	SINGLES AND TOWNS COLOUR CHART					
	Community:	Shea Village 1	Reg'd Plan #:	4M-1740	Sales Rep:	Nicole Trudel
	Lot No:	A03 - Phase 1	Civic Address:	1130 Cope Drive, Stittsville, Ont K2S 3C3		
	Purchaser(s):				Model Name/#:	The Thomas 110
	Purchaser(s):				Closing Date:	March 4th, 2025
INTERIOR FINISHES						
DESCRIPTION					STD/UPG #	
TRIM STYLE	Trim Package 1 MDF. ( 2 3/4" casing #L3513-96168C), ( 3 7/8" baseboard #2828-96192C)					UPG 56
DOOR STYLE	Madison Smooth interior doors					UPG 57
INTERIOR HARDWARE	Halifax square 514 Matte black, San Clemente Exterior Gripset 514 Matte black					UPG 58, 59
INTERIOR LIGHTING PACKAGE	Standard SOHO ceiling lights. In 3 baths : Vega Minor 24" VL18224-BK black. In kitchen over kitchen island c/w Flush Breakfast bar: Soji Matte Black with Opal Matte Glass PD601608MBOP, In Dining room : Helena black/black PD9117-BKBK, S&S Orbital Upgrades					UPG 7, 8, 61, 62, 65
BATHROOM ACCESSORIES	Allusion Collection Matte black					UPG 60
FIREPLACE MANTLE	Standard White MDF Mantle + Fan Kit + Fireplace Tile surround					STD 2, 3, 63

INTERIOR HANDRAILS AND SPINDLES				
	WOOD	STYLE	STAIN/COLOUR	STD/UPG #
HANDRAIL	Red Oak	Colonial	Stain #501	14, 15, 16
BRACKET	Metal	N/A	Satin Black	14, 15, 16
SPINDLES	Metal	Square	Satin Black	14, 15, 16
POSTS	Red Oak	Modern 3" Bevelled Top	Stain #501	14, 15, 16
NOSINGS	Red Oak	N/A	Stain #501	14, 15, 16
HARDWOOD STAIRCASE <small>(WHERE APPLICABLE)</small>	N/A	N/A	N/A	N/A

APPLIANCES				
TYPE	SIZE	STD/UPG #	APPLIANCE UPG LEVEL	STD/UPG #
FRIDGE <small>(Standard Minimum Opening is 35"(w) x maximum 73" (h))</small>	Fridge Opening approximately 37" wide x 72" high	UPG 18, 19	N/A	N/A
RANGE	Standard Opening	STD	N/A	N/A
DISHWASHER	Standard Opening	STD	N/A	N/A
MICROWAVE/ HOODFAN <small>(Specify if convection)</small>	Standard Opening	STD	OTR Stainless Steel Microwave Hoodfan	UPG 22
WASHING MACHINE/DRYER	Standard Opening	STD	N/A	N/A

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Approved By : \_\_\_\_\_

Date: \_\_\_\_\_

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	Purchaser(s):				Model Name/#:	The Thomas 110
	Purchaser(s):				Closing Date:	March 4th, 2025
CABINETRY						
ROOM	SELECTION				LEVEL	STD/UPG #
KITCHEN	STYLE AND COLOUR	Upper and Lower Kitchen Cabinetry including fridge cabinet & standard pantry & UPC9-2B to be: Shaker 5PCS TF-180. Kitchen island cabinetry c/w flush breakfast bar to be: Shaker 5PCS TF-177			Level 1, 2 colors	UPG 3, 9, 11, 17, 18, 20, 21, 23, 24, 25
	HARDWARE CODE	POI-R6003-160-NM on all doors and BOD, POI-R6003-320-NM on pots/pans drawers	TYPE	Handles	Level 3 & 4	UPG 3, 9, 11, 18, 20, 21, 23, 24, 25
	COUNTERTOP	Silestone Ethereal Bella polished c/w flush breakfast bar	COUNTERTOP EDGE PROFILE	Eased edge	Level 4	UPG 28, 29
MAIN BATHROOM	STYLE AND COLOUR	Shaker 90 AV-K14			STD	STD
	HARDWARE CODE	POI-V0117-128-LM2	TYPE	Handles	Level 2	UPG 26
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	STD
4 PCE ENSUITE BATH	STYLE AND COLOUR	Shaker 90 AV-K14			STD	UPG 1
	HARDWARE CODE	POI-V0117-128-LM2	TYPE	Handles	Level 2	UPG 1, 27
	COUNTERTOP	Quorastone Cotton Knit QS 7944	COUNTERTOP EDGE PROFILE	Eased edge	STD	UPG 1
POWDER ROOM	STYLE AND COLOUR	N/A			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A
BASEMENT/OTHER BATHROOM	STYLE AND COLOUR	N/A			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A
LAUNDRY ROOM	STYLE AND COLOUR	N/A			N/A	N/A
	HARDWARE CODE	N/A	TYPE	N/A	N/A	N/A
	COUNTERTOP	N/A	COUNTERTOP EDGE PROFILE	N/A	N/A	N/A

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	Purchaser(s):				Model Name/#:	The Thomas 110
	Purchaser(s):				Closing Date:	March 4th, 2025
PAINT COLOUR(S)						
ROOM	MAIN COLOUR		STD/UPG #	ACCENT WALL		STD/UPG #
TRIM	Semi Gloss DLX1025-1 Commercial white		STD	N/A		N/A
FOYER	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
POWDER ROOM	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
MAIN FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
LIVING/DINING ROOM	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
FLEX ROOM	N/A		N/A	N/A		N/A
GREAT ROOM	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
FAMILY ROOM	N/A		N/A	N/A		N/A
DEN/STUDY/HOME OFFICE	N/A		N/A	N/A		N/A
KITCHEN/DINETTE/ BREAKFAST	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
LAUNDRY/MUDROOM	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
2nd FLOOR HALLWAY	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
MAIN BATH	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
BEDROOM #2	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
BEDROOM #3	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
BEDROOM #4	N/A		N/A	N/A		N/A
OWNERS SUITE	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
OWNERS SUITE WALK-IN CLOSET	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
OWNERS SUITE ENSUITE	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
FINISHED BASEMENT FAMILY ROOM	Eggshell DLX1025-1 Commercial white		UPG 30	N/A		N/A
BASEMENT BATHROOM	N/A		N/A	N/A		N/A

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	Lot No:	A03 - Phase 1	Civic Address:	1130 Cope Drive, Stittsville, Ont K2S 3C3		
	Purchaser(s):				Model Name/#:	The Thomas 110
	Purchaser(s):				Closing Date:	March 4th, 2025
CERAMIC & GROUT SELECTIONS (1)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE		GROUT SELECTION	LEVEL	STD/UPG #
FOYER	FLOOR	Ceratec Glamour Calacatta Matt 11.6 x 23.6 ( Front to back rectangular installation)		Profix 25 Polar grey	Gold Floor tile + STD grout	UPG 31
POWDER ROOM	FLOOR	Ceratec Glamour Calacatta Matt 11.6 x 23.6 ( Front to back rectangular installation)		Profix 25 Polar grey	Gold Floor tile + STD grout	UPG 31
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
MUDROOM	FLOOR	N/A		N/A	N/A	N/A
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
LAUNDRY ROOM	FLOOR	Centura York Anthracite 12x24 matte YRK30073 (Front to back rectangular installation)		Profix 61 Astral	Bronze floor tile + UPG grout	UPG 32, 42
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
KITCHEN	FLOOR	See hardwood selection		N/A	N/A	N/A
	BACKSPLASH	Centura Artisan series 2.5" x 8" white AR24464 (Horizontal 1/2 brick installation)		Profix 25 Polar grey	Emerald wall tile + STD grout	UPG 35, 38
	INSERT OR BORDER	N/A				
DINETTE	FLOOR	See hardwood selection		N/A	N/A	N/A
BASEMENT FIREPLACE	HEARTH	N/A		N/A	N/A	N/A
	SURROUND	Olympia Regal Series Charcoal Black NY.RG.CCB1212PL		Profix 16 Anthracite	Standard Fireplace Tile + UPG grout	UPG 42, 63
ADDITIONAL FIREPLACE	HEARTH	N/A		N/A	N/A	N/A
	SURROUND	N/A		N/A	N/A	N/A

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CERAMIC & GROUT SELECTIONS (2)						
ROOM	AREA	MANUFACTURER/SERIES/SIZE/ COLOUR/CODE		GROUT SELECTION	LEVEL	STD/UPG #
MAIN BATHROOM	FLOOR	Centura York Anthracite 12x24 matte YRK30073 (Front to back rectangular installation)		Profix 61 Astral	Bronze floor tile + UPG grout	UPG 33, 42
	WALL	Euro Soho Glossy Canvas white 4x16 pas soh can 416 (Horizontal 1/2 brick installation)		Profix 54 Pearl	Gold wall tile + UPG grout	UPG 36, 40, 41
	INSERT OR BORDER	N/A				
3PC ENSUITE BATHROOM	FLOOR	N/A		N/A	N/A	N/A
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				
4PC ENSUITE BATHROOM	FLOOR	Centura York Anthracite 12x24 matte YRK30073 (Front to back rectangular installation)		Profix 61 Astral	Bronze floor tile + UPG grout	UPG 1, 34, 42
	TUB DECK	Centura York Anthracite 12x24 matte YRK30073 (Horizontal stacked installation)		Profix 61 Astral	Bronze floor tile + UPG grout	UPG 1, 34, 41
	TUB BACKSPLASH	Centura York Anthracite 12x24 matte YRK30073 (Horizontal stacked installation)		Profix 61 Astral	Bronze floor tile + UPG grout	UPG 1, 34, 41
	INSERT OR BORDER	N/A				
	SHOWER WALLS	Euro Soho Glossy Canvas white 4x16 pas soh can 416 (Horizontal 1/2 Brick installation)		Profix 54 Pearl	Gold wall tile + UPG grout	UPG 1, 37, 39, 41
BASEMENT/OTHER BATHROOM	FLOOR	N/A		N/A	N/A	N/A
	WALL	N/A		N/A	N/A	N/A
	INSERT OR BORDER	N/A				

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	Purchaser(s):				Model Name/#:	The Thomas 110
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FLOORING SELECTIONS						
ROOM	CARPET/UNDERPAD OR HARDWOOD				LEVEL	STD/UPG #
MAIN FLOOR HALLWAY	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 45
LIVING/DINING ROOM	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 45
FLEX ROOM	N/A				N/A	N/A
FAMILY ROOM	N/A				N/A	N/A
GREAT ROOM	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 45
DEN/HOME OFFICE	N/A				N/A	N/A
REAR HALLWAY	N/A				N/A	N/A
KITCHEN	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 46
DINETTE	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 46
MAIN STAIRS TO BEDROOMS	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
UPPER HALLWAY	Lauzon designer collection estate series character grade ultra-matte finish pure genius engineered white Oak CELTIK 6 1/4"				UPG	UPG 45
BEDROOM # 2	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
BEDROOM # 3	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
BEDROOM # 4	N/A				N/A	N/A
OWNERS SUITE	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
OWNERS SUITE WALK-IN CLOSET	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
STAIRS TO BASEMENT	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44
FINISHED BASEMENT RECREATION ROOM	Beaulieu Minotaur A45325 Overcast 87354 + level 1 underpad				Level 1 carpet + level 1 underpad	UPG 43, 44

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PLUMBING FIXTURES						
ROOM	FIXTURE	STYLE			FINISH	STD/UPG#
KITCHEN	SINK	Blanco Horizon Silgranite U 2 Undermount double sink 8" Deep			401267 Anthracite	UPG 47
	FAUCET	Delta Trinsic 9159-BL-DST Matte Black Single Handle Pull down			Matte black	UPG 48
MAIN BATHROOM	SINK	American standard undermount sink studio rectangular 0614-000			white	UPG 53
	VANITY FAUCET	Delta Trinsic Lavatory faucet Single Handle High Arc 559-HA-BL-DST			Matte black	UPG 49
	WATER CLOSET	Standard			white	STD
	TUB/SHOWER	Standard			white	STD
	TUB/SHOWER FAUCET	Delta Trinsic tub/shower faucet T14459-BL with H2O Kinetic raincan c/w matching waste and overflow			Matte black	UPG 51
4PC ENSUITE BATHROOM	SINK	American standard undermount sink studio rectangular 0614-000			white	UPG 1, 53
	VANITY FAUCET	Delta Trinsic lavatory faucet Single Handle High Arc 559-HA-BL-DST			Matte black	UPG 1, 49
	WATER CLOSET	Standard			white	UPG 1
	SHOWER	Standard 4PC Ensuite Shower in Matte black Trim			white/clear glass/matte black	UPG 1, 54
	SHOWER FAUCET	Delta Trinsic shower faucet only T14259-BL with H2O Kinetic Raincan shower head			Matte black	UPG 1, 52
	BATHTUB	Standard 4PC tub			white	UPG 1
	BATHTUB FAUCET	Delta Trinsic Roman Tub Faucet T2759-BL with matching overflow and drain			Matte black	UPG 1, 50
POWDER ROOM	PEDESTAL	American Standard Boulevard Pedestal Sink Single Center Hole 0641-001			White	UPG 55
	SINK FAUCET	Delta Trinsic Lavatory Faucet Single Handle High Arc 559-HA-BL-DST			Matte black	UPG 49
	WATER CLOSET	Standard			White	STD
BASEMENT/OTHER BATHROOM	SINK	N/A			N/A	N/A
	VANITY FAUCET	N/A			N/A	N/A
	WATER CLOSET	N/A			N/A	N/A
	TUB/SHOWER	N/A			N/A	N/A
	TUB/SHOWER FAUCET	N/A			N/A	N/A
NOTE: All fixtures are white as standard						

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