



Clarification

PURCHASER'S EXTRAS QUOTATION

Bayview Heights - Phase 1

PURCHASERS: YU-WAI LO and ANGELA MIU TING LO

TEL: RES.: 416-315-8218

LOT NUMBER	PHASE	HOUSE TYPE
050 BLOCK 008	1	THE CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BATHS

ITEM	EXTRA / CHANGE	QTY	UNIT PRICE	EXTENDED
1	BASEMENT-Delete the TWO standard 30x16" windows at the back of home and install ONE large 48"x24" (49"x24" R/O) basement window (with possible window well)(See Sketch)	1	\$0.00	\$0.00
237705	As per Fonzie			
2	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	1	\$0.00	\$0.00
237706				



\$0.00	Sub Total
\$0.00	HST
\$0.00	Total

1.

In the event the work on the house has progressed beyond the point where the items covered by this extra cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the Purchaser.
2.

The Vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the Purchaser.
3.

It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s).
4.

Extras or changes will not be processed unless signed by the Vendor.
5.

These extras may not be amended without the written consent of EARLGLEN INVESTMENTS INC..
6.

The Purchaser(s) and the Vendor acknowledge and agree that this form shall not be deemed to be part of the Agreement of Purchase and Sale entered into between them, nor an addendum thereto.
7.

No Estimates or orders will be accepted once construction has commenced.
8.

Prices are estimates only and guaranteed for a period of 5 days only.
9.

Any cancellations to this order, providing they can be cancelled, are subject to a \$500 minimum administration charge and a 10% cancellation charge for the total amount being cancelled.
10.

For Visa, Mastercard and Debit payments, transactions are identified on you statement as "SHERWAY CONSTRUCTION LTD", an Authorized Visa /Mastercard/Debit Merchant and authorized Royal Pine Homes company.

Payment Summary

Paid By	Amount
Total Payment:	

Bonus Summary

Bonus Package offering (includes taxes) from Royal Pine Homes Décor Centre is being applied to this order.

Any remaining balance(s) will be applied accordingly to extras purchased.

Bonus Package Offering

Invoice Number	Date	Amount

Total Bonus Used:

Remaining Balance:

PURCHASER:

Signed by:

083CA3AB868840C

YU-WAI LO

Signed by:

ANGELA MIU TING LO

15-Jul-25

DATE

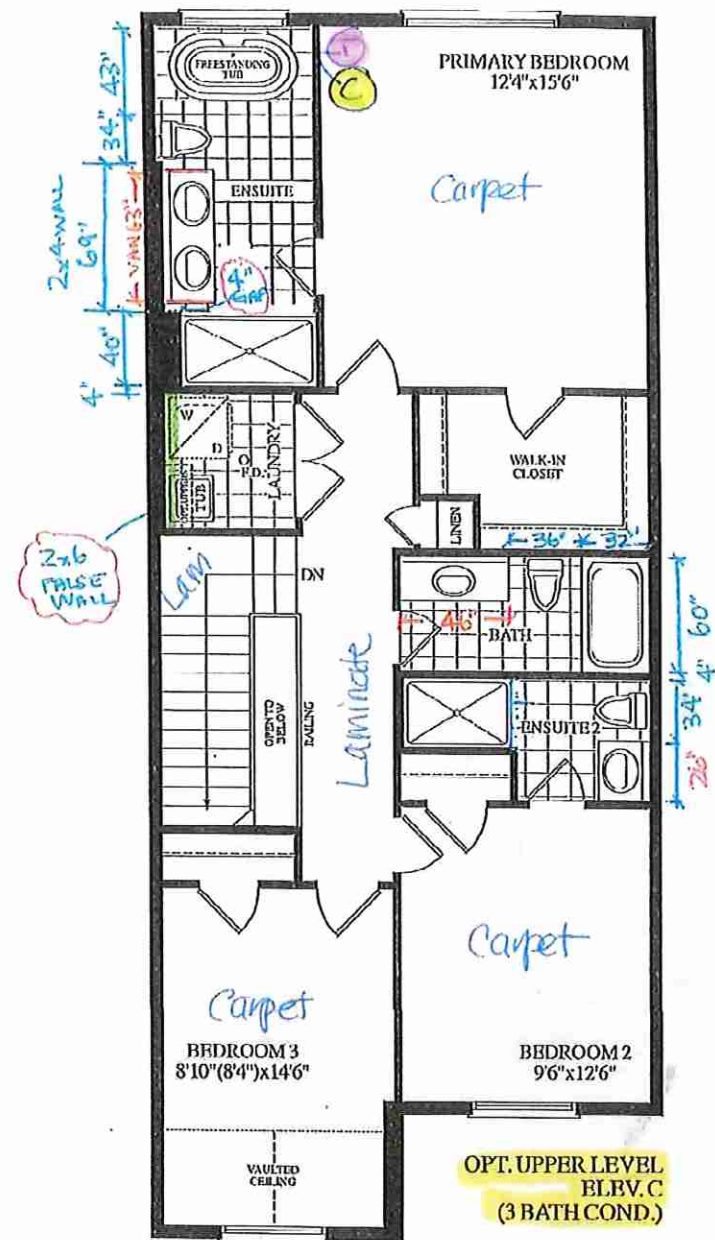
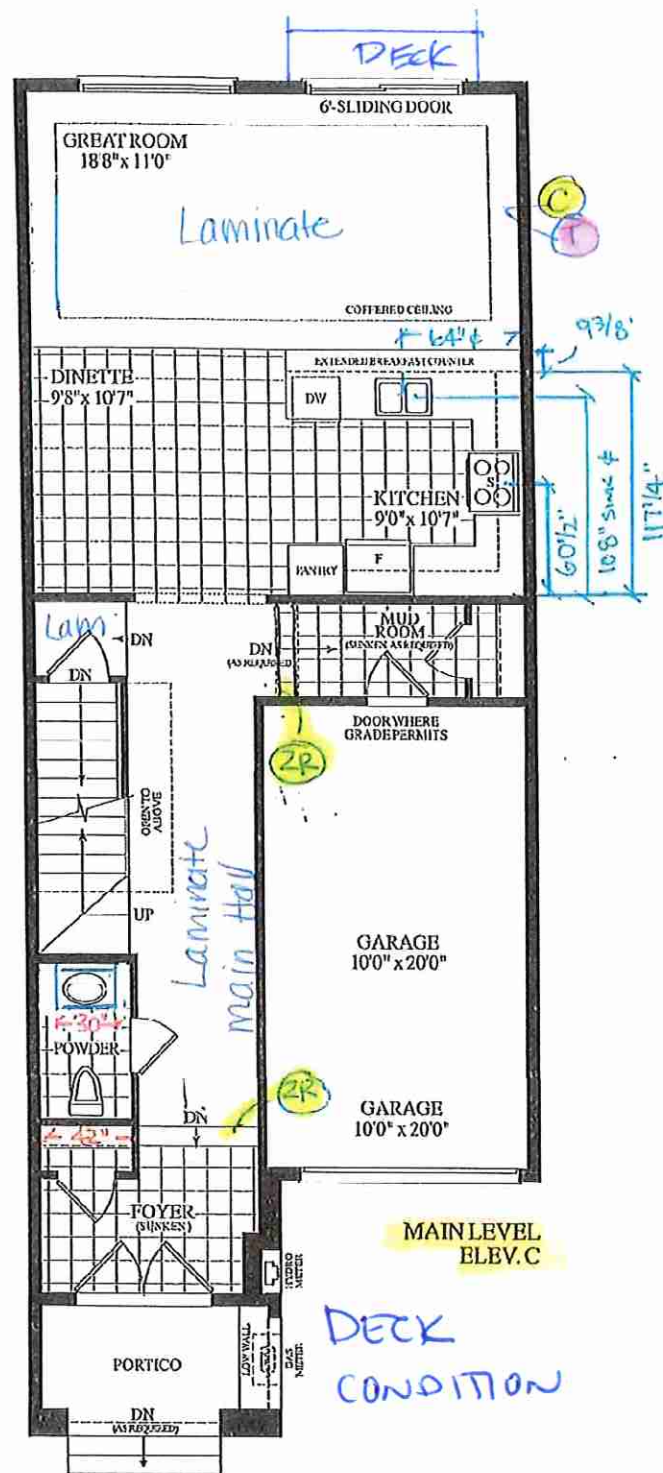
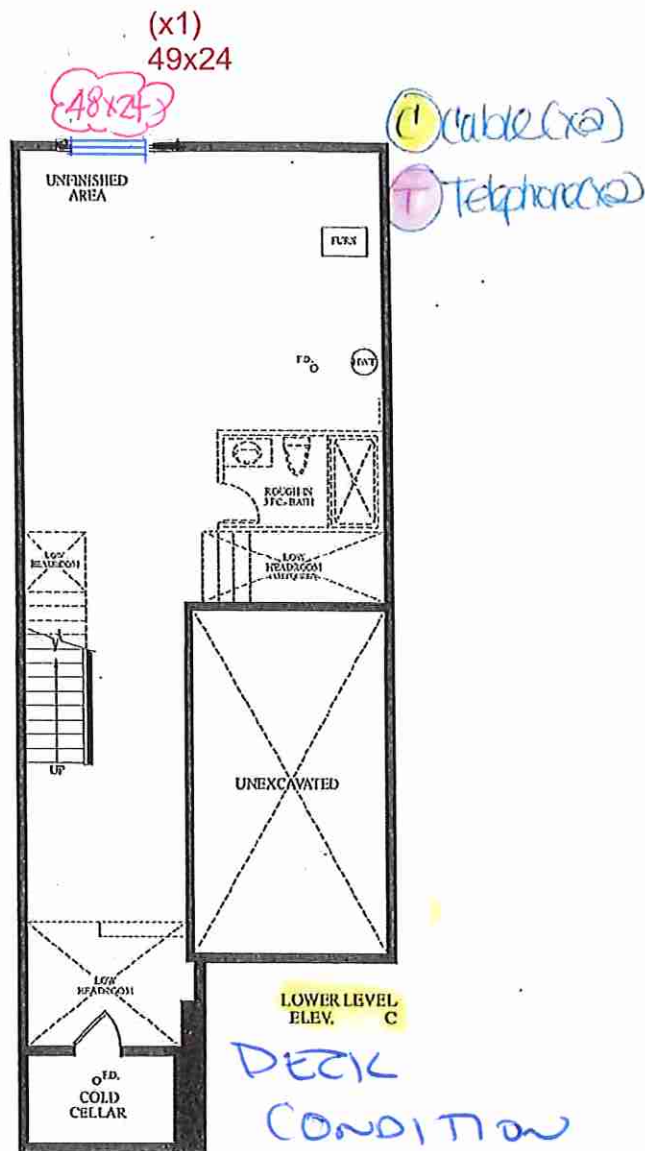
VENDOR:

PER: EARLGLEN INVESTMENTS INC.

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____



* Materials, specifications and floor plans are subject to change without notice. All renderings are artist's concept. All floor plans are approximate dimensions. Actual usable floor space may vary from the stated floor area. E.&O.E.

BLK. 8 TH. 50 20-16 THE CHARLOTTE EL. C 3 BDRM. 3 BATH. 1795 SQ. FT.



CONSTRUCTION SUMMARY
EARLGLEN INVESTMENTS INC.

PURCHASERS: YU-WAI LO and ANGELA MIU TING LO

TEL: RES.: 416-315-8218

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
050 BLOCK 008	1	THE CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BATHS	05-May-26	

Offer	APPLIANCE PACKAGE: PURCHASER TO RECEIVE 5 APPLIANCES TO INCLUDE FRIDGE, STOVE, DISHWASHER WITH STAINLESS STEEL FINISH AND WHITE WASHER & DRYER AS PER VENDORS SAMPLES.
Worksheet	Note:

Offer	COMPLETE CENTRAL AIR CONDITIONING SYSTEM, AS PER VENDORS STANDARD SAMPLES.
Worksheet	Note:

Offer	VENDOR AGREES TO SUPPLY AND INSTALL 7 1/2inch LAMINATE FLOORING ON UPPER HALLWAY, AS PER PLAN AND AS PER VENDORS STANDARD SAMPLES.
Worksheet	Note:

Offer	PURCHASER HAS APPLIED THE \$10,000.00 BONUS PACKAGE TO UPGRADE TO ADDITIONAL BATHROOM ON 2ND FLOOR. THE PURCHASER HAS ZERO DOLLARS TO SPEND AT THE DECORE CENTER.
Worksheet	Note:



CONSTRUCTION SUMMARY
EARLGLEN INVESTMENTS INC.

PURCHASERS: YU-WAI LO and ANGELA MIU TING LO
TEL: RES.: 416-315-8218

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
050 BLOCK 008	1	THE CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BATHS	05-May-26

Date Added: 09-Jul-25 Invoice Number: 8847

1 - Install standard Cable / Cat 6, Telephone (See Sketch)
Note:

1 - GARAGE DOOR- Install the builders standard garage door handle with lock
Note:

1 - APPLIANCE PACKAGE- Install the Standard Appliance Package throughout the home, where applicable.
Note:

1 - KITCHEN & BATHROOMS - Purchaser has DECLINED All Upgrades offered during decor appointment at the decor centre for kitchen & bathroom cabinetry. Standard Kitchen Layout & Standard Bathroom Vanities to be installed as per standard plan. (See Sketch)
Note:

1 - CLARIFICATION- KITCHEN/ MASTER ENSUITE / ENSUITE #2/ MAIN BATH/POWDER ROOM- Install the builders standard Plumbing Fixtures throughout all bathrooms, where applicable.
Note:

1 - COUNTER TOPS
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 the builders standard Everest VANILLA WHITE with Standard "A" Edge
Note:

1 - POWDER ROOM-Install the builders standard Everest MAPLE WHITE with Standard "A" Edge
Note:

1 - PRIMARY ENSUITE-Install the builders standard Everest MAPLE WHITE with Standard "A" Edge
Note:

1 - ENSUITE#2-Install the builders standard Everest MAPLE WHITE with Standard "A" Edge
Note:

1 - MAIN BATHROOM-Install the builders standard Everest MAPLE WHITE with Standard "A" Edge
Note:

1 - COUNTER TOP CLARIFICATION-
POWDER ROOM/MASTER ENSUITE / ENSUITE #2/MAIN BATH- Install the Standard 3" Splash throughout all bathroom vanity counter tops, where applicable.
Note:

1 - SHOWER CEILINGS
Purchasers have declined upgrade to install tiles on ceilings of shower stalls and Tub>Showers. Purchaser acknowledges there will be no tiles on ceilings of shower stalls and Tub>Showers
Note:

1 - MAIN FLOOR/UPPER HALL-Install an upgrade laminate flooring throughout the main floor,upper hall. Install the Highland CARLISLE NATURAL OAK EE-H-287,Inlcudes Main hall, great room, upper hall, & applicable landings
Note:

1 - STAIRS-Stain the staircase to Mirage Red Oak WHITE MIST, includes step, riser, applicable stringer,railing, applicable posts, throughout where applicable
Note:



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EARLGLEN INVESTMENTS INC.

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TEL: RES.: 416-315-8218

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
050 BLOCK 008	1	THE CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BATHS	05-May-26	

Date Added: 09-Jul-25 Invoice Number: 8847

1 - STAIRCASE VS FLOORING STAINING DIFFERENCE: The purchaser accepts and acknowledges that the flooring is prefinished & the staircase is Red Oak with hand-applied finish, along with the unique qualities of natural wood can create an unbalanced look.
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
Note:

1 - PURCHASER HAS ATTENDED A COLOUR CHART APPOINTMENT AT THE DESIGN STUDIO AND HAS DECLINED ANY ADDITIONAL UPGRADES
Note:

Date Added: 24-Jun-25 Invoice Number: 8812

1 - PRIMARY ENSUITE- Purchaser accepts and acknowledges the change made to teh Primary Ensuite reloaction of the vanity, toilet and door relocation (See Sketch)
Note:

1 - PURCHASER HAS DECLINED ALL STRUCTURALS OPTIONS FROM THE DESIGN STUDIO
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
Note:

This Document is Extremely Time Sensitive - Printed 9 Jul 25 at 15:26



2016 * INTERIOR COLOUR SCHEME *

Purchasers	Decor Consultant	Model and Elevation	Telephone Res. / Bus	Project	Closing Date	Property
YU-WALLO & ANGELA MIU TING LO	Laura Di Pede	CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BAN	(416) 315-8218 /	EARLGLEN INVESTMENTS INC.	05/05/2026	050 BLOCK 008

Page 1 of 3

	Flooring	Wall Title			Plumbing		
		Main	Accent/Inset	Border / Listello	Pattern		
Primary Ensuite	(STD) 13X13 BYZANTINE AZZURO	8X10 Unival TENDER GREY GLOSSY	N/A	N/A	N/A	WHITE	
Main Bathroom	(STD) 13X13 ALTEZZA CARRARA WHITE	8X10 Unival WHITE GLOSSY	N/A	N/A	N/A	WHITE	
Ensuite #2	(STD) 13X13 ALTEZZA CARRARA WHITE	8X10 Unival WHITE GLOSSY	N/A	N/A	N/A	WHITE	
Powder Room	(STD) 13X13 BYZANTINE AZZURO	N/A	N/A	N/A	N/A	WHITE	
Kitchen/Dinette	(STD) 13X13 BYZANTINE AZZURO	N/A	N/A	N/A	N/A	STD	
Laundry(2ND FLR)	(STD) 13X13 ALTEZZA CARRARA WHITE	N/A	N/A	N/A	N/A	STD	
MUD ROOM	(STD) 13X13 BYZANTINE AZZURO						
Foyer	(STD) 13X13 BYZANTINE AZZURO						
Main Hall	Upgd)HighlandLaminateCarlisle Natural Oak EE-H-287	Upgd)RedOakMirageWHITE MIST(W/OStain)	Landing - Upper	Upgd)Carlisle Natural Oak EE-H-287	NO	Foyer	NO
Great Room	Upgd)HighlandLaminateCarlisle Natural Oak EE-H-287	STD- Plain Flat Black with Shoes	Landing - Lower	Upgd)Carlisle Natural Oak EE-H-287	NO	Living Room	NO
		Upgd)RedOakMirageWHITE MIST(W/OStain)	Ledge - Upper	N/A	NO	Dining Room	NO
		Upgd)RedOakMirageWHITE MIST(W/OStain)	Ledge - Lower	N/A	NO	Family Room	NO
		Upgd)RedOakMirageWHITE MIST(W/OStain)			NO	Main Hall	NO
		N/A			NO	Kitchen	NO
					NO	2nd Floor Hall	NO
Upper Hall	Upgd)HighlandLaminateCarlisle Natural Oak EE-H-287	Trim					
		Baseboard & Casing	STD-STEP BEVEL MODERN	Knobs	STANDARD-LEVER		
		Front Door Glass	STANDARD	Hinges	STANDARD		
		Interior Doors	STD-CARRARA SMOOTH	Grip Set	STANDARD		
Master Bedroom	STD-400Z OPENING NIGHT #01	Notes					
Bedroom 2	STD-400Z OPENING NIGHT #01						
Bedroom 3	STD-400Z OPENING NIGHT #01						

** STAIRS- STANDARD STAIRCASE STYLE TO REMAIN UPGRADE ONLY THE STAIN **Mirage WHITE OAK "WHITE MIST" Stain

Page 1 of 3

Consultant:

Laura Di Pede

Purchaser:

YU-WALLO

Purchaser:

ANGELA MIU TING LO

Vendor:

EARLGLEN INVESTMENTS INC.

INTERIOR COLOUR SCHEME



Purchasers

YU-WAI LO & ANGELA MIU TING LO

Decor Consultant

Laura Di Pede

Model and Elevation

CHARLOTTE-ELEV C-STD MAIN-3 BDRM-3 BA1

Telephone Res. / Bus

(416) 315-8218 /

Project

EARLGLEN INVESTMENTS INC.

Closing Date

05/05/2026

Property

050 BLOCK 008

Page 2 of 3

Interior Paint

Description

Master Ensuite

(STD) SILVER BIRCH

Main Bathroom

(STD) SILVER BIRCH

Ensuite #2

(STD) SILVER BIRCH

Powder Room

(STD) SILVER BIRCH

Kitchen/Dinette

(STD) SILVER BIRCH

Laundry(2nd Flr)

(STD) SILVER BIRCH

MUD ROOM

(STD) SILVER BIRCH

Foyer

(STD) SILVER BIRCH

Main Hall

(STD) SILVER BIRCH

Great Room

(STD) SILVER BIRCH

Upper Hall

(STD) SILVER BIRCH

Master Bedroom

(STD) SILVER BIRCH

Bedroom 2

(STD) SILVER BIRCH

Bedroom 3

(STD) SILVER BIRCH

Cabinet

Style

(STD) CATEGORY 1 QTS 1022 TUNDRA L.P LAMINATE

Countertop

(STD) Everest MAPLE WHITE

Counter Edge

1A* STD EDGE

Handle / Knob

DH00010

(STD) CATEGORY 1 QTS 1022 TUNDRA L.P LAMINATE

(STD) Everest MAPLE WHITE

1A* STD EDGE

DH00010

(STD) CATEGORY 1 QTS 1022 TUNDRA L.P LAMINATE

(STD) Everest MAPLE WHITE

1A* STD EDGE

DH00010

(STD) CATEGORY 1 QTS 1022 TUNDRA L.P LAMINATE

(STD) Everest MAPLE WHITE

1A* STD EDGE

DH00010

(STD) CATEGORY 1 QTC 1622 FROSTING L.P LAMINATE

(STD) Everest VANILLA WHITE

1A* STD EDGE

DH01270

N/A

N/A

N/A

N/A

N/A

N/A

N/A

N/A

Appliance Opening/Dimension

Fridge Size W 36in x H 70in

Range

Std 31in Opening

Built-Ins

None

Microwave

None

Hood Fan

Std 30in

Exhaust Opening

6"

8"

Dishwasher Cabinet

Std 24in Opening

Notes

Fireplace

Fireplace

N/A

Fireplace

N/A

Location Flooring

N/A

Location Flooring

N/A

Style

N/A

Style

N/A

Finish

N/A

Finish

N/A

Marble

N/A

Marble

N/A

Hearth

N/A

Hearth

N/A

Page 2 of 3

Decor Consultant:

Laura Di Pede

Purchaser:

YU-WAI LO

Purchaser:

ANGELA MIU TING LO

Vendor:

EARLGLEN INVESTMENTS INC.

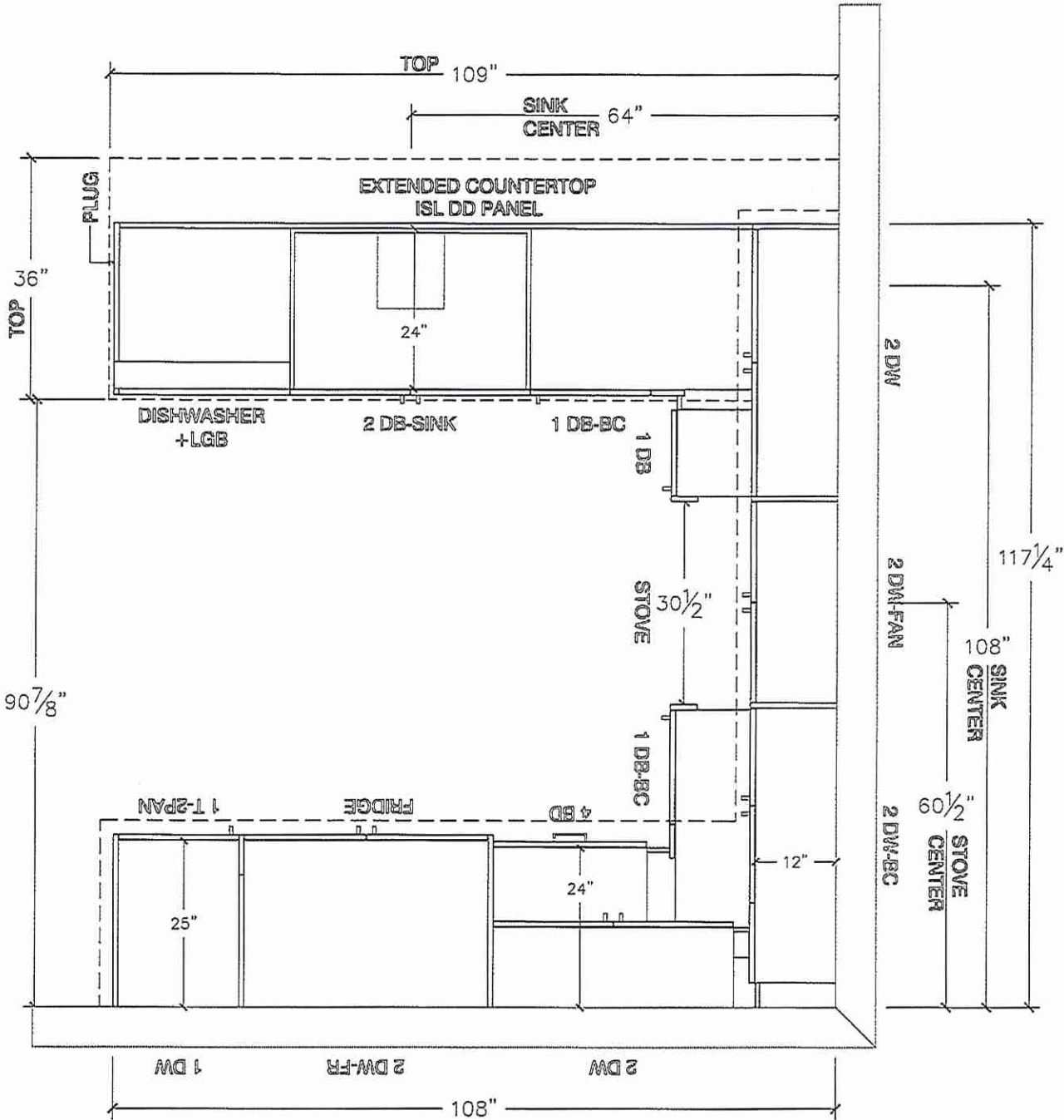


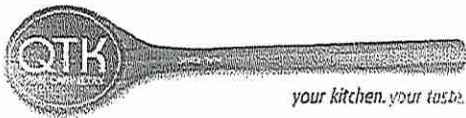
80 Sante Drive, Vaughan, ON L4K 3C4
T 416.746.1811 F 905.761.5901
www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: 2016	ROOM: KITCHEN	DRAWN BY: PS
SITE: EARLGLEN	DOOR STYLE: __	DOOR HANDLE: __	SCALE: 1/2" = 1'-0"
PHONE: __	FINISH: __	DRW HANDLE: __	DATE: 02 APRIL 2025
EMAIL: __	SPECIES: __	TOP: __	PAGE: Initial 1 OF 1
COMMENTS:	CUSTOMER INITIALS: 		CUSTOMER INITIALS: 

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 it's 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. Door/drawer fronts with inner profiles may receive slab fronts due to rail size restrictions based on width/height of the panels or site conditions.

KITCHEN PLAN



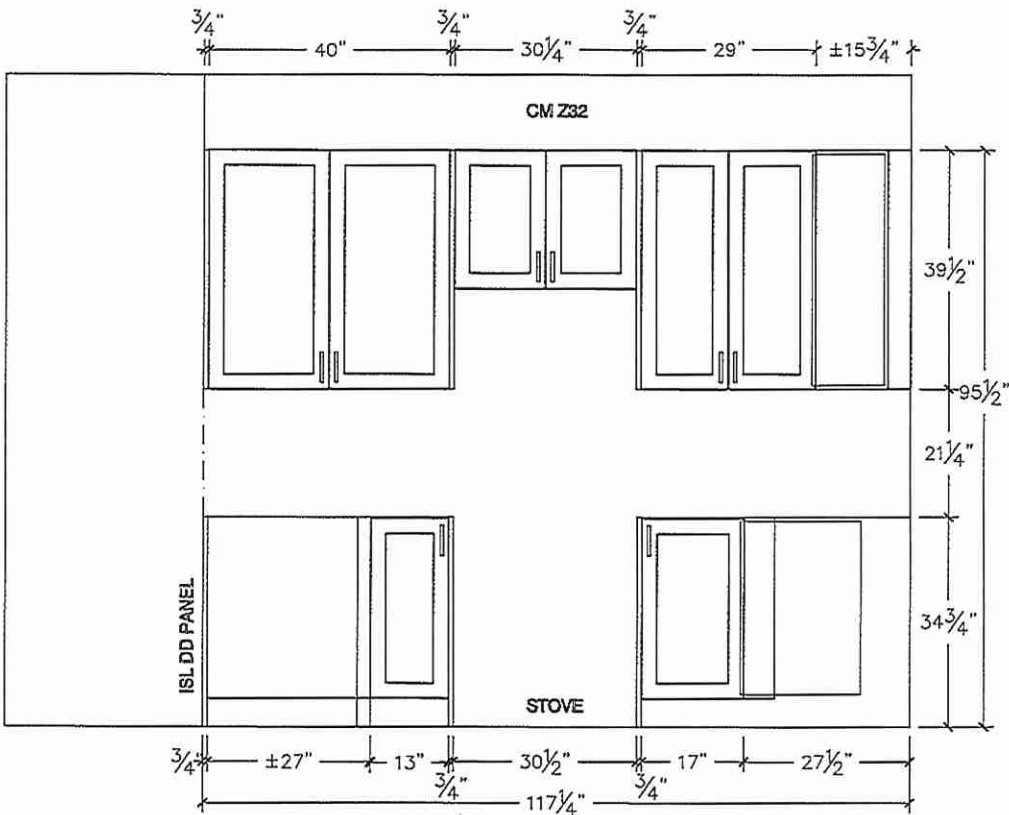


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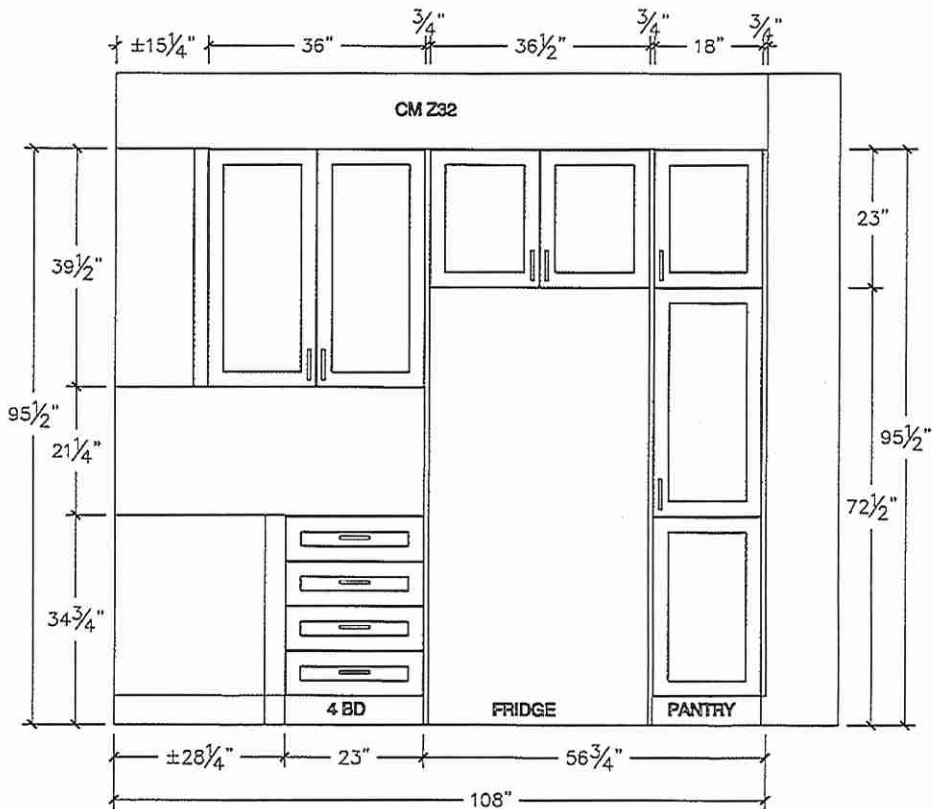
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SITE: EARLGLEN	DOOR STYLE: __	DOOR HANDLE: __	SCALE: 3/8" = 1'-0"
PHONE: __	FINISH: __	DRW HANDLE: __	DATE: 02 APRIL 2025
EMAIL: __	SPECIES: __	TOP: __	PAGE: 1 OF 1
COMMENTS:	CUSTOMER INITIALS:	CUSTOMER INITIALS:	

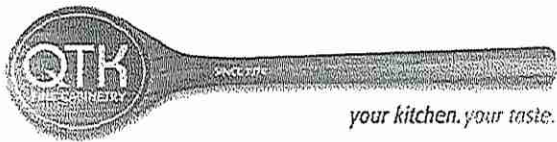
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STOVE WALL ELEVATION

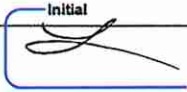


FRIDGE WALL ELEVATION



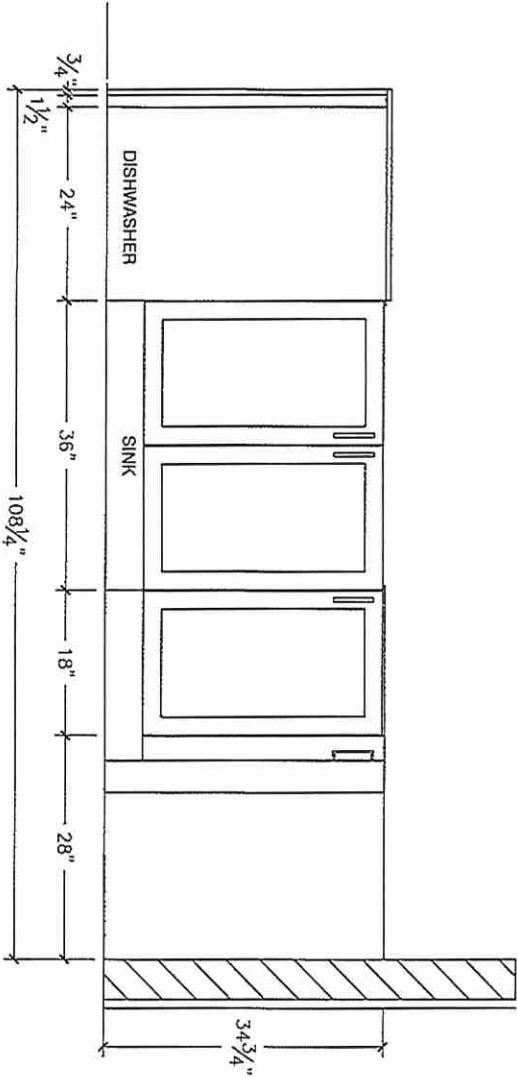


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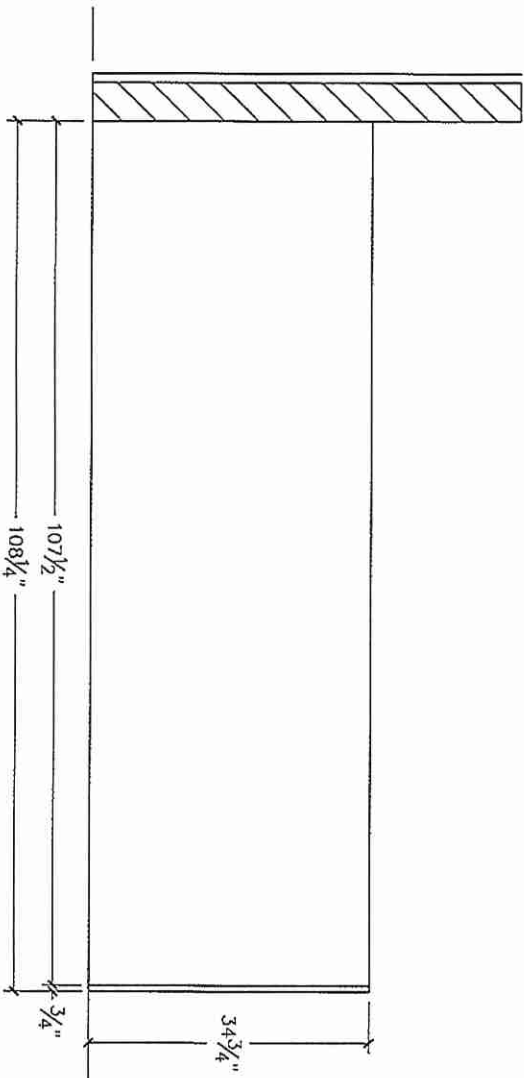
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SITE: EARLGLEN	DOOR STYLE: __	DOOR HANDLE: __	SCALE: 1/2" = 1'-0"
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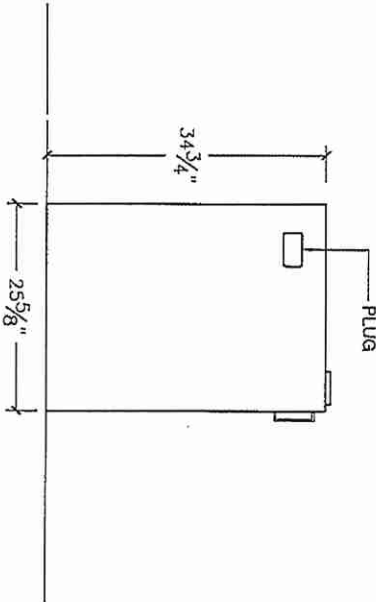
ISLAND FRONT ELEVATION

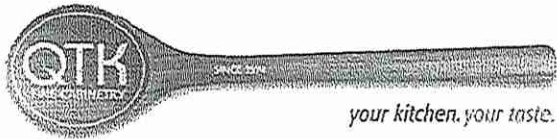


ISLAND REAR ELEVATION

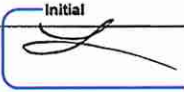


ISLAND SIDE ELEVATION

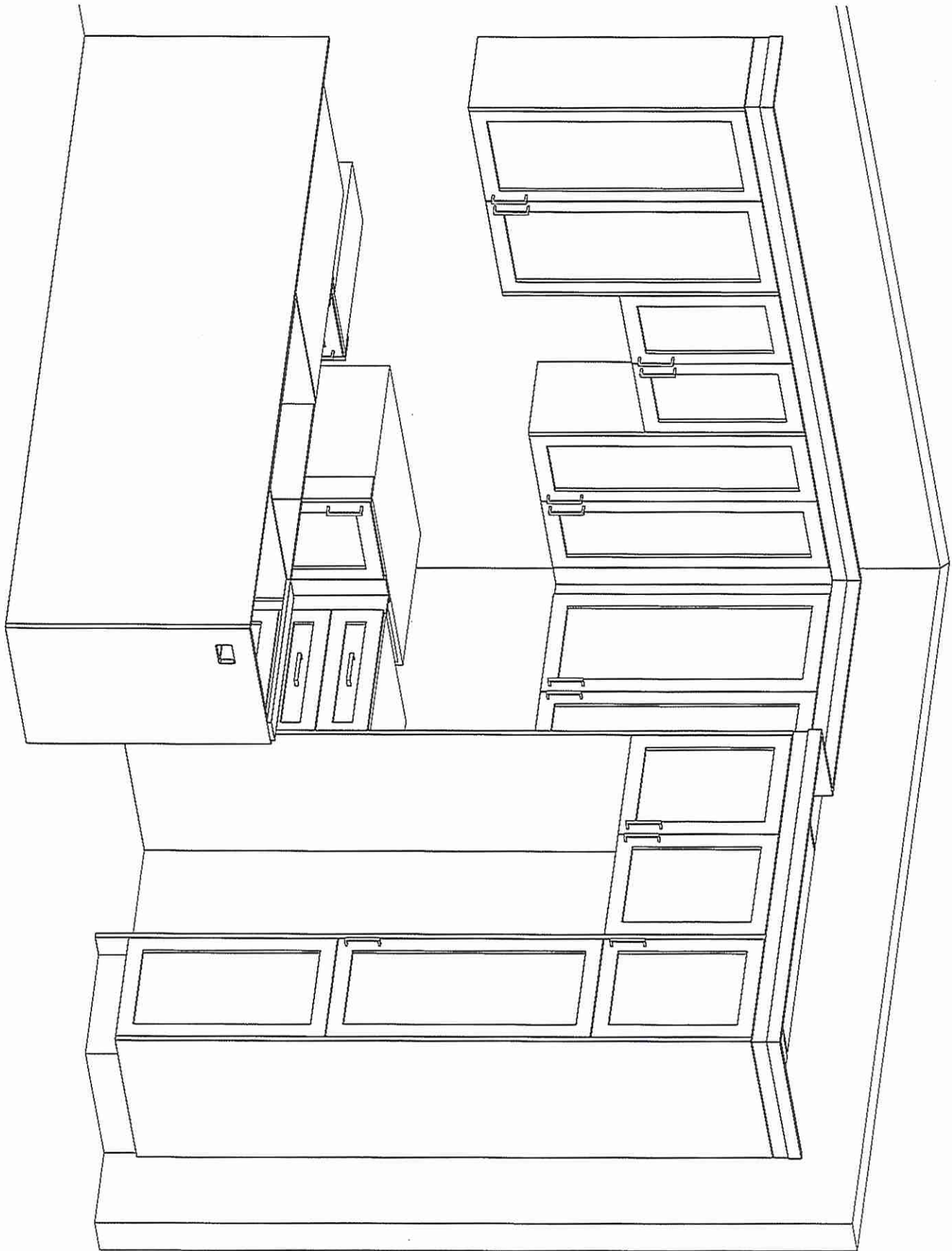




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CLIENT: ROYAL PINE HOMES	JOB NAME: 2016	ROOM: ROOM	DRAWN BY: PS
SITE: EARLGLEN	DOOR STYLE: _	DOOR HANDLE: _	SCALE: 1/2" = 1'-0"
PHONE: _	FINISH: _	DRW HANDLE: _	DATE: 02 APRIL 2025
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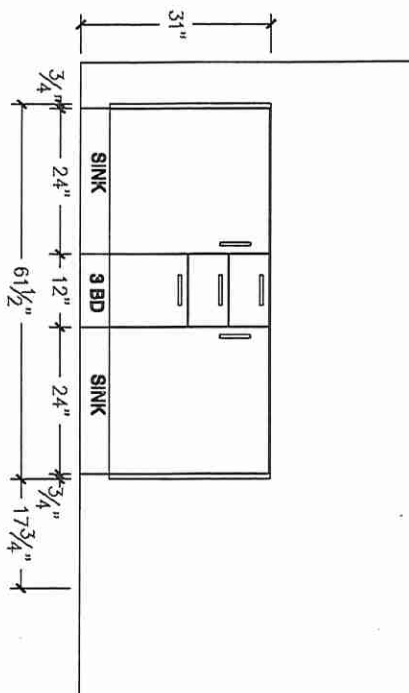
BLK 8 - TH 50



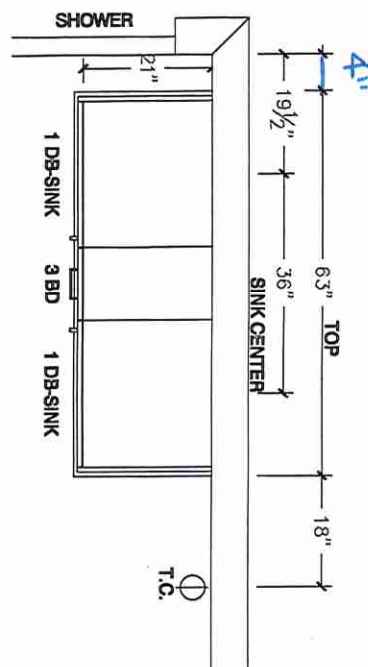
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www.QTK.ca info@qtk.ca

CLIENT: ROYAL PINE HOMES	JOB NAME: BLK 17-106 EG (2016)	ROOM: VANITIES	DRAWN BY: PS/NS
SITE: EARLGLEN	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: JULY 07 2025
EMAIL: —	SPECIES: —	TOP: —	PAGE: 1 OF 1
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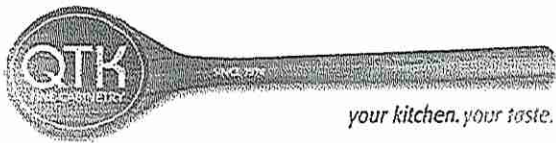
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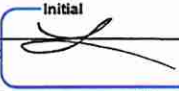
ENSUITE ELEVATION



ENSUITE PLAN

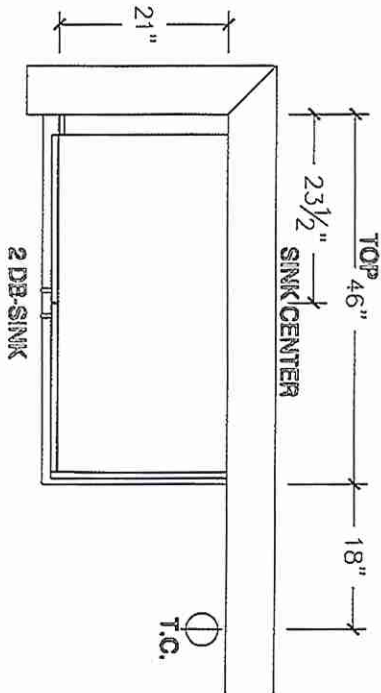


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www.QTK.ca info@qtk.ca

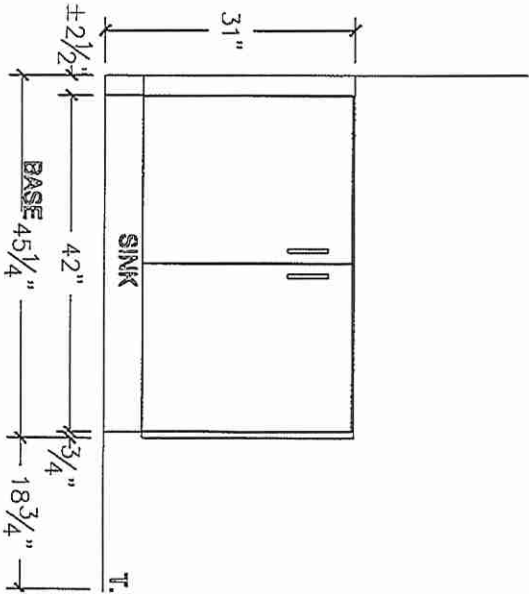
CLIENT: ROYAL PINE HOMES	JOB NAME: 2016	ROOM: VANITIES	DRAWN BY: PS
SITE: EARLGLEN	DOOR STYLE: _	DOOR HANDLE: _	SCALE: 1/2" = 1'-0"
PHONE: _	FINISH: _	DRW HANDLE: _	DATE: 02 APRIL 2025
EMAIL: _	SPECIES: _	TOP: _	PAGE 1 OF 1
COMMENTS:	CUSTOMER INITIALS: 		CUSTOMER INITIALS: 

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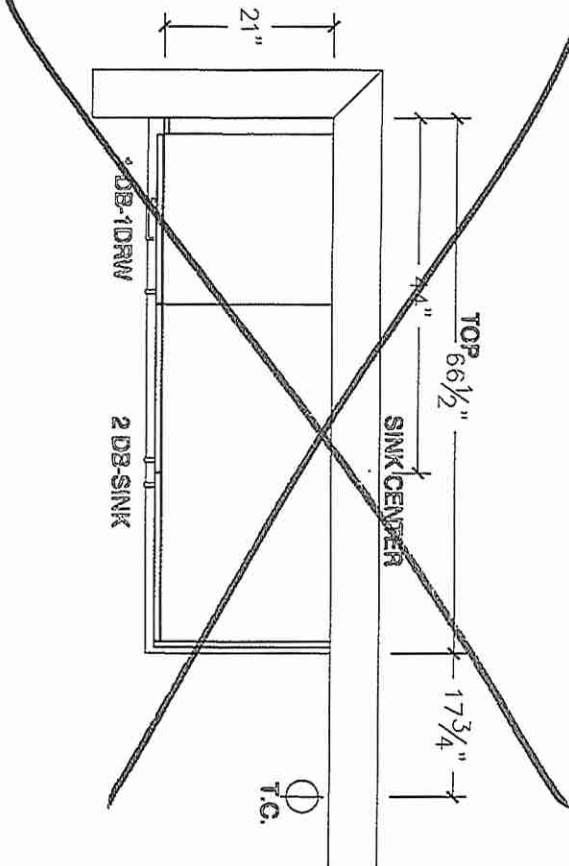
MAIN BATH PLAN



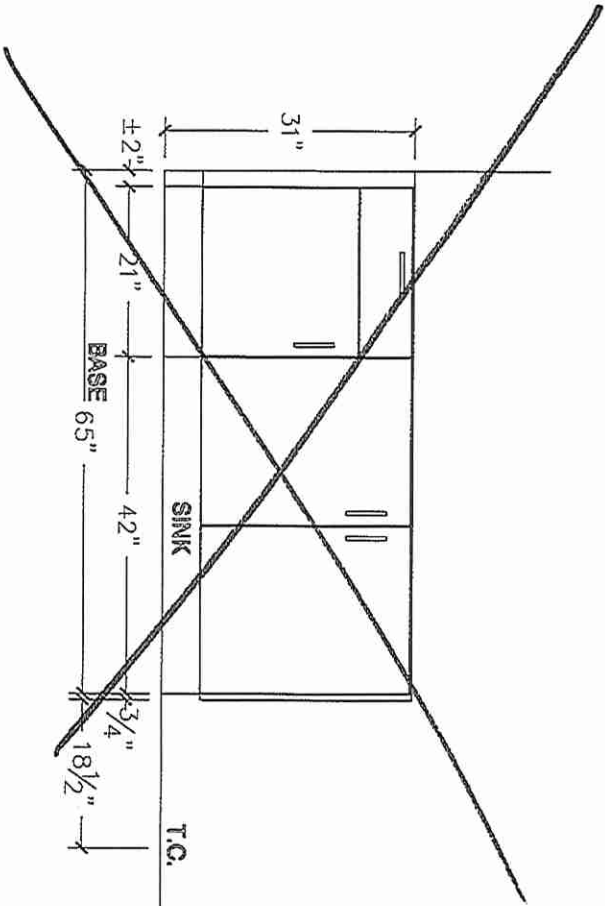
MAIN BATH ELEVATION

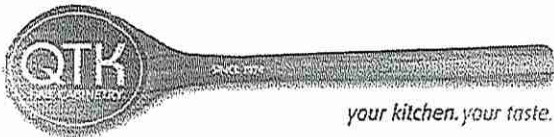


MAIN BATH PLAN (OPT W/FLEX SPACE)

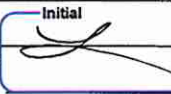


MAIN BATH ELEVATION (OPT W/FLEX SPACE)



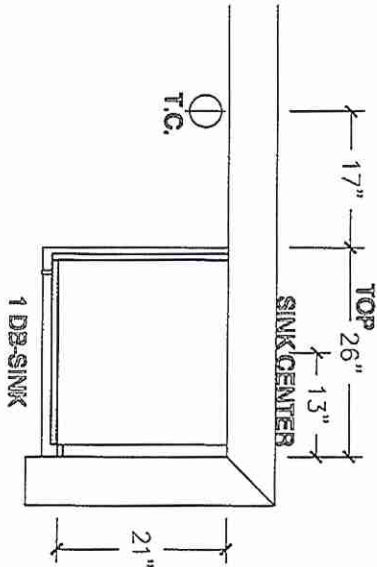


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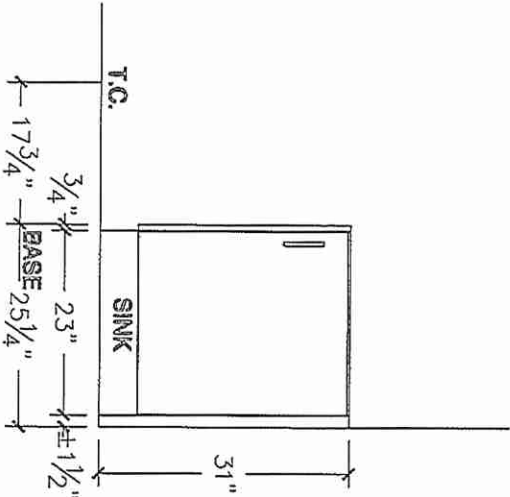
CLIENT: ROYAL PINE HOMES	JOB NAME: 2016	ROOM: VANITIES	DRAWN BY: PS
SITE: EARLGLEN	DOOR STYLE: _	DOOR HANDLE: _	SCALE: 1/2" = 1'-0"
PHONE: _	FINISH: _	DRW HANDLE: _	DATE: 02 APRIL 2025
EMAIL: _	SPECIES: _	TOP: _	1 OF 1
COMMENTS:	CUSTOMER INITIALS: 		

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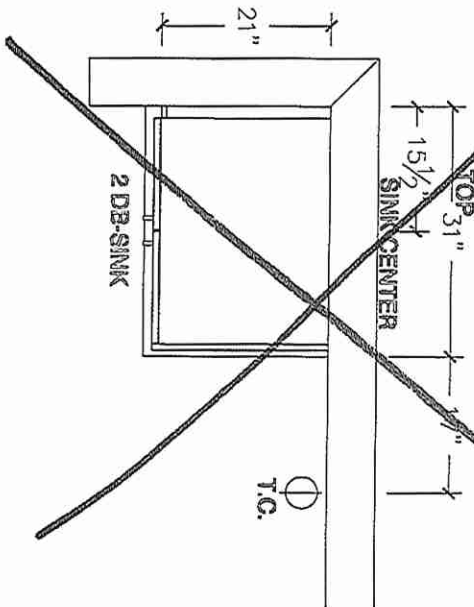
BATH 2 PLAN (OPT W/ 3 BATH)



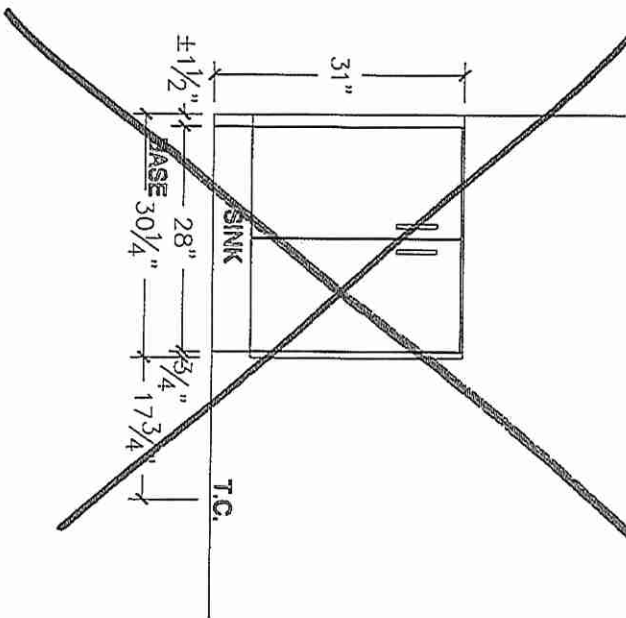
BATH 2 ELEVATION (OPT W/ 3 BATH)



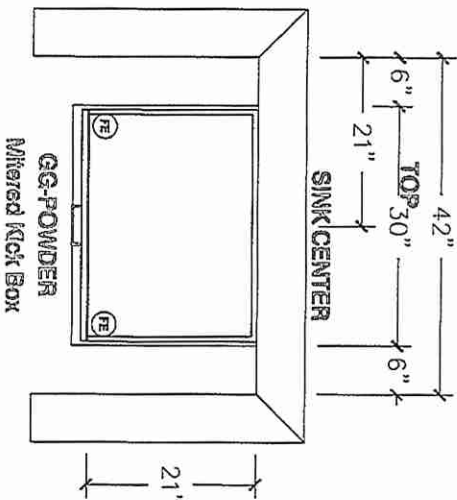
~~OPT BSMT BATH PLAN~~



~~OPT BSMT BATH ELEVATION~~



POWDER ROOM PLAN



POWDER ROOM ELEVATION

