

Scheduled Closing Date: September 13, 2023

Purchasers:AMAR PRAFUL GANDHI & KHUSHBOO MEHTAProperty: 223-4 of Plan -

Telephone Res. / Bus: /Project: Joshua Creek - Phase 1

Decor Advisor: Dean-Marie GrayModel and Elevation: EDGEMERE (TH-03) B

Layout Changes: ☒ Yes ☐ No Sketch Attached: ☒ Yes ☐ No Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Counter	Hardware
Kitchen / Breakfast	2, HUGHES 3DL, ONTARIO WHITE	TCE 2019	9671
Laundry Room	2, HUGHES 3DL, ONTARIO WHITE	TCE 2019	9671
Powder Room	-		
MAIN BATH	2, HUGHES 3DL, ONTARIO WHITE	TCE 2019	9671
Master Ensuite Bathroom	2, HUGHES 3DL, ONTARIO WHITE	TCE 2019	9671
Second Ensuite Bathroom (If Applicable)	-		
LOFT BATH	2, HUGHES 3DL, ONTARIO WHITE	TCE 2019	9671

Comment

2. Floor Tile

	Selection
Entrance Vestibule	CINQ WHITE 13 X 13
Main Hall	-
Kitchen / Breakfast	CINQ WHITE 13 X 13 *KITCHEN AREA ONLY. SEE SKETCH*
Laundry Room	CINQ WHITE 13 X 13
Powder Room	CINQ WHITE 13 X 13
MAIN BATH	CINQ WHITE 13 X 13
Master Ensuite Bathroom	MALENA CARBON, 13 X 13
Second Ensuite Bathroom (If Applicable)	-
Lower Landing (If Applicable)	-
LOFT BATH	MALENA CARBON, 13 X 13

Comment

3. Wall Tile

	Selection	Custom	Describe
MAIN BATH	CINQ WHITE 8 X 10	☐ Yes ☒ No	
Master Ensuite Bathroom			
Tub Deck		☐ Yes ☐ No	
Shower Stall	MALENA CARBON, 8 X 10	☐ Yes ☒ No	
Bathroom Walls		☐ Yes ☐ No	
Second Ensuite Bathroom (If Applicable)		☐ Yes ☐ No	
LOFT BATH	MALENA CARBON, 8 X 10	☐ Yes ☒ No	
Kitchen Backsplash	☒ Yes ☐ No	Backsplash Behind Stove to Upper Cabinets	NO

Comment

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4. Plumbing Fixtures

Master Ensuite Bathroom

Second Ensuite

Powder Room

Other Room - Specify

Other Washroom

Comment

ALL FIXTURES TO REAMAIN AS STANDARD

5. Hardwood Flooring

Type and Stain

Countryside Oak, 3 1/2" Paddock

Main Hall

Countryside Oak, 3 1/2" Paddock

Kitchen / Breakfast

*SEE NOTES

Living Room

Countryside Oak, 3 1/2" Paddock

Dining Room

-

Family Room

Countryside Oak, 3 1/2" Paddock

Den/Library

-

Entrance Vestibule

-

Lower Landing (If Applicable)

-

Type and Stain

Countryside Oak, 3 1/2" Paddock

Upper Landing

Countryside Oak, 3 1/2" Paddock

Upper Hall

Countryside Oak, 3 1/2" Paddock

Master Bedroom

-

Bedroom #2

-

Bedroom #3

-

Bedroom #4

-

Bedroom #5

-

Other Room - Specify

Countryside Oak, 3 1/2" Paddock

LOFT HALL

Comment

HARDWOOD: Countryside Oak, 3 1/2" Paddock Fence
HARDWOOD TO GO IN BREAKFAST AREA AND AREA IN FRONT OF KITCHEN ISLAND, BETWEEN ISLAND AND STAIRS. SEE PLAN

6. Carpeting

Upgrade

Description

Ground Floor

Second Floor

BASEMENT / LOFT

W6761 SPIREA 11 H608 FIRST LIGHT

W6761 SPIREA 11 H608 FIRST LIGHT

Upgrade Underpad

Type

STANDARD

Area

Carpet on Stairs

Capped

Runner - *Upgrade

Comment

7. Fireplace

Living Room

Purchased

As Per Plan

N/A

Family Room

Purchased

As Per Plan

N/A

Other Room - Specify

Purchased

As Per Plan

N/A

Fireplace Type

ELECTRIC

Mantle Type

STANDARD

Colour / Stain

WHITE PAINT-GRADE

Surround

GRIGIO CARNICO

Hearth

NONE

Comment

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EDGEMERE (TH-03) B

8. Trim Carpentry

Interior Doors

STANDARD

Front Door Glass Inserts

STANDARD

Door Handles

STANDARD

Interior Trim

STANDARD

Comment

9. Plaster Mouldings and Medallions

Standard Throughout

☐ Yes

☒ No

☐ N/A

Entrance Vestibule

Kitchen/Breakfast

Main Hall

Den/Library

Living Room

Lower Landing

Dining Room

Other Room - Specify

Family Room

Comment

10. Railings and Spindles

Railing Package

STANDARD

Railing Colour

PADDOCK FENCE

Spindle Colour

BLACK

Stringer / Riser

PADDOCK FENCE

Treads

PADDOCK FENCE

Comment

Oak Stairs

☒ Yes

☐ No

☐ N/A

11. Wall Paint / Ceilings

Throughout Finished Areas

SOUTHERN SHADOW

Trim Paint

White

Smooth Ceilings

Ground Floor

☒

Second Floor

☐

Note

Comment

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12. Electrical

Hood Fan

☐ White

☐ Stainless

☒ N/A

Above Kitchen Cabinet Light

☐ Yes

☒ No

Below Kitchen Cabinet Light

☐ Yes

☒ No

Standard Appliances

☐

Over The Range Microwave

☐

Chimney Style Fan

☐

Comment

13. Heating and Air Conditioning

Air Conditioning

YES humidifier/media

Gas Provisions Stove

YES

Gas Provisions Dryer

NO

Gas Provisions Barbecue

YES

Comment

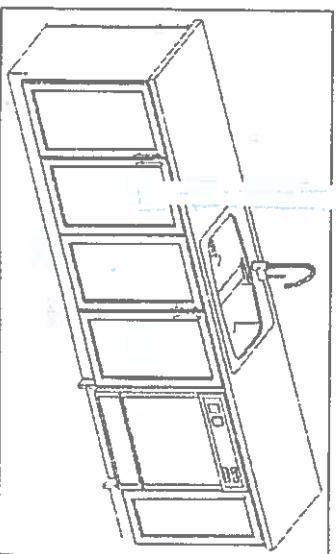
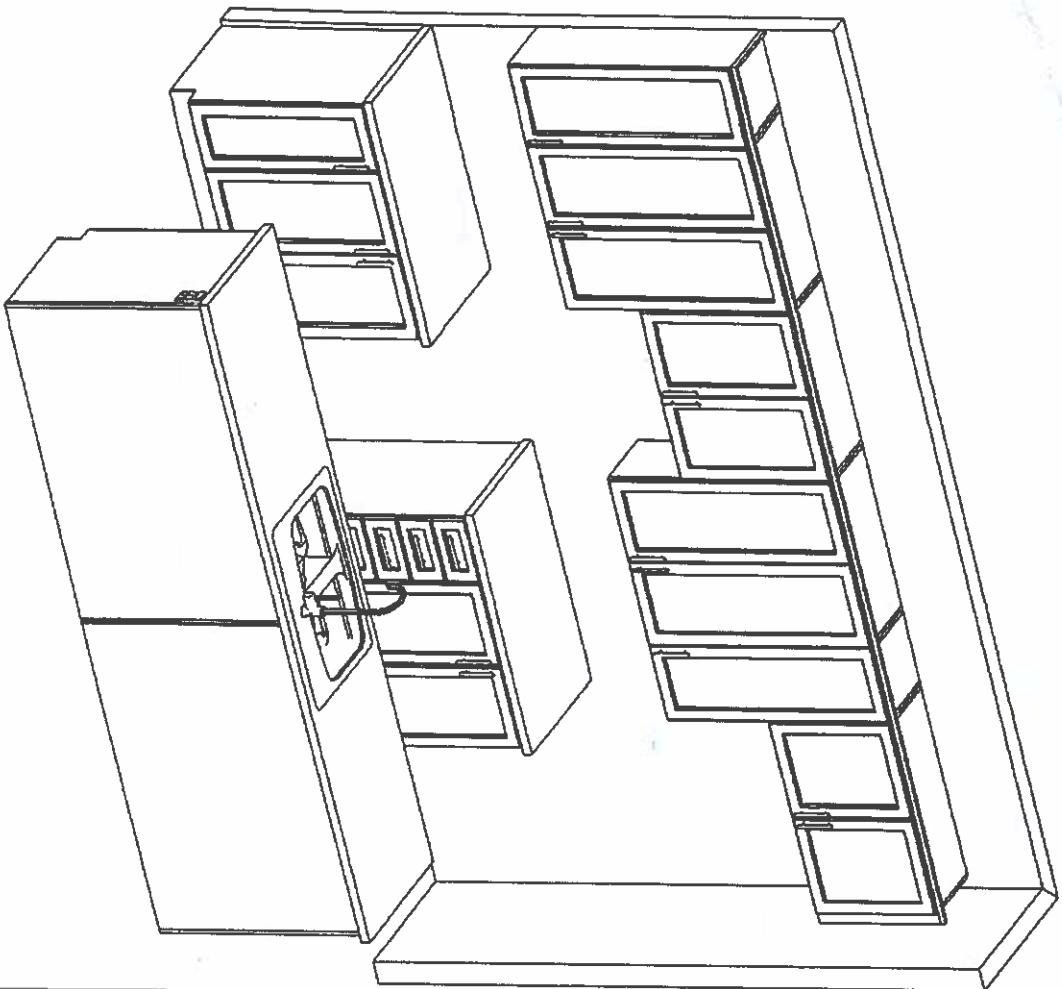
14. Additional Comments

15. Disclaimers and Notes

- 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 Interior Colour Selection form is signed and dated, no further changes will be permitted other than re-selection due to unavailability. _____ Purchaser's Initials
- 4) The Purchaser acknowledges reading and accepting the "Valery Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

This Interior Colour Selection is final and approved by:

Signature: _____ Date: _____



This sketch is for DESIGN PURPOSES ONLY -- It is not meant to be an exact rendition.



FRENDEL
KITCHENS LIMITED
11800 Burnaby Park, Burnaby, BC V5A 1C2

VALERY HOMES
JOSHUA CREEK
TH-3

Lot 223-4

July 29, 24

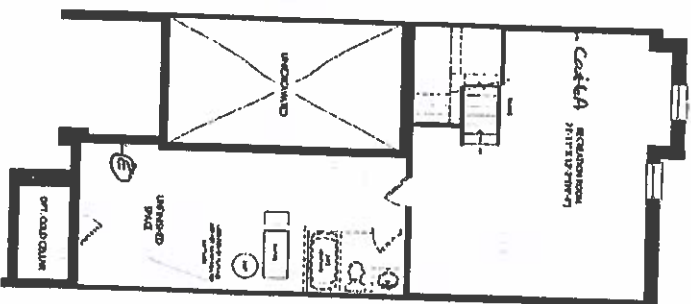
Drawn By:
Date: November 27, 2023
Scale: Not To Scale

Approved By Builder:

Date:

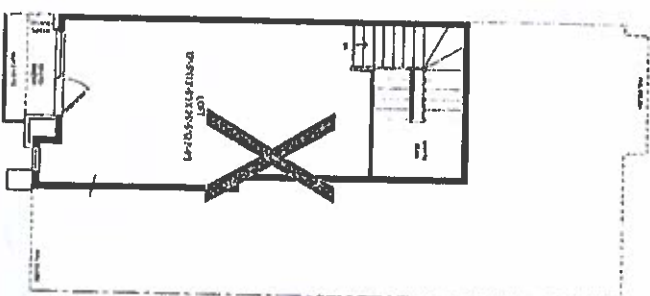
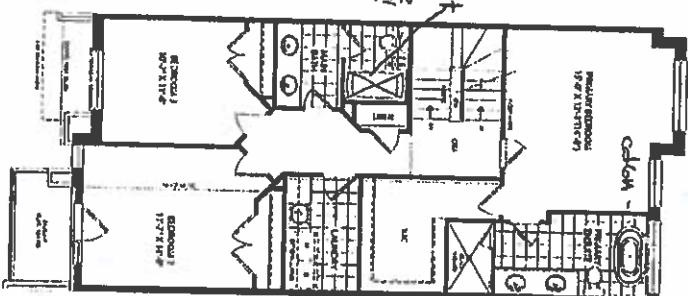
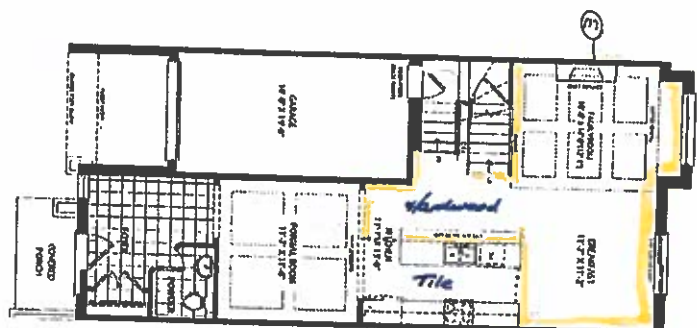
TH-3
EDGEMERE
ELEV.B 2,903 SQ. FT.

FINISHED BASEMENT ELEV. B



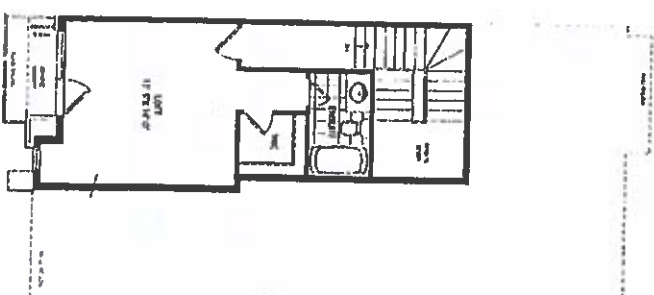
Lot 223-4
July 29, 24
GROUND FLOOR ELEV. B

Lot 223-4
Lot 18, 22
SECOND FLOOR ELEV. B



LOFT PLAN ELEV. B

OPT LOFT 2, 4N ELEV. B



JOSHUA CREEK
MONTAGE

As represented by this plan, the dimensions and area of the lot are not to be used for any purpose other than for the purpose of the plan. The dimensions and area of the lot are not to be used for any purpose other than for the purpose of the plan. The dimensions and area of the lot are not to be used for any purpose other than for the purpose of the plan.

VALERY
HOMES