

Dwelling type: Detached house
Date of assessment: 31 May 2012
Date of certificate: 01 June 2012

Reference number: 8105-4397-6729-5176
Type of assessment: RdSAP, existing dwelling
Total floor area: 172 m²

Use this document to:

- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

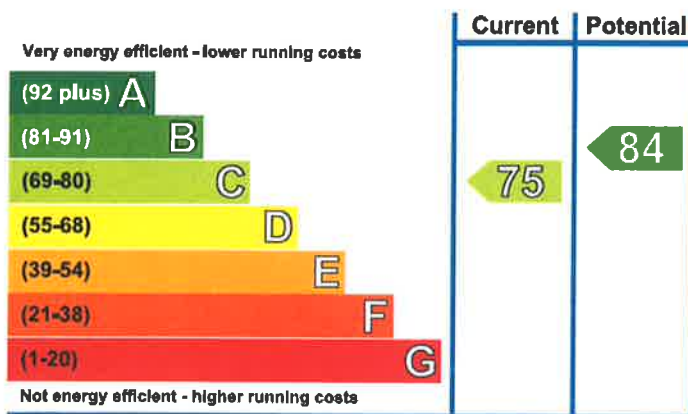
Estimated energy costs of dwelling for 3 years:	£ 2,589
Over 3 years you could save	£ 252

Estimated energy costs of this home

	Current costs	Potential costs	Potential future
Lighting	£ 312 over 3 years	£ 222 over 3 years	
Heating	£ 1,782 over 3 years	£ 1,815 over 3 years	
Hot Water	£ 495 over 3 years	£ 300 over 3 years	
Totals	£ 2,589	£ 2,337	

These figures show how much the average household would spend in this property for heating, lighting and water and is not based on energy used by individual households. This excludes energy use for running appliances like TVs, computers and cookers, and electricity generated by microgeneration.

Energy Efficiency Rating



The graph shows the current energy efficiency of this home.



The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommended measures on page 3.

The average energy efficiency rating for a detached house in England and Wales is band D (rating 60).

The EPC rating shown here is based on standard assumptions about occupancy and energy use. It may not reflect how energy is consumed by individual occupants.

Top actions you can take to save money and make your home more efficient

Recommended measures	Indicative cost	Typical savings over 3 years	Available Green Deal
1 Low energy lighting for all fixed outlets	£35	£ 72	
2 Solar water heating	£4,000 - £6,000	£ 183	
3 Solar photovoltaic panels, 2.5 kWp	£9,000 - £14,000	£ 714	

To find out more about the recommended measures and other actions you could take today to save money, visit www.gov.uk/energy-grants-calculator or call 0300 123 1234 (standard national rate). The Green Deal may enable you to make your home warmer and cheaper to run.