



QUALIS BUILDERS

**WA
ARCHITECTS**

November 17, 2025

BC Children's Hospital Foundation
938 W. 28th Avenue
Vancouver, BC
V5Z 4H4

Attention:

Mr. Matthew Boydston
Vice President & Chief Financial Officer

Re: Qualis Builders & WA Architects – Beachlands Grand Prize Home
5 Bedrooms • 5 Bathrooms • Rooftop Patio • Caretaker/In-Law Suite • 2-Car Garage • 4,000+ sq. ft.
Sample Floor Plan Attached

Dear Mr. Boydston,

This letter confirms the pricing for the **2026 Choices Lottery Grand Prize Home**. Your cost to purchase the above unfurnished, custom-built detached home is **\$2,600,000.00 plus GST**.

The Home will be **fully landscaped** and constructed to executive standards in the highly sought-after **Beachlands Oceanfront Community in Colwood, BC**.

QUALIS BUILDERS LTD., in partnership with **WA ARCHITECTS**, agrees to make this Home available to the Choices Lottery under the following terms:

1. The Choices Lottery will run from **January 10 to April 10, 2026**.
2. The Grand Prize Draw will be held on **May 7, 2026**.
3. If the winner chooses to take this Home as their Grand Prize, the sale will be completed by **May 28, 2026**. If the winner does not choose this Home, the option to purchase will be cancelled.
4. Occupancy will be available on **August 28, 2027**.
5. The Lottery will be provided with marketing material to promote the property consisting of renderings, images, video, virtual tour (if available), logos, floor plan, and a features/amenity list for the Home and development.

Sincerely,

Todd Preston
President
Qualis Builders Ltd.

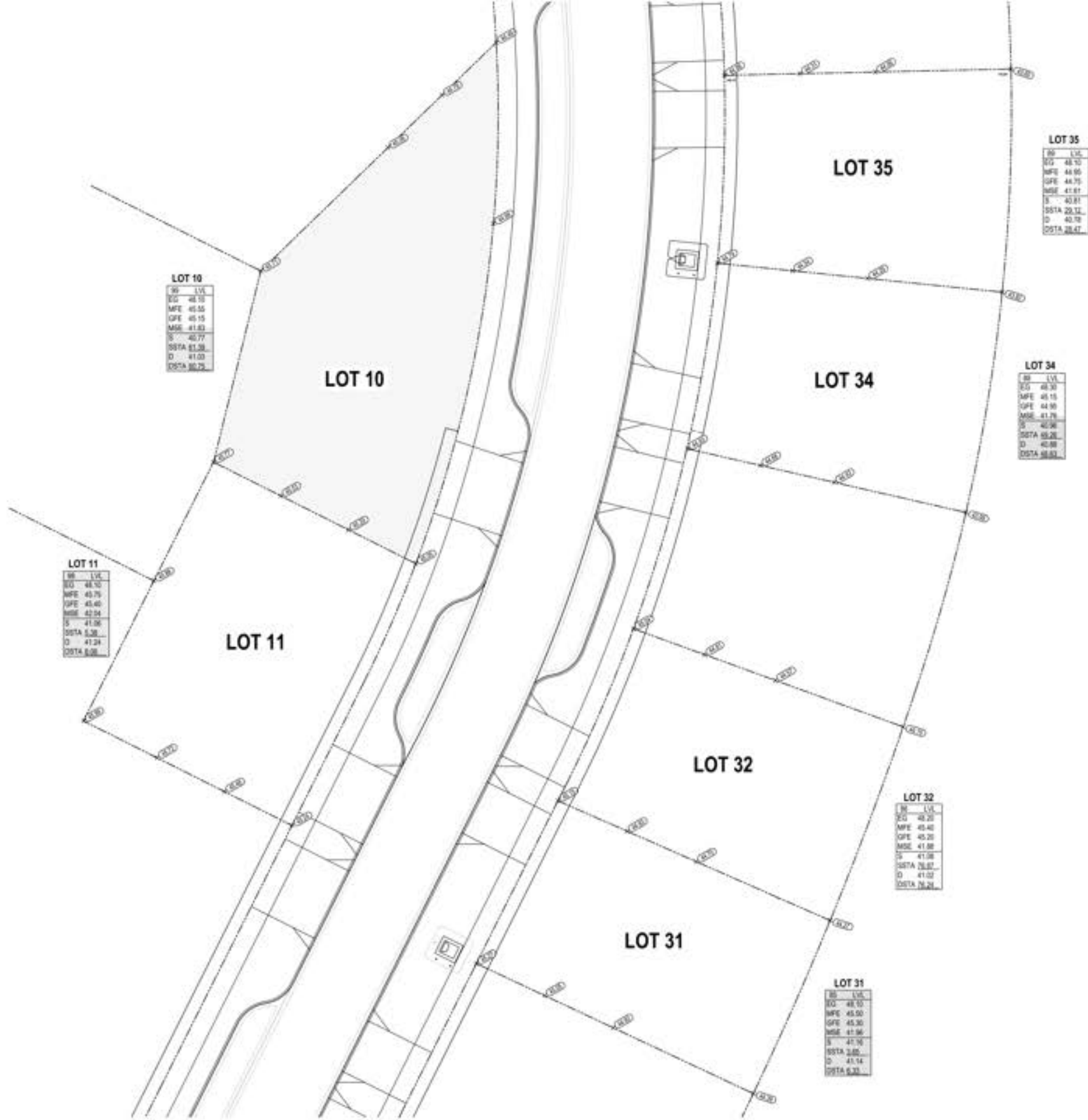
Neil Bannich
President
WA Architects

Date (Signed): **November 17, 2025**

cc: K. Solinsky – President, SCI



IWA
ARCHITECTS DESIGN CONSULTANT



SUMMARY LOT 10	
SITE AREA	5679 S.F.
LOT COVERAGE	1807 S.F. .30
FLOOR AREA	
LEV-0 BASEMENT	1303 S.F.
LEV-1 MAIN FLOOR	1303 S.F.
LEV-2 UPPER FLOOR	1558 S.F.
LEV-3 ROOF DECK	381 S.F.
TOTAL FLOOR AREA	4,545 S.F.







ENTRY DOOR



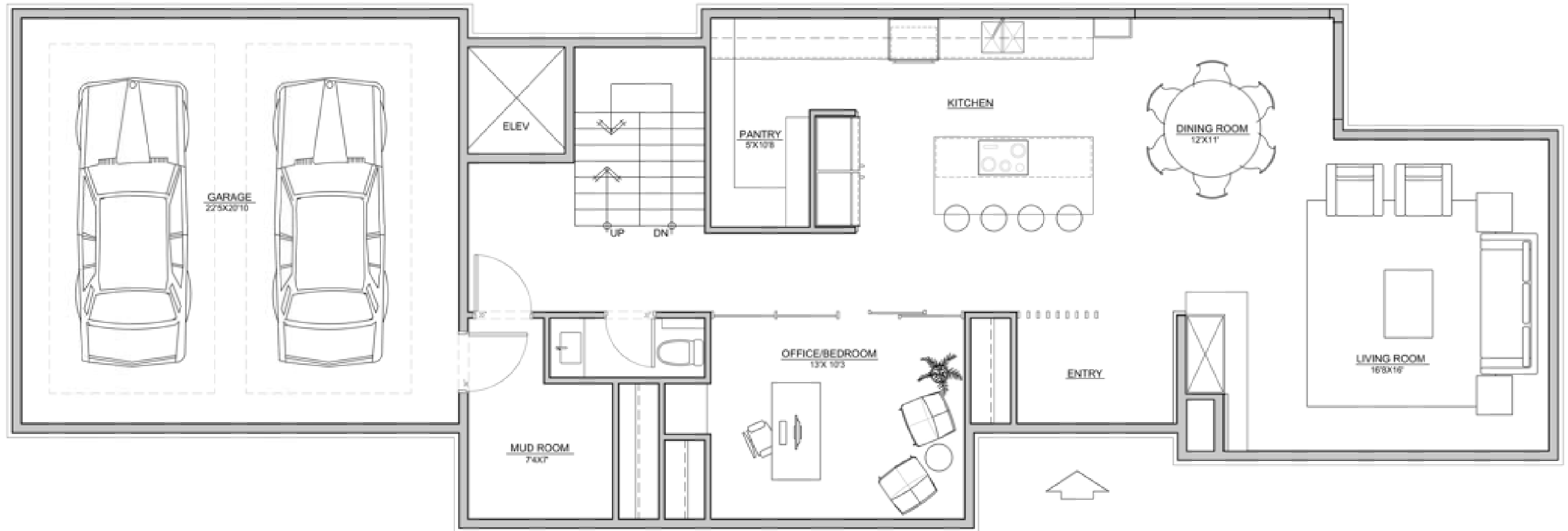
ROOF DECK



AERIAL VIEW

LOT 10, BEACHLANDS





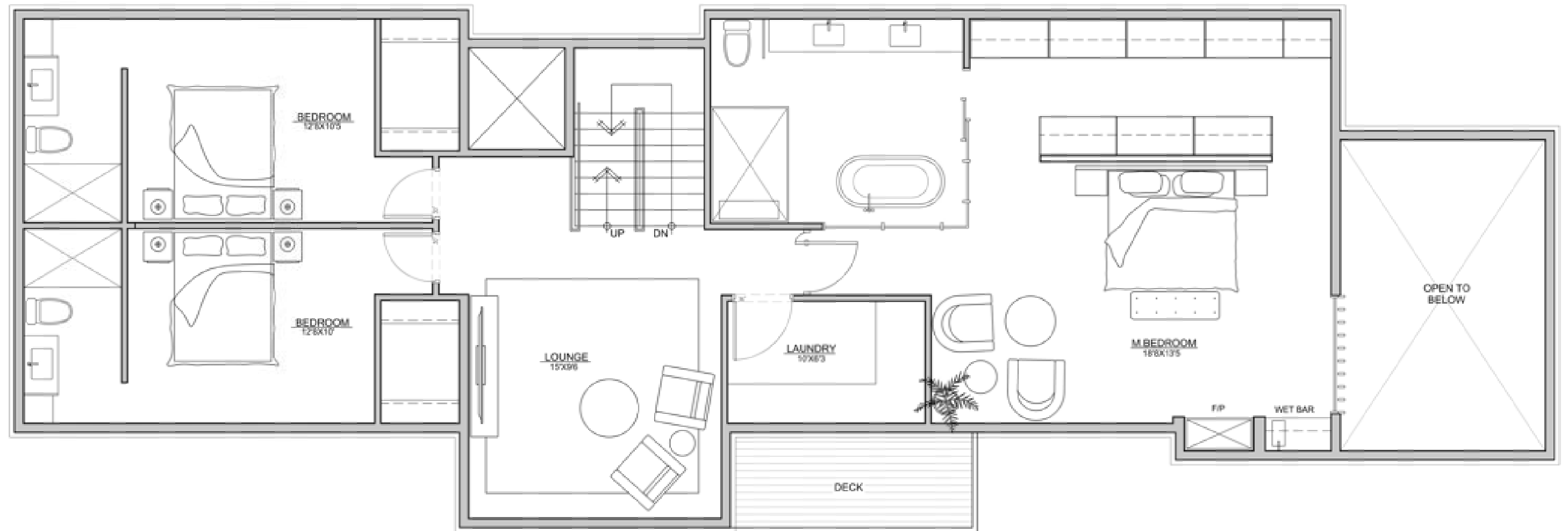
MAIN FLOOR PLAN

TOTAL LESS BASEMENT

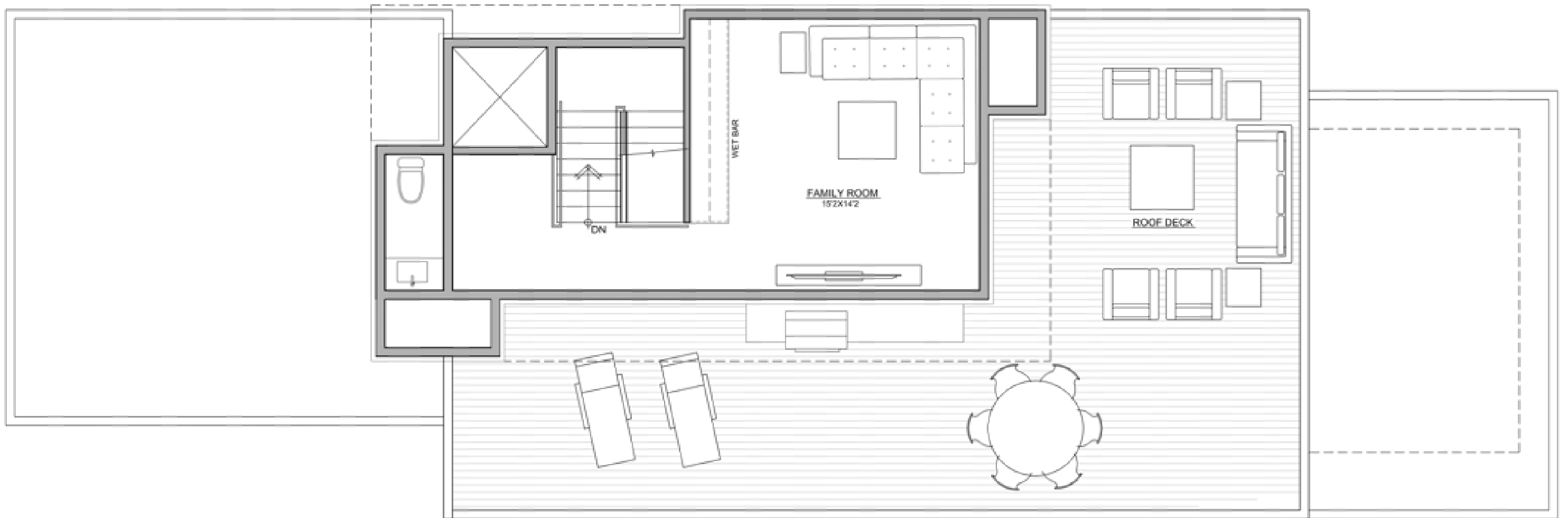
3242 S.F.

GROSS 1303 S.F.

WITH BASEMENT 4545 S.F.

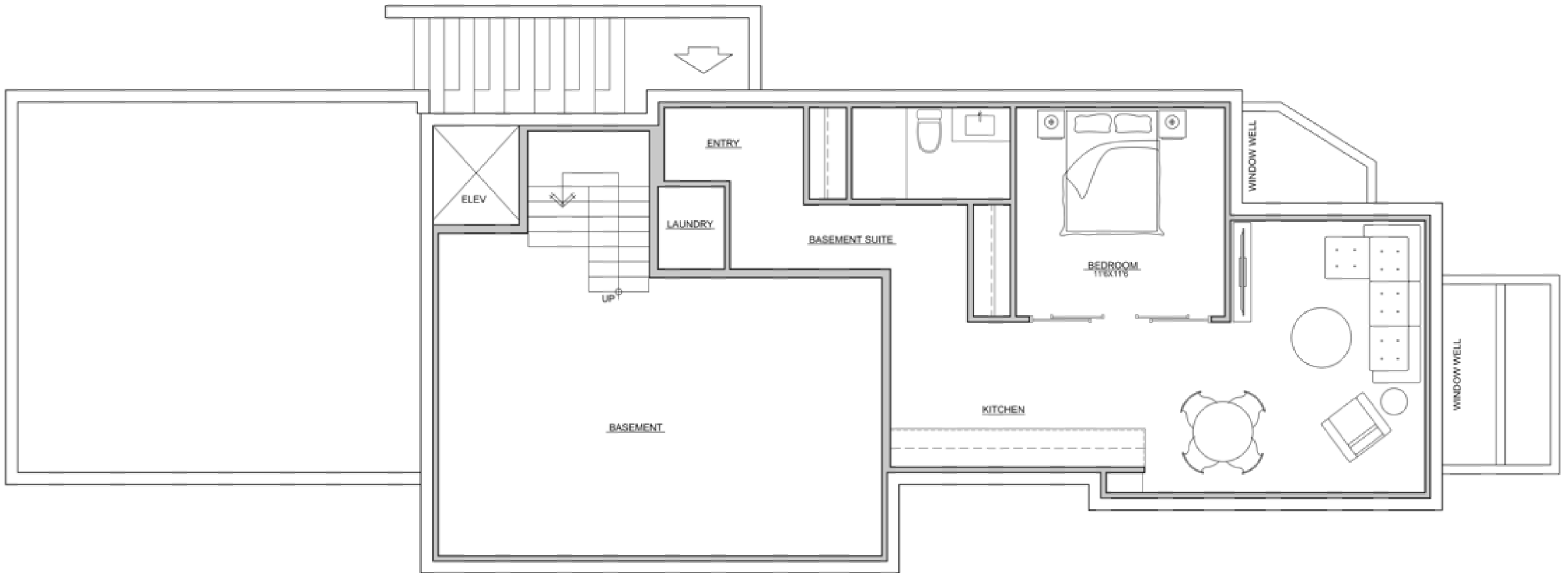


UPPER FLOOR PLAN GROSS 1558 S.F.



ROOF DECK PLAN

GROSS 381 S.F.



BASEMENT FLOOR PLAN
GROSS 1303 S.F.
SUITE 771 S.F.