



Kitchen Cabinet Materials

Kitchen Cabinets - Material		Notes:
<input type="checkbox"/>	Maple	casesto be birch veneer
<input type="checkbox"/>	Ecowood	
<input type="checkbox"/>	Pine	
<input type="checkbox"/>	Alder	
<input type="checkbox"/>	Other:	

Kitchen Cabinet Style

Kitchen Cabinets - Style		Notes:
<input checked="" type="checkbox"/>	Slab	Cabinet Layout and design will be provided. Install with grain running horizontally - UV inhibitor required in finish - Clear lacquer 12% sheen - Veneer applied to substrate
<input type="checkbox"/>	Shaker	
<input type="checkbox"/>	Raised Panel	
Pacific Crest		 
Maple - Oslo Stain to be finalized for unit 2 and 3		
Wenge Linea - for unit 1		

Ensuite Cabinets

Vanity Cabinets - Style		Notes:
<input checked="" type="checkbox"/>	Slab	As per cabinet designs INSTALLATION - SAME AS KITCHEN CABINETS
<input type="checkbox"/>	Shaker	Quartz Caesarstone Color: Option 1: 2141 Blizzard, Option 2: 3141 Eggshell
<input type="checkbox"/>	Raised Panel	Square Edging
<input type="checkbox"/>	Other	

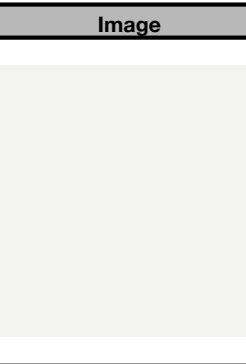
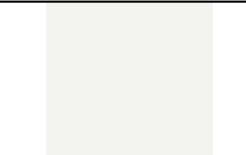




Main Bath Cabinets

Vanity Cabinets - Style		Notes:
<input checked="" type="checkbox"/>	Slab	Sink cabinet with bank of drawers; as per drawings
<input type="checkbox"/>	Shaker	Door style same as kitchen
<input type="checkbox"/>	Raised Panel	Quartz Caesarstone Color: TBC
<input type="checkbox"/>	Other	






Countertop Material Throughout

Countertop Material		Notes:
<input checked="" type="checkbox"/>	Quartz	Caesarstone
<input type="checkbox"/>	Granite	
<input type="checkbox"/>	Concrete	Square Edging
<input type="checkbox"/>	Laminate	
<input type="checkbox"/>	Other	Colour: TBC






Tile Backsplashes and Fireplace Surrounds

Supplier	Location	Image
American Olean Urban Canvas 8x12 colour 0025 Ice white	Kitchen backsplash	
American Olean 8x12 colour 0051 designer white matte	Kitchen backsplash accent	
Daltile Camouflage Gr21 1x1 glass mosaic	Main Bath vanity backsplash Main Bath tub surround accent	
Milan Romance Black White 10x16	Main Bath tub surround	
laguna series 5/8 x 5/8 mosaic	Ensuite Bath/Shower Surrounds Accent	
	Ensuite Tub Surround Accent	
	Enquite Vanity backsplash	
Milan Romance Black White 10x16	Ensuite Bath/Shower Surrounds	

Flooring

	Supplier	Style	Color	Location	Image
<input checked="" type="checkbox"/>	Shaw	Engineered - Epic Maple - SW258 Smooth Sailing	Unit 1: 504 Marina Unit 2: 404 Beacon Unit 3: 312 Oceanside	All locations other than specified otherwise	
<input checked="" type="checkbox"/>	Daltile Tile option 1	Fabrique	Unit 1: gris linen P690 Unit 2: Noir linen P689 Unit 3: Creme Linen P686 Unit 1,2,3: Blanc Linen P685	Mudroom Entry Laundry Main and Master Bath	
<input checked="" type="checkbox"/>	Daltile Tile option 2	Kimono Silk	Unit 1: Water Chestnut P323 Unit 2: Imperial Gray P326 Unit 3: Morning Dove P325 Unit 1,2,3: White Orchid P320	Mudroom Entry Laundry Main and Master Bath	
	Shaw Floors	On Target 53098	TBD	Bedrooms and closets	
<input checked="" type="checkbox"/>	Confirm of required Independent Supplier	Concrete Shower bases	Various	Tiled Showers - used as base in place of tiles	


Master Ensuite Plumbing Fixtures

Grohe Atrio High spout lav wideset Sterling Infinity Finish 20069 quantity 2	
Kohler Verticyl White rectangular K2882WH quantity 2	
Grohe Atrio Roman tub filler w/ handshower Sterling Infinity Finish	
Grohe Thermostatic control 19170 Starlight chrome c/w rough in valve	
Grohe Rustic Rainshower hand set 27-140 Finish Starlight Chrome c/w chrome wall supply	
Grohe 6 1/4" dia. Rainshower head Starlight chrome finish 27130 c/w 4" chrome stem	
Grohe Diverter Sterling infinity Finish 19166 c/w rough-in valve	

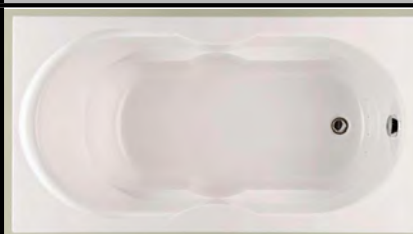


Main Bath Plumbing Fixtures

Grohe High Spout Lav 21-027 Finish: Sterling Infinity	
Kohler Verticyl White rectangular K2882WH	
Grohe Rustic Rainshower hand set 27-140 Finish Starlight Chrome c/w chrome wall supply	
Grohe 5" diverter tub spout 13611 Starlight Chrome	

Kitchen Sink and Faucet

Kohler Vault double basin sink, undermount K-3280-1-NA	
Grohe Concetto Daul Spray pull down 32665 Starlight Chrome Finish	



Toilets and Bath Tubs

Bain Ultra Thermal 50 White 60x32 air jets THER50WH white	
Main Bath - Hytec AC3637L/R 60" x 32" white	
American Standard Flowise Dual Flush 2476216 white	

Powder Room Plumbing Fixtures

Grohe Concetto Chrome Lavatory Faucet Starlight Chrome finish 32.138	
Duravit Vero 070225	

Interior Finish Details

Item	Material/Supplier	Style	Notes/Image
Shower Doors and Trim	Glass	10 mil Glass - Stainless Steel Hardware	master steam shower only
Interior Passage Doors	TBD	Solid Core - Flat Panel/ Slab	color/stain TBD
Door Casings	MDF	3 1/2" - Flat Stock	
Door Jambs	MDF	Standard	
Baseboards	MDF	5 1/2" - Flat Stock	
Capping (niches & ledges)	MDF		
Fireplace (style & finishing)	Tile and MDF	6-12" tile surround with MDF Cladding	
Closet Shelving	MDF	1 Bank of Drawers, 2 Banks of open shelves, Closet Rod w/ shelf above	As per drawings
Railings	BLADE or CIRCA Glass Railing System - www.vivaraillings.com - OR-EQUIVALENT	Stainless steel posts and fixed point holders	
Main Stairs	Conquest	Solid Maple, open tread stairs with stain matching hardwood floor	
Stair Wall - Main Floor to Upper Floor	Echwood or MDF	Reveal Panel Wall	to match cabinets or trim
Basement Stairs	On Site by KCH	Send hardwood to finish	






Paint and Drywall

Colors	Location	Selection
Main Color	Mud room	Benjamin Moore - Eggshell
	Kitchen	
Secondary Colors	Powder Room	Benjamin Moore - Eggshell
	Laundry Room	Benjamin Moore - Eggshell 50% strength
Doors and Trim Color	Main Trim Color	COLOR: Benjamin Moore - SATIN
		All nail holes filled and sanded
		All baseboards dapped at top edge; all joints mitered and/or filled and sanded for seamless finish
Drywall Corners	All Locations	Metal Bead
		Square outside corners
Ceilings	Main Color	Color: Benjamin Moore - Eggshell
	Powder Room Ceiling	Benjamin Moore - Eggshell
		Smooth Painted
		9' Ceilings both floors no vaults







Door and Cabinet Hardware

Kitchen Cabinet Handles Top Knobs M1160 Polished chrome	
Main Bath Vanity Master Ensuite Vanity Powder Room Vanity Emtek 86317 polished chrome	
Interior Doors - Emtek Stuttgart Lever set stainless steel passage on non-bathrooms privacy on all bathrooms dummy on all double closets without plunger Hinges chrome finish - Three per door	
Exterior Back Door Emtek Stuttgart leverset Stainless steel Round style: stainless steel	
Exterior Front Door Emtek Melrose Satin Nickel Interior Lever - Emtek Stuttgart	



Lighting Selections

	Item	Location	Image
<input checked="" type="checkbox"/>	Juno -JR-IC44N-H	Throughout - as per plan - non insulated areas	
<input checked="" type="checkbox"/>	Juno - JR-IC44N-H	Throughout - as per plan - insulated areas	
<input checked="" type="checkbox"/>	Juno - JR440-WH		
<input type="checkbox"/>	LED Entry lighting		
<input checked="" type="checkbox"/>	Motion Sensors	All Exterior Lighting	
<input checked="" type="checkbox"/>		Under Cabinet Valence Lighting	
<input checked="" type="checkbox"/>	Tamper-proof electrical outlets	ALL LOCATIONS - As per AB Building code	
<input checked="" type="checkbox"/>	Quick Snap - no screw covers	all light and plug covers	
<input checked="" type="checkbox"/>	Maxilite - MX2530-02 Shade: White glass Finish: brush steel	three pendants over island	
<input checked="" type="checkbox"/>	Maxilite - MX 2011-02 Shade: off-white linen Finish: Brush Steel	Dining Room - Option 1	

Lighting Selections Cont.

	Item	Location	Image
<input checked="" type="checkbox"/>	Maxlite - MX 2055 Shade:Silver Organza/ White Finish: Brush Steel	Dining Room - Option 2	
<input checked="" type="checkbox"/>	Eurofase - Dervish 3 light pendant Shade: Mahogany Finish: Chrome	Dining Room -Option 3	
<input checked="" type="checkbox"/>	Access Lighting 23832 Astor Finish: Satin Chrome Shade: Clear	Powder Room Vanity	
<input checked="" type="checkbox"/>	Alico -Borg BV744-10-15 Shade: White Opal Finish: Chrome	Main Bath Vanity	
<input checked="" type="checkbox"/>	Alico -Scatola BV521-10-15 Shade: White Opal Finish: Chrome	Master Enquite Vanity	
<input checked="" type="checkbox"/>	Russell Lighting - 385-709/BCH Shade opal Finish: brushed chrome	Front entry, bedrooms	
<input checked="" type="checkbox"/>	Forecast City Collection F8612-10	Exterior Lighting	

HVAC and Mechanical

Item	Material/Supplier	Style	Notes/Image
Fireplace Unit 1 and 2	Montigo	H34Df	
Hood Fan - Kitchen	Faber Power Pak	5974890	
Gas Lines	Gas Tight - Flex	3/4"	Run to Range, Fireplace, BBQ Line
HRV/Fantec - ducting			piped to all bathrooms, back to mechanical room
Furnace, HRV, HWT	Supplied by KCH on site		

Electrical Specs and Home Automation

	Item	Location	Image
<input checked="" type="checkbox"/>	5.1 Surround Sound	Main Living Area	TBC
<input checked="" type="checkbox"/>	Plasma TV	Master Bedroom	TBC
		Living Room	
<input checked="" type="checkbox"/>	Control4	complete home automation - floor sensors, lighting control, sound control	TBC
<input checked="" type="checkbox"/>	All Audio/Video	wired back to Main Hub	TBC
<input checked="" type="checkbox"/>	Electrical Panel	200 Amp	TBC
<input checked="" type="checkbox"/>	Light Switches	All Pot lights on dimmer	TBC
<input checked="" type="checkbox"/>	Rough In for sound	All bedrooms, living room, and Kitchen. 5.1 surround in living room - As per diagram	TBC



Exterior Selections

Item	Material/Supplier	Style	Notes/Image
Windows and Doors	TBC	YBC	
Corrugated Metal			TBD
Hardy Board		Reveal Panel and Lap Siding	Color and Size TBD - As per drawing
Roofing	EPDM		
Soffit and Facia	Kaycan	Black	No soffits

OTHERS

Item	Material/Supplier	Style	Notes/Image
Exterior Wall Insulation	Roxul	All exterior walls	
Interior Insulation	Roxul	All bedroom Walls and entire floor system	
Bath and Shower Accessories	Taymor	Astral 2800 Series	24" towel rods main and master, towel ring powder room and TP holders, robe hooks on inside of closet doors if possible

Appliances

Kitchenaid Gas Range KBS907SSS	
Kitchenaid Dishwasher KUDC20FVSS	
Kitchenaid Fridge KBFS20	