE (sm) DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
3PD-IVO	1	1 SET OF POT DRAWERS w/ BLUM INTIVO WHITE - P/D 3 (1 SMALL, 2 BIG DRAWER)	
BCR-MC1	1	MAGIC CORNER 1 PULL-OUT UNIT w/ 4 S.S. ANTI-SLIP BASKETS	
UC-14WK	1	INCREASE DEPTH OF UPPER CABINET TO 13-3/4" DEEP (WHOLE KITCHEN) - 113 WHITE LP INTERIOR	
ULCC-14	1	UPPER L-SHAPE CORNER CABINET 26" x 26"- 13-3/4" DEEP	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
ENSUITE VANITY	DOOR STYLE: QT 1022 NONE FINISH: <b>Charcoal</b> SPECIES: LP LAMINATE (sm) DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
CUST-1	1	RAISE VANITY HEIGHT TO 34 3/4" H AND BOTTOM DRAWER w/ PREMIUM WHITE FULL EXTENSION, DRAWER SLIDES INCL. SOFT CLOSE MOTION	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
MAIN BATH (1ST FLOOR) 3RD FLOOR BATH VANITY	DOOR STYLE: QT 1022 NONE FINISH: <b>BIANCO</b> SPECIES: LP LAMINATE (sm) DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
CUST-1	1	RAISE VANITY HEIGHT TO 34 3/4" H & ADD 1 SET OF BANK DRAWERS w/ PREMIUM WHITE FULL EXTENSION DRAWER SLIDES INCL. SOFT CLOSE MOTION	
ROOM SUMMARY:			

ROOM	DESCRIPTION	CATEGORY
MAIN BATH (2ND) 4TH FLOOR BATH VANITY	DOOR STYLE: QT 1022 NONE FINISH: <b>Charcoal</b> SPECIES: LP LAMINATE (sm) DOOR HARDWARE: DRW HARDWARE: COUNTER TOP: Counter Top by Others	Category 1

ITEM #	QTY	DESCRIPTION	PRICE
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PURCHASE AGREEMENT FORM

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ADDRESS:		SITE:		2Db UPGRADE PKG 1	
EMAIL:		MODEL TYPE:		2Db	
PHONE #:		LOT #:		2Db UPGRADE PKG 1	
PHONE #:		DATE:		Nov 5, 2021 Q8323	

ITEM #	QTY	DESCRIPTION	PRICE
CUST-1	1	RAISE VANITY HEIGHT TO 34 3/4" H AND BOTTOM DRAWER w/ PREMIUM WHITE FULL EXTENSION DRAWER SLIDES INCL. SOFT CLOSE MOTION	
ROOM SUMMARY:			

EXPECTED DELIVERY DATE	TBD	SUB-TOTAL:	6348
Customers please note all garbage bins, spice baskets, magic corner baskets and other accessories will only be delivered AFTER you move in the house. Please call us to request delivery of these items after you move in. Thank you. ALL CHANGES FINAL UPON SIGNING PLEASE READ ALL THE TERMS AND CONDITIONS ON THE ACCOMPANYING QTK TERMS & CONDITIONS DOCUMENT. BY SIGNING BELOW YOU AGREE TO RECEIVE THE ITEMS LISTED HEREIN AND PAY (ACCORDING TO QTK'S PAYMENT POLICY), AND HAVE READ AND UNDERSTOOD THE TERMS & CONDITIONS AS OUTLINED IN THE QTK TERMS & CONDITIONS DOCUMENT.		TOTAL:	
		HST	1
		GRAND TOTAL:	
		DEPOSIT 1:	
DEPOSIT 1 DATE: _____		DEPOSIT 2:	
DEPOSIT 2 DATE: _____			
BALANCE TO BE PAID IN FULL BY DATE: _____ CUSTOMER INITIAL(S): _____			

CUSTOMER SIGNATURE:	Mamma Jennifer Huntley	DATE:	
	02AFB754A38744E...		
CUSTOMER SIGNATURE:		DATE:	
SALES REP NAME:	Giovanni Tolo	QTK AUTHORIZED SIGNATURE:	



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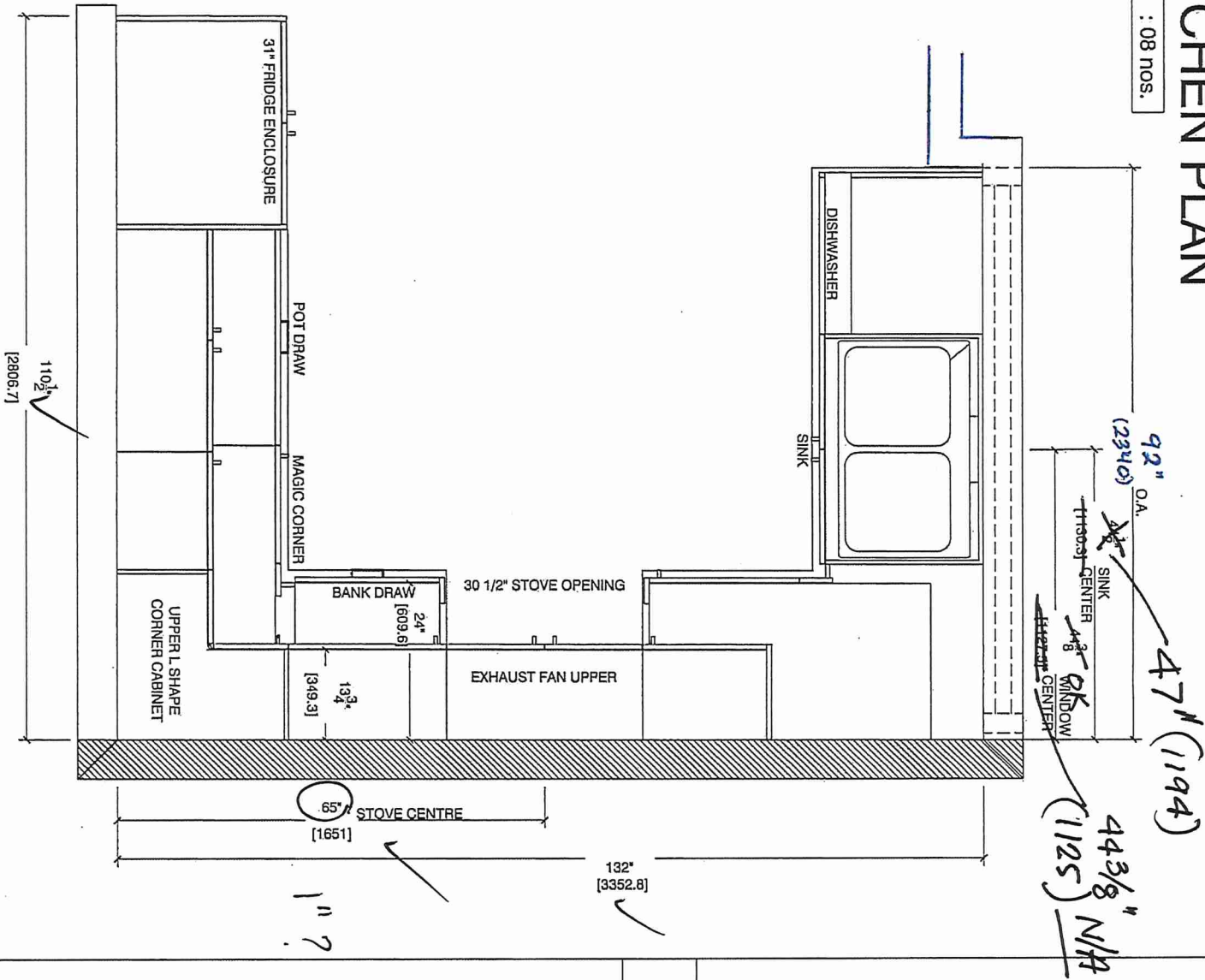
CLIENT: ROYAL PINE HOMES	JOB NAME: 2Db - UPG 1	ROOM: KITCHEN + VANITY	DRAWN BY: VGP
SITE: FOREST SIDE	DOOR STYLE: _	DOOR HANDLE: _	SCALE: 1/2" = 1'-0"
PHONE: _	FINISH: _	DRW HANDLE: _	DATE: 06 <sup>th</sup> Oct 2021
EMAIL: _	SPECIES: _	TOP: _	PAGE:

COMMENTS: *Building - A Suite 306 BULK*

Customer Agrees and Accepts the following conditions: 1. The Drawing is a representation only and the installed cabinetry may vary slightly in product size, measurements, handle appearance and location and other details. Although Quality Tops & Kitchens Ltd. (QTK) does its best to manufacture exactly what is shown here outside factors may prevent that and some variance is to be expected and accepted by the customer. 2. These drawings represent the intellectual property of QTK and as such the customer understands and accepts that all deposits given by the customer to QTK are non-refundable after QTK has supplied drawings (either physically or electronically) to the customer. If the customer decides to cancel the order after QTK has submitted drawings to the customer, the deposit will then be considered a design fee and no money will be returned to the customer.

# KITCHEN PLAN

2Db : 08 nos.

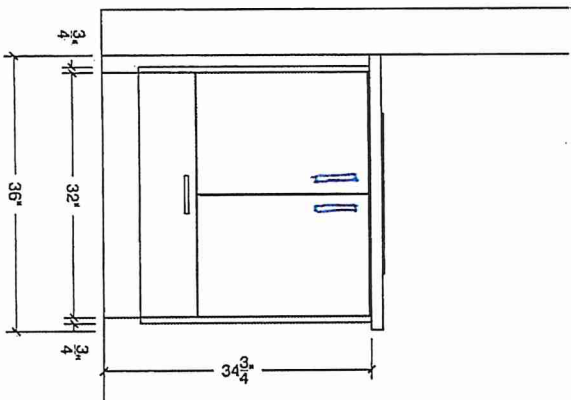
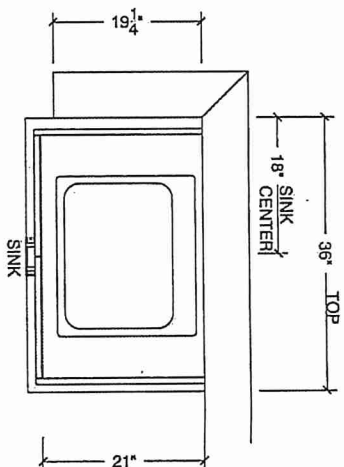


*BUILDING - A*

*MAIN BATH (2nd floor)*

## 4<sup>th</sup> Floor BATH

2Db : 08 nos.



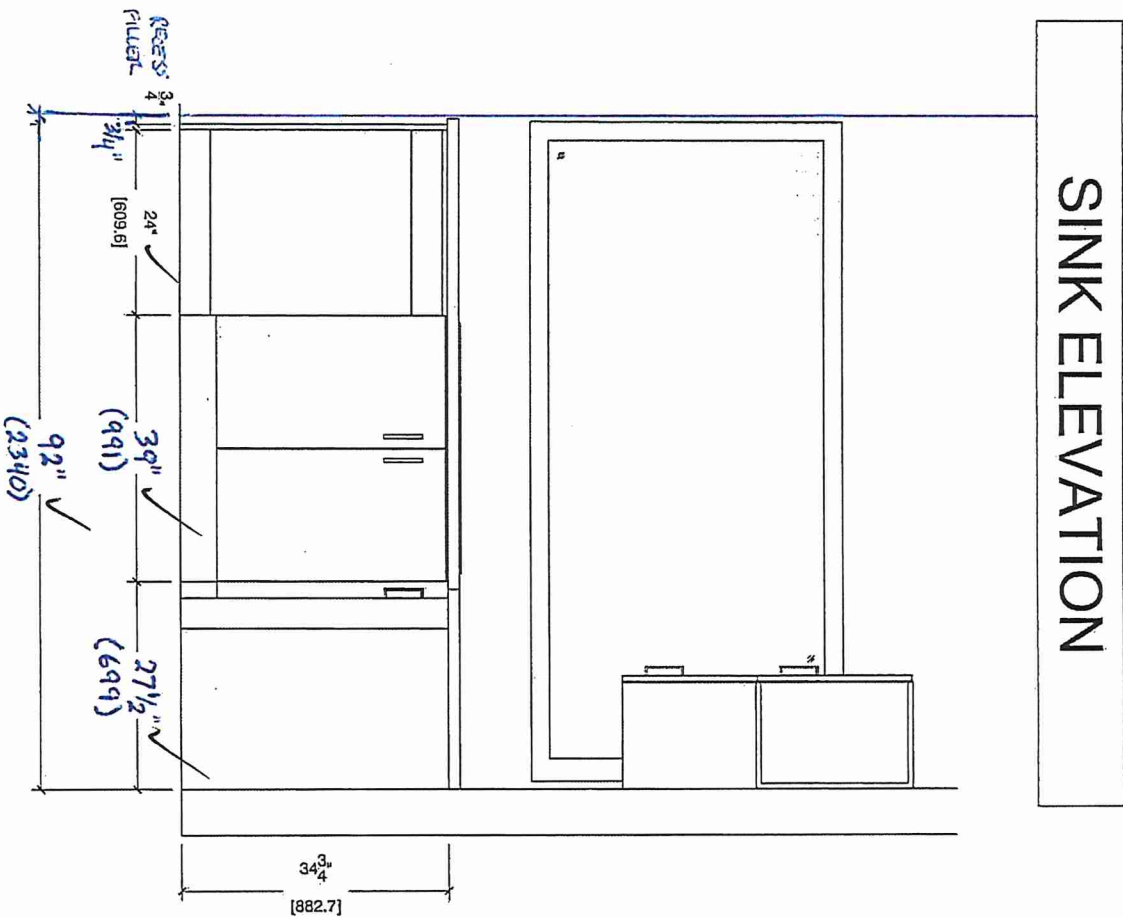


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www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: 2Db - UPG 1	ROOM: KITCHEN	DRAWN BY: VGP
SITE: FOREST SIDE	DOOR STYLE: _	DOOR HANDLE: _	SCALE: 1/2" = 1'-0"
PHONE: _	FINISH: _	DRW HANDLE: _	DATE: 06 <sup>th</sup> Oct 2021
EMAIL: _	SPECIES: _	TOP: _	PAGE:
COMMENTS:			

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Building A Suite 306 Bldg 1





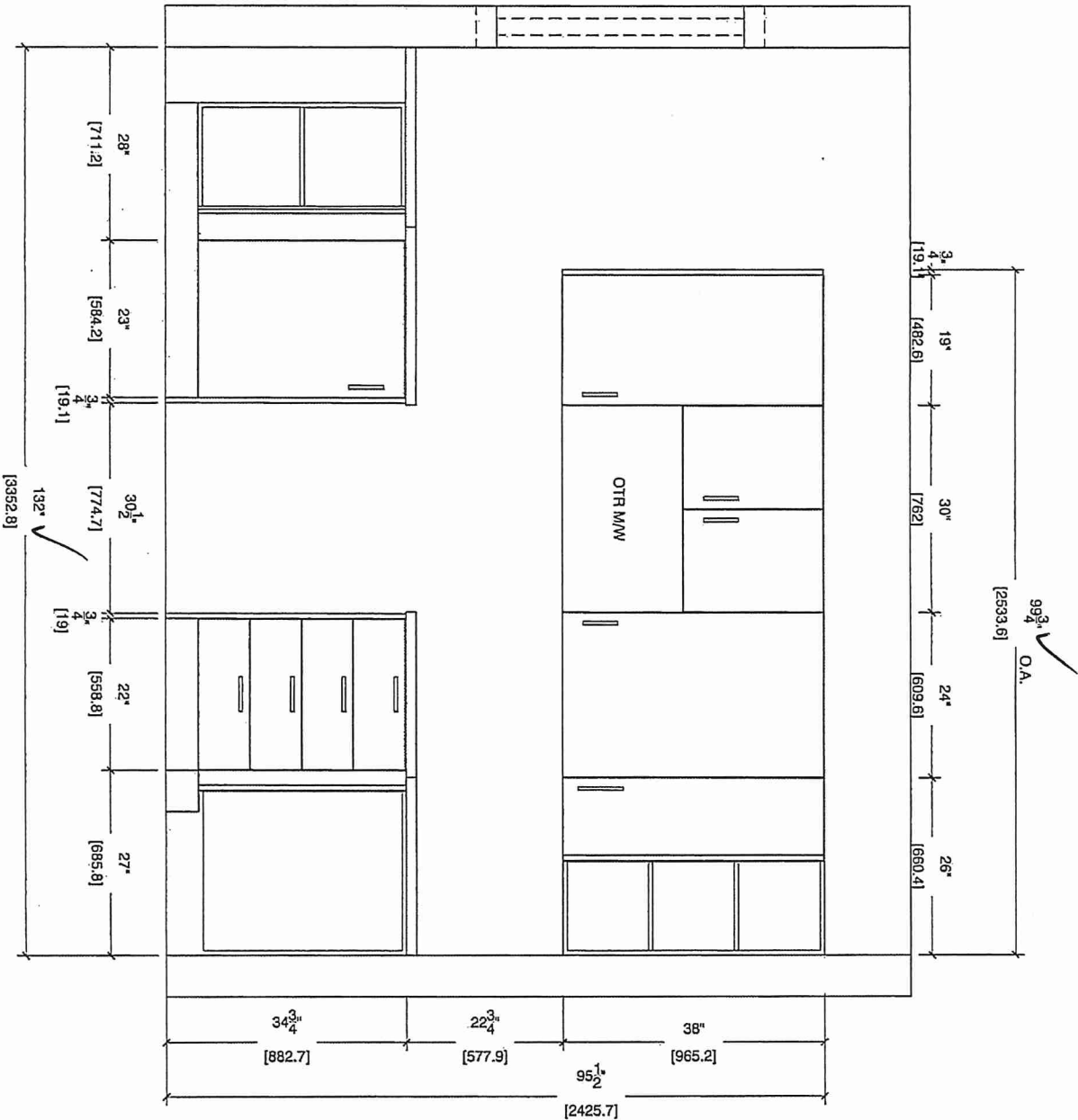
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CLIENT: ROYAL PINE HOMES	JOB NAME: 2Db ~ UPG 1	ROOM: KITCHEN + VANITY	DRAWN BY: VGP
SITE: FOREST SIDE	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: 06 <sup>th</sup> Oct 2021
EMAIL: —	SPECIES: —	TOP: —	PAGE:

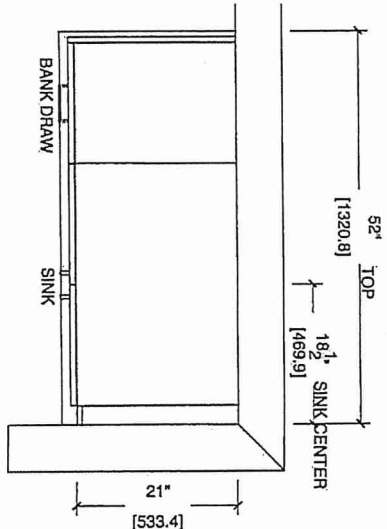
COMMENTS: *Building A Suite 300 BLK 1*

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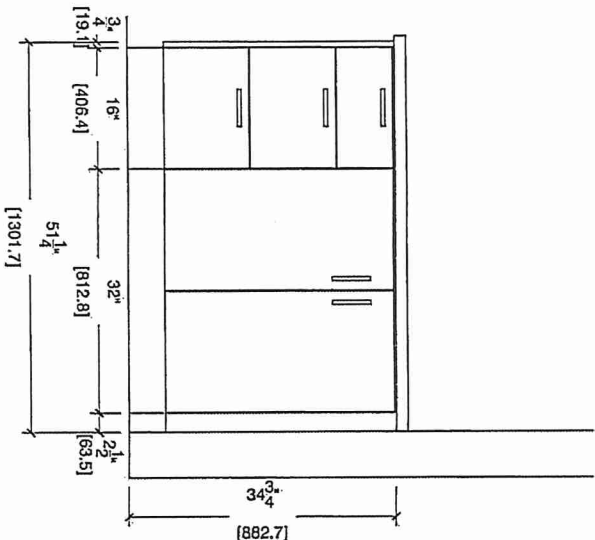
# STOVE WALL ELEVATION



# MAIN BATH 1st Floor



# 3rd Floor Bath



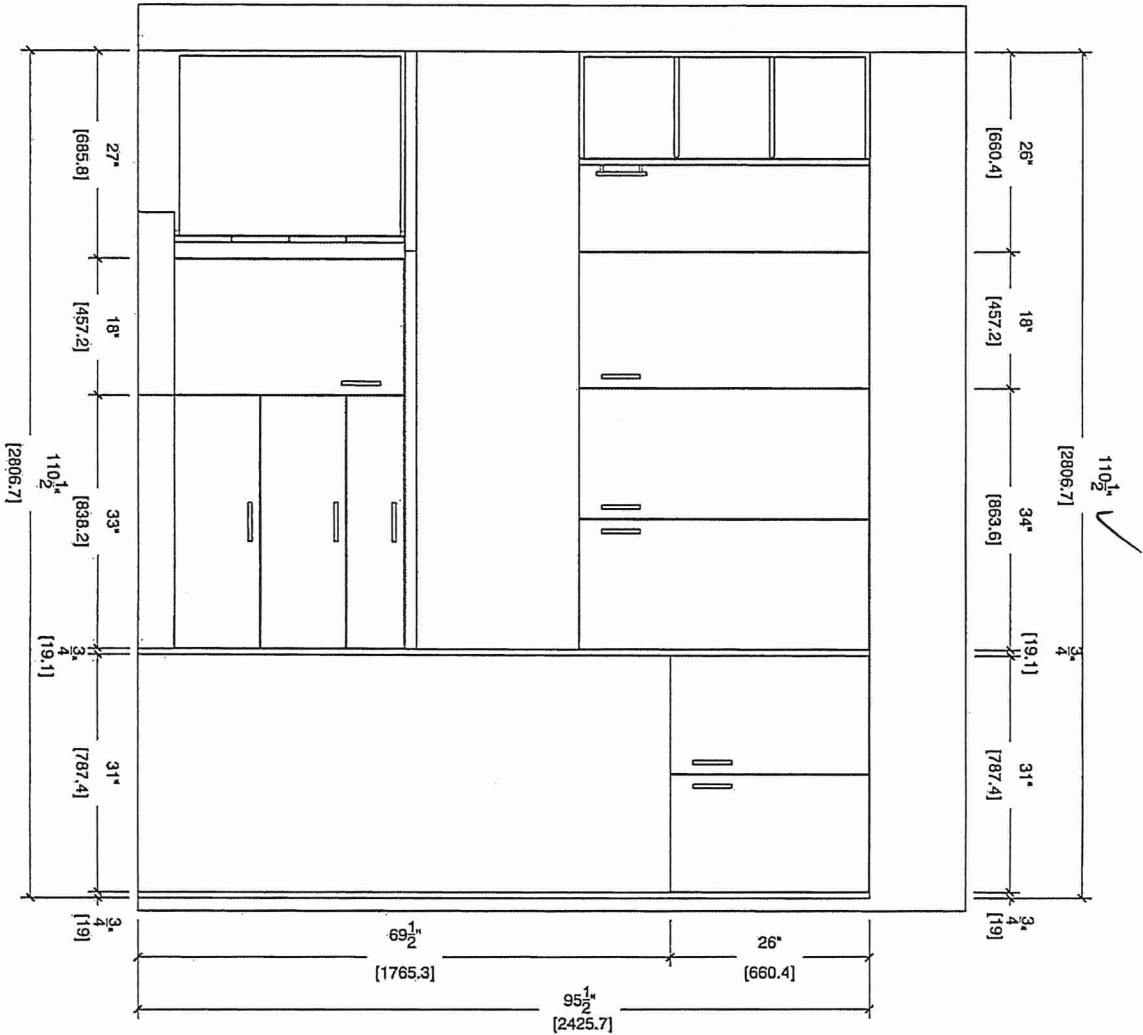


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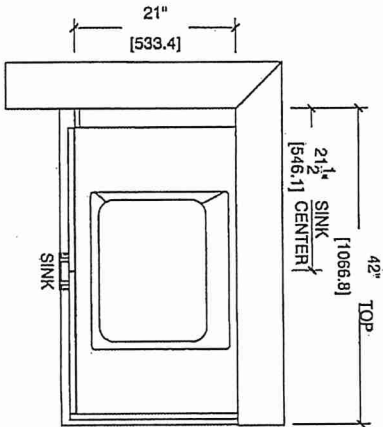
CLIENT: ROYAL PINE HOMES	JOB NAME: 2Db - <i>UPC 1</i>	ROOM: KITCHEN + VANITY	DRAWN BY: VGP
SITE: FOREST SIDE	DOOR STYLE: __	DOOR HANDLE: __	SCALE: 1/2" = 1'-0"
PHONE: __	FINISH: __	DRW HANDLE: __	DATE: 06 <sup>th</sup> Oct 2021
EMAIL: __	SPECIES: __	TOP: __	PAGE:
COMMENTS: <i>Building A Suite 300 BLK 1</i>			

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FRIDGE WALL ELEVATION



4<sup>th</sup> Floor ENSUITE



*Master Ensuite*

