

ENERGY PERFORMANCE REPORT (EPR)

Property address: 8, Benson Place

Assessor's accreditation number: STRO010362

Postcode: OX2 6QH

Assessor's name: Sue Roberts

Unique Property Reference Number (UPRN): 1084443768

Phone Number: 07913896874

Total Floor Area: 114

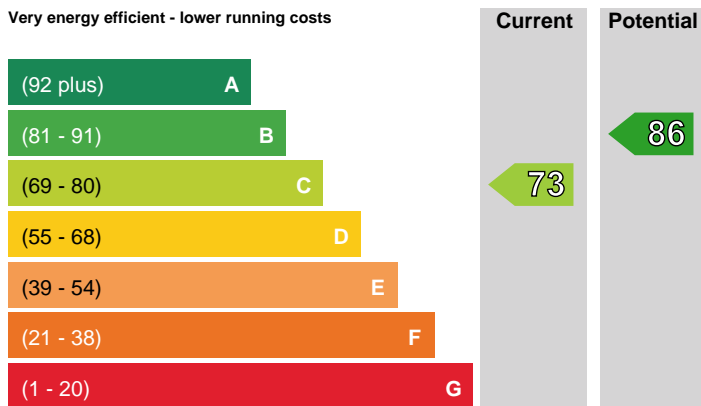
Email Address: dr.sue.roberts@btinternet.com

Date of assessment: 13/08/2013 17:40:33

RRN: 681932

Energy Efficiency Rating

Very energy efficient - lower running costs



Not energy efficient - higher running costs

The graph shows the current energy efficiency of your home, the higher the rating the lower your fuel bills are likely to be.

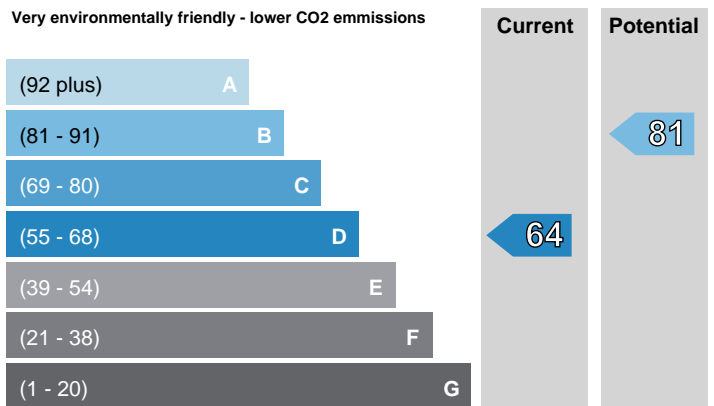
The potential rating shows the effect of undertaking the recommendations outlined.

Current primary energy use per square meter of floor area 152 kWh/m² per year

The assessment does not take into consideration the physical condition of any element. Assumed means that the insulation could not be inspected and an assumption has been made in the methodology based on age and type of construction.

Carbon Dioxide (CO₂) Emissions Rating

Very environmentally friendly - lower CO₂ emissions



Not environmentally friendly - higher CO₂ emissions

The energy we use for heating, lighting and power in homes produces over a quarter of the UK's CO₂ emissions. If you were to install the recommendations you could reduce the CO₂ amount by 1.96 tonnes per year.

You could reduce emissions even more by switching to renewable energy sources.

Your homes heat demand

For most homes the very majority of energy costs derive from heating the home. Where applicable, this table shows the energy that could be saved in this property by insulating the loft and walls, based on typical energy use.

Annual Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space Heating (kWh)	10,754	579	0	0
Water Heating (kWh)	2,891			

The Energy Performance Report was produced using Stroma Certification's RSAP+ government approved RdSAP 9.9.1 software.

Energy Saving Advice Service

A centralised government-funded telephone advice service run by the Energy Saving Trust is available to offer you impartial energy-saving advice on **0300 123 1234**.

The advice provided is free of charge, calls are charged at the standard national rates. You can also access a knowledge base online by visiting www.energysavingtrust.org.uk

Contact Details

Green Deal Helpline **0845 621 11 11 ext. 607**
greendeal@stroma.com
www.stroma.com/certification

Stroma Certification, 4 Pioneer Way, Castleford, WF10 5QU

ENERGY COMPANY OBLIGATION (ECO) REPORT

Measure Type	Annual Carbon Saving (TCO2)	Annual Cost Saving (£)	Lifetime (yrs)	In Use Factor (IUF)	Carbon Score (TCO2)	Cost Score (£)	Indicative Cost (£)	Total Proportion Installed
Loft Insulation	0.218	£37.01	42	0.65	5.951	£1,554	£100 - £350	100% proportion assumed
Floor insulation	0.457	£77.52	42	0.85	16.315	£3,256	£800 - £1,200	100% proportion assumed
Upgrade boiler, same fuel	0.89	£161.89	12	0.85	9.078	£1,943	£2,200 - £3,000	100% proportion assumed
Solar water heating	0.238	£41.27	0	0	0	£0	£4,000 - £6,000	100% proportion assumed
Double glazing	0.157	£26.08	20	0.85	2.669	£522	£3,300 - £6,500	100% proportion assumed
Total	1.96	£343.77			34.013	£7,275		

i: tonnes of carbon dioxide the qualifying action will save

i: money saved by installation over expected lifetime

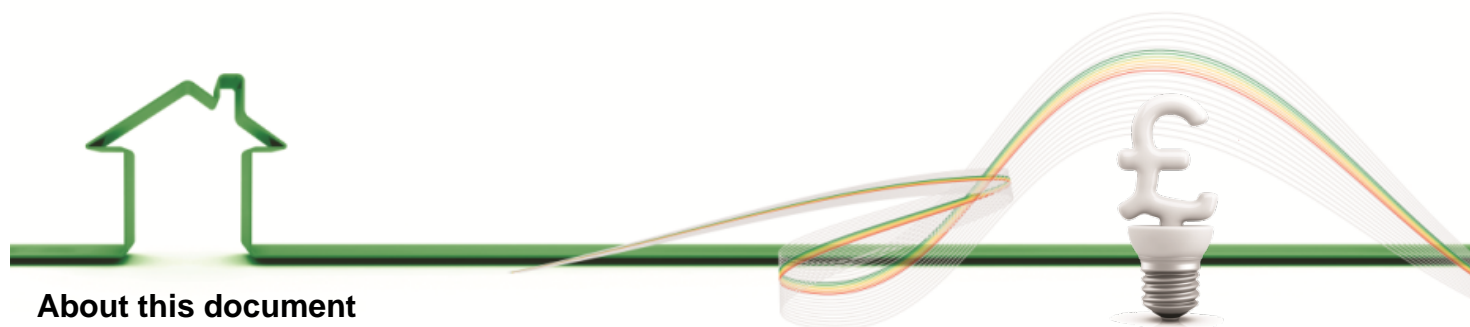
i: Expected lifetime of the installed measure

i: Carbon Saving x proportion installed x Lifetime x IUF

i: Cost Saving x Proportion Installed x Lifetime

Current annual emissions 3.9 (TCO2)

Current annual energy costs £700.35 (£)



About this document

The Energy Performance Report (EPR) is not a lodged EPC; it is a summary and explanation document following an assessment conducted by a Stroma Certification member. Additionally, outlining applicable Energy Company Obligation (ECO) subsidies available for the property under assessment.

Based on the RdSAP (Reduced Data Standard Assessment Procedure) methodology which is used to calculate the predicted energy use of domestic properties in the UK. Approved scoring tool Stroma RdSAP Software 1.4.1.0 (sap 9.91) is used to determine the scores associated to the measure. Scores and efficiencies are identified by applying circumstances referenced in Appendix T Improvement Measures within the SAP methodology and apply to installation of all of the above measure types, installed in order.

NB: Where two (or more) measures are installed in the same property, the calculation for the second measure installed must take into account that the first measure has already been installed. The order in which measures are scored must be the same as the order of installation. Suppliers must ensure that measures are not scored using systems that automatically use the default order of installation within SAP/RdSAP because where this is different to the actual order of installation the individual measure scores will be inaccurate.

Carbon saving scores are expressed in tonnes of carbon dioxide (TCO2) to three decimal places. Cost saving scores are expressed in pounds sterling to the nearest pound. Savings are rounded after the comparison is carried out.

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