# **Energy performance certificate (EPC)**



Property type

Semi-detached house

**Total floor area** 

66 square metres

## Rules on letting this property

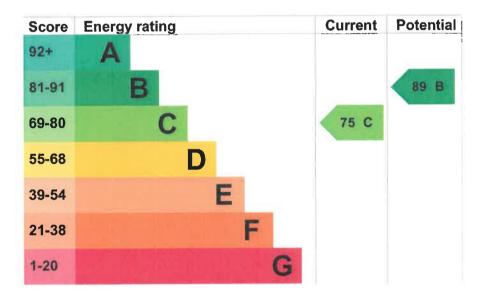
Properties can be let if they have an energy rating from A to E.

You can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

## **Energy rating and score**

This property's energy rating is C. It has the potential to be B.

See how to improve this property's energy efficiency.



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

## Breakdown of property's energy performance

## Steps you could take to save energy

▶ Do I need to follow these steps in order?

#### Step 1: Solar water heating

Typical installation cost	£4,000 - £6,000
Typical yearly saving	£72

Potential rating after completing step 1



#### Step 2: Solar photovoltaic panels, 2.5 kWp

Typical installation cost	£3,500 - £5,500
Typical yearly saving	£773
Potential rating after completing steps 1 and 2	89 B

#### Help paying for energy improvements

You might be able to get a grant from the Boiler Upgrade Scheme (https://www.qov.uk/apply-boiler-upgrade-scheme). This will help you buy a more efficient, low carbon heating system for this property.

#### More ways to save energy

Find ways to save energy in your home

### Who to contact about this certificate

#### **Contacting the assessor**

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Nicholas May
Telephone	07771515296
Email	nick.may@epcproperty.co.uk

#### Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/023369
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk