

## Warden's Flat, 19-20, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Ground-floor flat	<b>Reference number:</b>	9718-1014-6201-5708-3994
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	108 m <sup>2</sup>

### Use this document to:

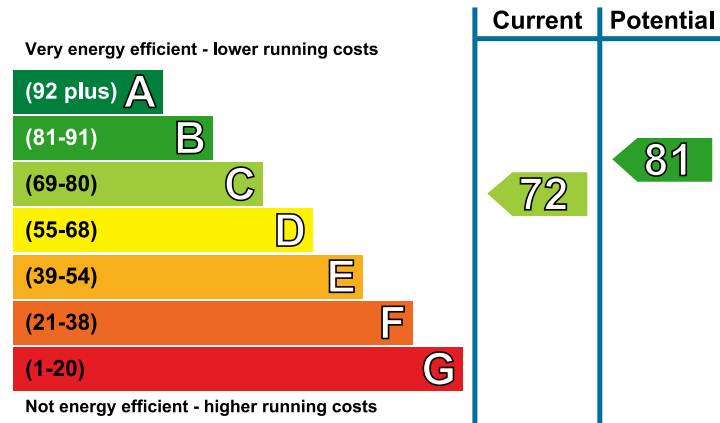
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 2,346</b>
<b>Over 3 years you could save</b>	<b>£ 840</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 228 over 3 years	£ 234 over 3 years	
Heating	£ 1,392 over 3 years	£ 546 over 3 years	
Hot Water	£ 726 over 3 years	£ 726 over 3 years	
<b>Totals</b>	<b>£ 2,346</b>	<b>£ 1,506</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 528
2 Draught proofing	£80 - £120	£ 33
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 282

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 128 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	6,809	N/A	N/A	(3,184)
Water heating (kWh per year)	4,391			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 176	 C78
Draught proofing	£80 - £120	£ 11	 C78
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 94	 B81

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

This document has been produced following an energy assessment undertaken by a qualified Energy Assessor, accredited by ECMK Ltd. You can obtain contact details of the Accreditation Scheme at [www.ecmk.co.uk](http://www.ecmk.co.uk).

A copy of this certificate has been lodged on a national register as a requirement under the Energy Performance of Buildings Regulations 2012 as amended. It will be made available via the online search function at [www.epcregister.com](http://www.epcregister.com). The certificate (including the building address) and other data about the building collected during the energy assessment but not shown on the certificate, for instance heating system data, will be made publicly available at [www.opendatacommunities.org](http://www.opendatacommunities.org).

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

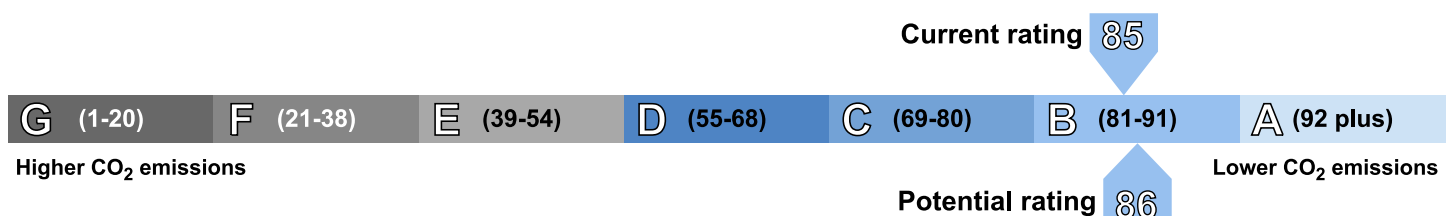
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 2.4 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 1.6 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate

29b Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Ground-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8198-6321-5100-6011-6996  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 26 m<sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,251</b>
<b>Over 3 years you could save</b>	<b>£ 246</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 72 over 3 years	£ 72 over 3 years	
Heating	£ 561 over 3 years	£ 315 over 3 years	
Hot Water	£ 618 over 3 years	£ 618 over 3 years	
<b>Totals</b>	<b>£ 1,251</b>	<b>£ 1,005</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

Rating	Score Range	Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	72
(39-54)	E		
(21-38)	F		
(1-20)	G		
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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 123
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 126

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](http://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.

### Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 145 kWh/m<sup>2</sup> 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.

### Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

### Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,796	N/A	N/A	(740)
Water heating (kWh per year)	3,724			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 41	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 42	 C72

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

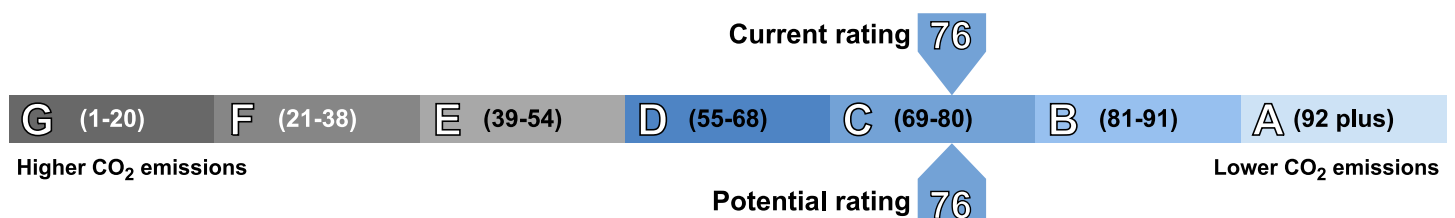
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.7 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.5 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



29a Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Basement flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8728-6321-5240-6001-6992  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 38 m<sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,413</b>
<b>Over 3 years you could save</b>	<b>£ 243</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 93 over 3 years	£ 93 over 3 years	
Heating	£ 687 over 3 years	£ 444 over 3 years	
Hot Water	£ 633 over 3 years	£ 633 over 3 years	
<b>Totals</b>	<b>£ 1,413</b>	<b>£ 1,170</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

Rating	Score Range	Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	73
(39-54)	E		
(21-38)	F		
(1-20)	G		
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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 81
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 165

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](http://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.

### Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	Solid, no insulation (assumed)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 139 kWh/m<sup>2</sup> 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.

### Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

### Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,552	N/A	N/A	(484)
Water heating (kWh per year)	3,823			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

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Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 27	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 55	 C73

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

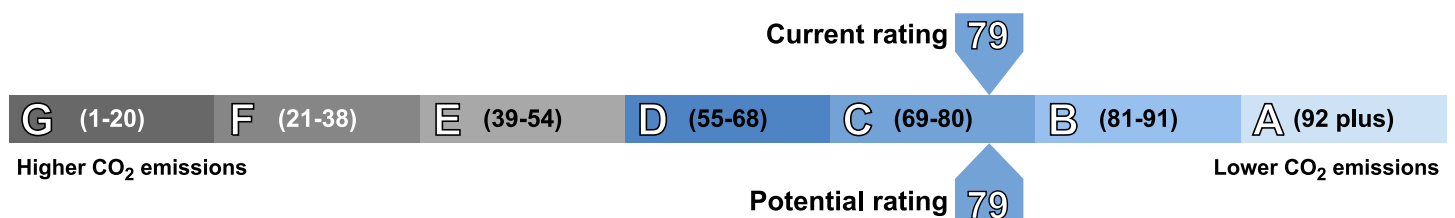
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.9 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.4 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 496, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Top-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 9318-1070-7201-6918-5944  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 23 m<sup>2</sup>

## Use this document to:

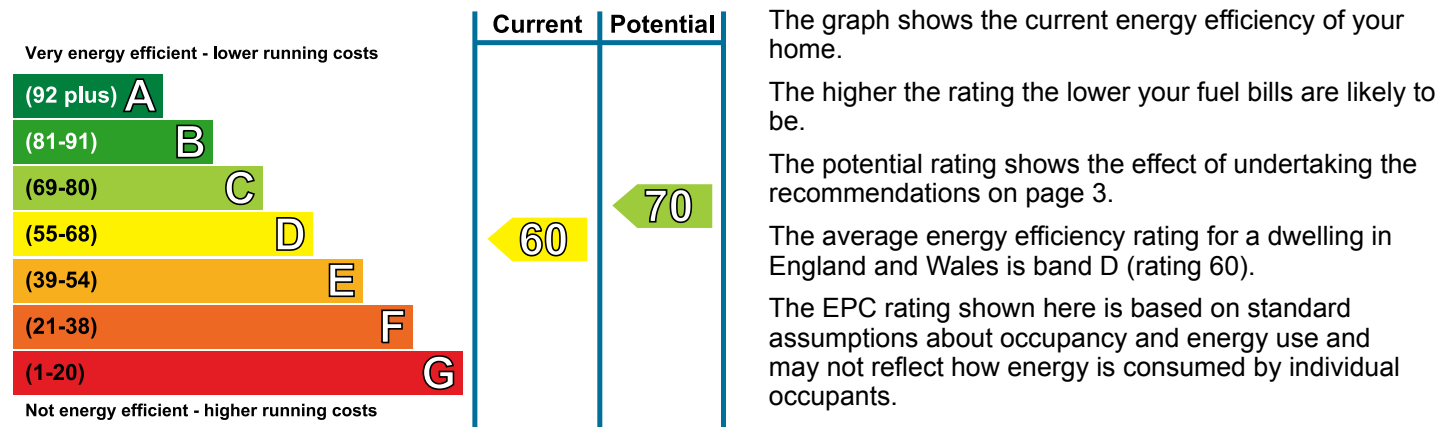
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,452</b>
<b>Over 3 years you could save</b>	<b>£ 390</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 66 over 3 years	£ 66 over 3 years	
Heating	£ 771 over 3 years	£ 381 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,452</b>	<b>£ 1,062</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Increase loft insulation to 270 mm	£100 - £350	£ 45
2 Internal or external wall insulation	£4,000 - £14,000	£ 207
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 141

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 258 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	3,063	(271)	N/A	(1,248)
Water heating (kWh per year)	3,709			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 15	 D61
Internal or external wall insulation	£4,000 - £14,000	£ 69	 D66
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 47	 C70

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

This document has been produced following an energy assessment undertaken by a qualified Energy Assessor, accredited by ECMK Ltd. You can obtain contact details of the Accreditation Scheme at [www.ecmk.co.uk](http://www.ecmk.co.uk).

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

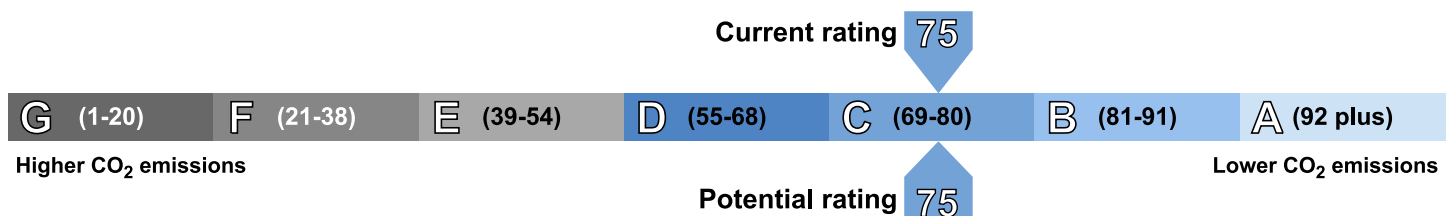
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.1 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.8 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 487, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Top-floor flat	<b>Reference number:</b>	9018-4070-7201-6618-5930
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	25 m <sup>2</sup>

## Use this document to:

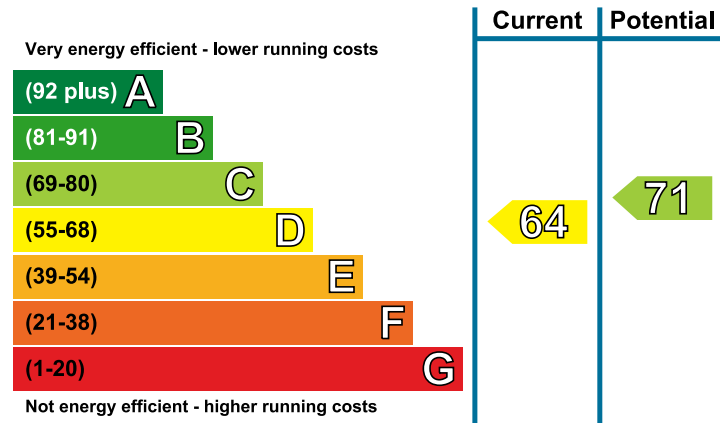
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,320</b>
<b>Over 3 years you could save</b>	<b>£ 291</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 636 over 3 years	£ 345 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,320</b>	<b>£ 1,029</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Increase loft insulation to 270 mm	£100 - £350	£ 51
2 Internal or external wall insulation	£4,000 - £14,000	£ 99
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 138

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 181 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,240	(304)	N/A	(604)
Water heating (kWh per year)	3,719			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 17	 D65
Internal or external wall insulation	£4,000 - £14,000	£ 33	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 46	 C71

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

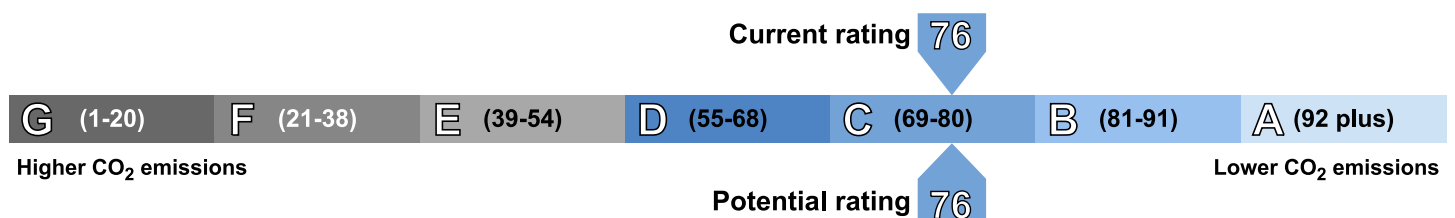
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.8 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.6 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate


Suite 469, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Top-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8908-7521-6700-2141-0992  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 25 m<sup>2</sup>

## Use this document to:

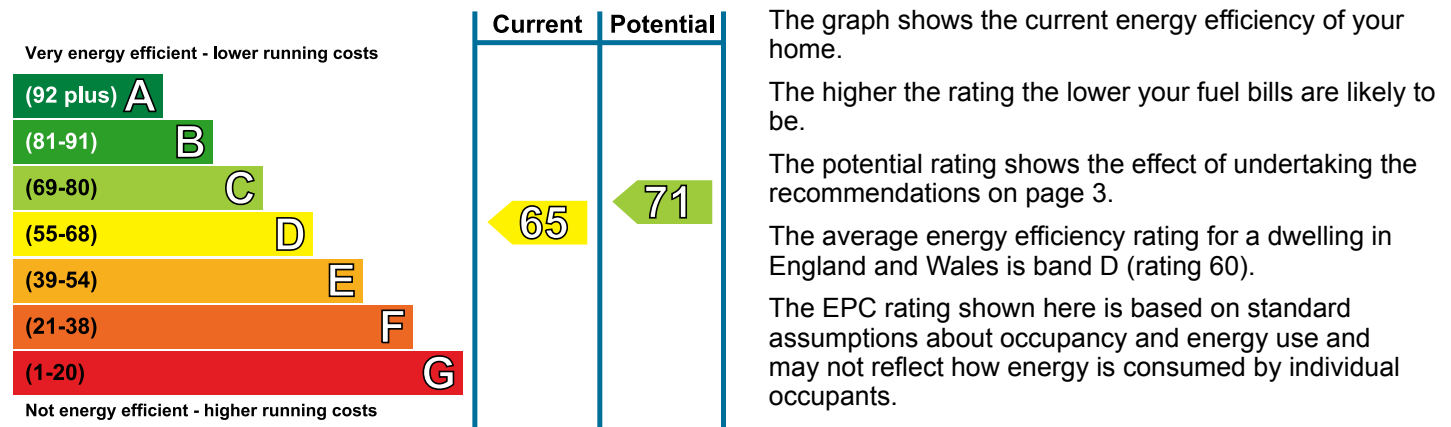
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,284</b>
<b>Over 3 years you could save</b>	<b>£ 264</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 600 over 3 years	£ 336 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,284</b>	<b>£ 1,020</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Increase loft insulation to 270 mm	£100 - £350	£ 51
2 Internal or external wall insulation	£4,000 - £14,000	£ 75
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 138

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 165 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,031	(308)	N/A	(447)
Water heating (kWh per year)	3,720			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 17	 D66
Internal or external wall insulation	£4,000 - £14,000	£ 25	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 46	 C71

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

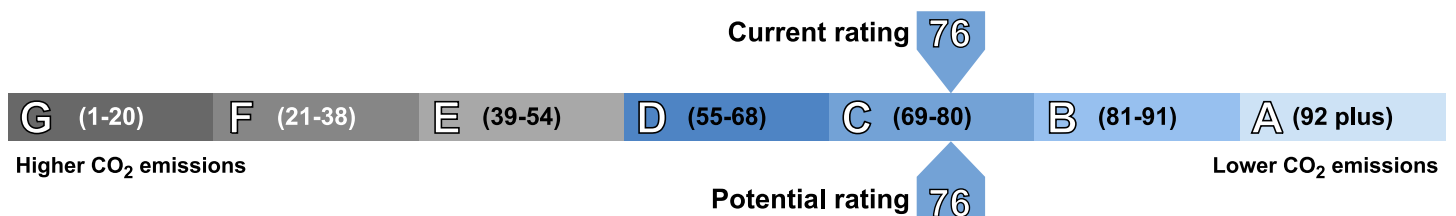
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.7 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.5 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 485, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Top-floor flat	<b>Reference number:</b>	8609-4315-3029-9296-9183
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	29 m <sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,506</b>
<b>Over 3 years you could save</b>	<b>£ 411</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 75 over 3 years	£ 75 over 3 years	
Heating	£ 810 over 3 years	£ 399 over 3 years	
Hot Water	£ 621 over 3 years	£ 621 over 3 years	
<b>Totals</b>	<b>£ 1,506</b>	<b>£ 1,095</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

Rating	Score Range	Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	61	71
(39-54)	E		
(21-38)	F		
(1-20)	G		
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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Increase loft insulation to 270 mm	£100 - £350	£ 57
2 Internal or external wall insulation	£4,000 - £14,000	£ 201
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 153

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 227 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	3,291	(344)	N/A	(1,207)
Water heating (kWh per year)	3,741			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 19	 D63
Internal or external wall insulation	£4,000 - £14,000	£ 67	 D67
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 51	 C71

## Opportunity to benefit from a Green Deal on this property

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You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

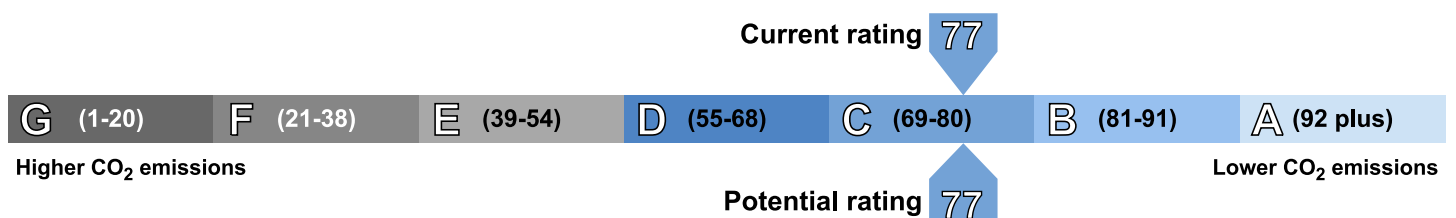
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.1 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.7 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 467, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Top-floor flat	<b>Reference number:</b>	8698-6321-5260-7021-6996
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	25 m <sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,284</b>
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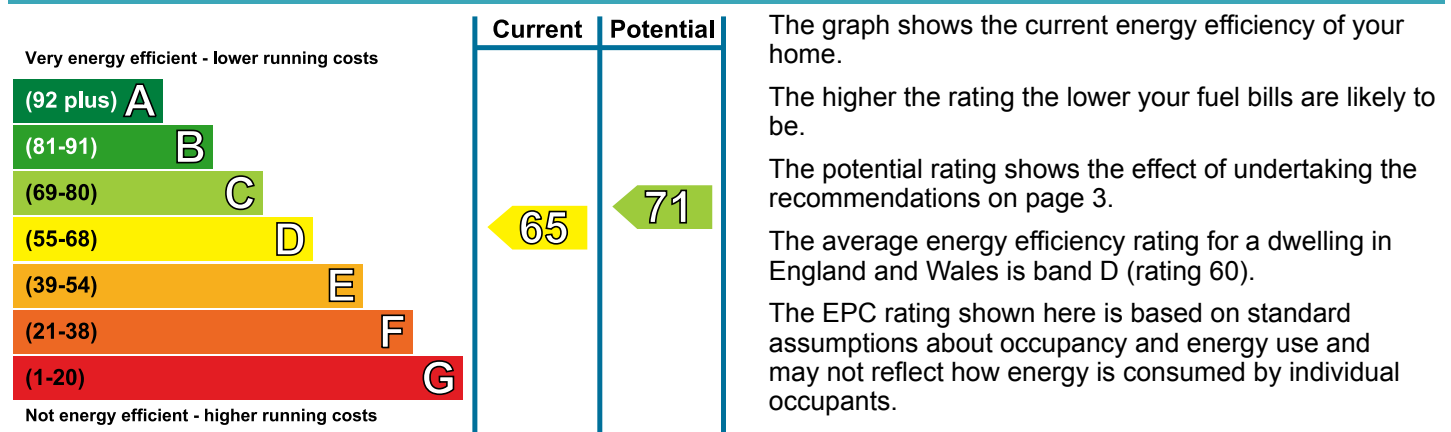
<b>Over 3 years you could save</b>	<b>£ 264</b>
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## Estimated energy costs of this home

	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 600 over 3 years	£ 336 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,284</b>	<b>£ 1,020</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Increase loft insulation to 270 mm	£100 - £350	£ 51
2 Internal or external wall insulation	£4,000 - £14,000	£ 75
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 138

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 165 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,031	(308)	N/A	(447)
Water heating (kWh per year)	3,720			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 17	 D66
Internal or external wall insulation	£4,000 - £14,000	£ 25	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 46	 C71

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

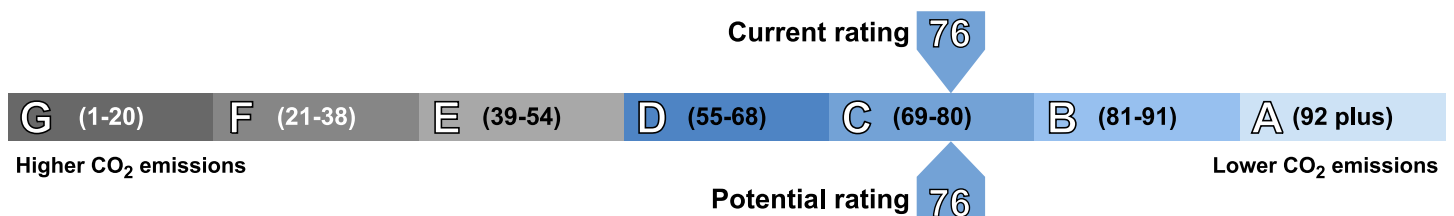
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.7 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.5 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 386, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Mid-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 9718-9016-6211-5208-3934  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 23 m<sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,422</b>
<b>Over 3 years you could save</b>	<b>£ 384</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 66 over 3 years	£ 66 over 3 years	
Heating	£ 741 over 3 years	£ 357 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,422</b>	<b>£ 1,038</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

Very energy efficient - lower running costs

Rating	Score Range	Current	Potential
A	(92 plus)		
B	(81-91)		
C	(69-80)		
D	(55-68)	60	70
E	(39-54)		
F	(21-38)		
G	(1-20)		

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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 246
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 138

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 245 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,883	N/A	N/A	(1,492)
Water heating (kWh per year)	3,709			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

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Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 82	 D67
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 46	 C70

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

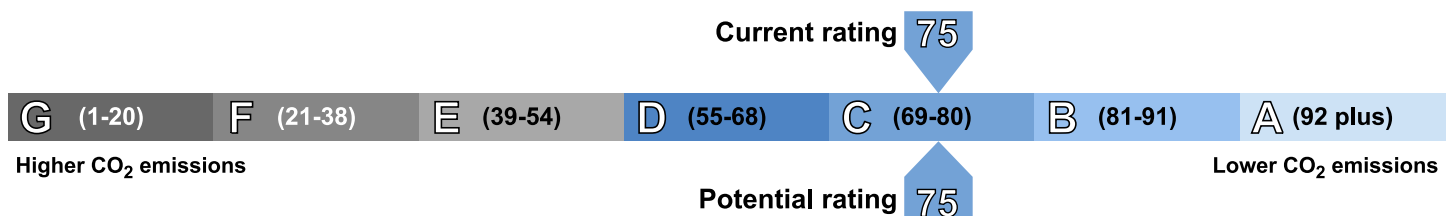
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One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.0 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.7 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 377, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Mid-floor flat	<b>Reference number:</b>	0456-2801-6811-9398-4551
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	25 m <sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,257</b>
<b>Over 3 years you could save</b>	<b>£ 255</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 573 over 3 years	£ 318 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,257</b>	<b>£ 1,002</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not energy efficient - higher running costs</p>	<p>66</p>	<p>72</p>

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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 123
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 132

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 154 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,864	N/A	N/A	(750)
Water heating (kWh per year)	3,719			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

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Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 41	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 44	 C72

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

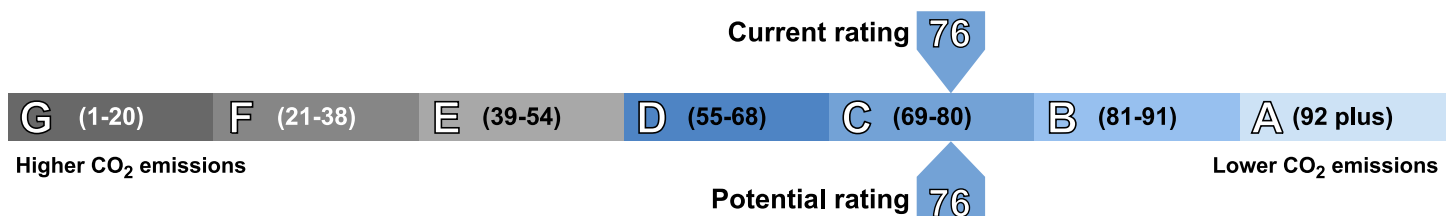
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.7 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.5 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 376, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Mid-floor flat  
**Reference number:** 9618-5016-6251-5508-3940  
**Date of assessment:** 19 September 2018  
**Type of assessment:** RdSAP, existing dwelling  
**Date of certificate:** 07 February 2019  
**Total floor area:** 27 m<sup>2</sup>

## Use this document to:

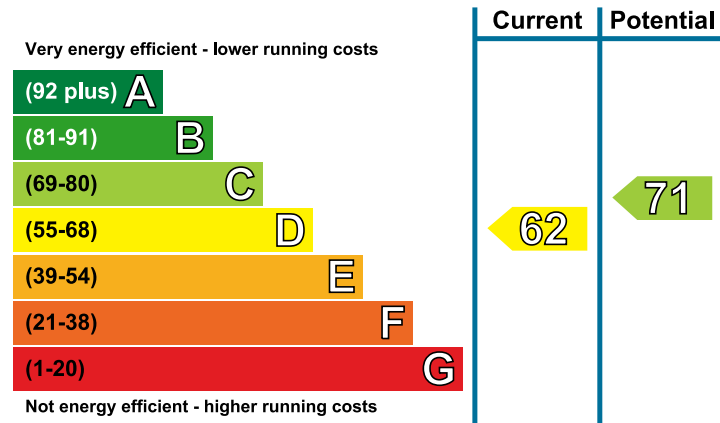
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,437</b>
<b>Over 3 years you could save</b>	<b>£ 387</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 72 over 3 years	£ 72 over 3 years	
Heating	£ 747 over 3 years	£ 360 over 3 years	
Hot Water	£ 618 over 3 years	£ 618 over 3 years	
<b>Totals</b>	<b>£ 1,437</b>	<b>£ 1,050</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 240
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 144

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 217 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,911	N/A	N/A	(1,454)
Water heating (kWh per year)	3,728			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 80	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 48	 C71

## Opportunity to benefit from a Green Deal on this property

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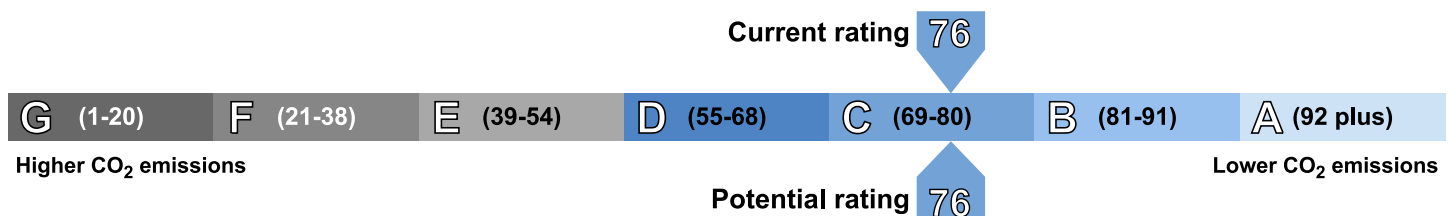
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.0 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.7 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 360, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Mid-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8258-6321-5110-2001-6996  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 25 m<sup>2</sup>

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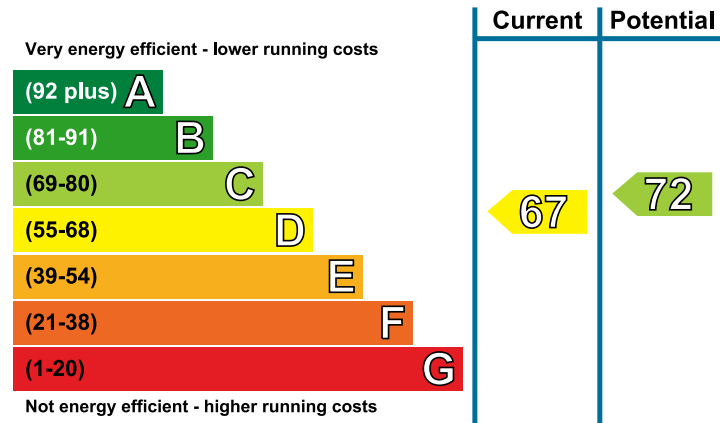
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,215</b>
<b>Over 3 years you could save</b>	<b>£ 222</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 531 over 3 years	£ 309 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,215</b>	<b>£ 993</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 93
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 129

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 136 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,616	N/A	N/A	(567)
Water heating (kWh per year)	3,720			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

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Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 31	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 43	 C72

## Opportunity to benefit from a Green Deal on this property

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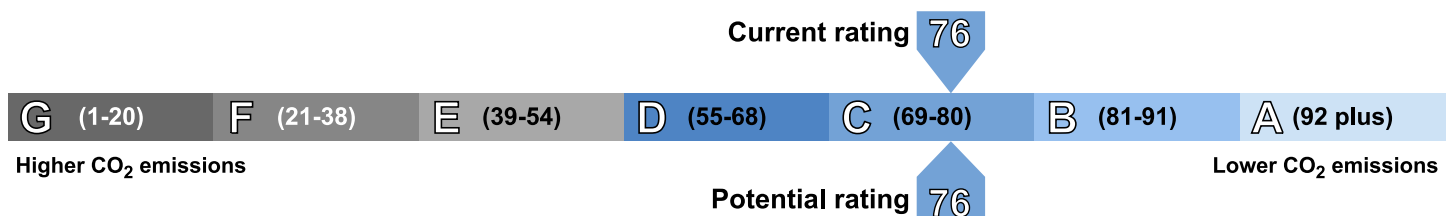
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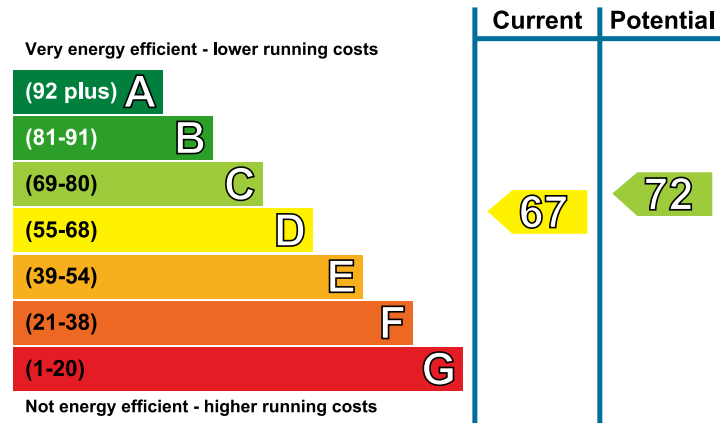
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**Related party disclosure:** No related party

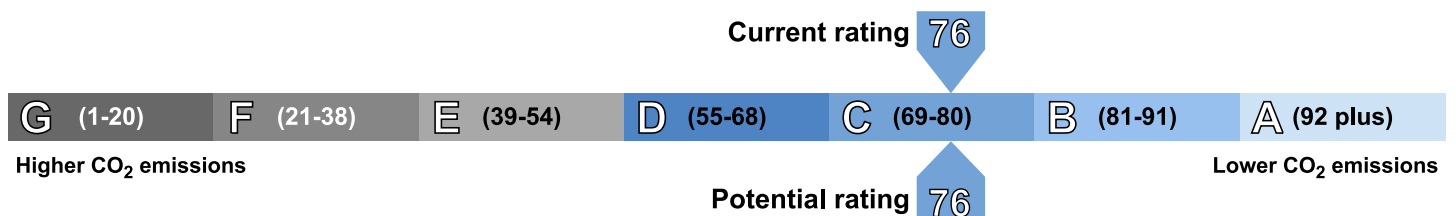
There is more information in the guidance document *Energy Performance Certificates for the marketing, sale and let of dwellings* available on the Government website at: [www.gov.uk/government/collections/energy-performance-certificates](http://www.gov.uk/government/collections/energy-performance-certificates). It explains the content and use of this document, advises on how to identify the authenticity of a certificate and how to make a complaint.

## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.6 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.4 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 278, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Ground-floor flat	<b>Reference number:</b>	8018-6321-5110-1071-6996
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	23 m <sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,407</b>
<b>Over 3 years you could save</b>	<b>£ 375</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 66 over 3 years	£ 66 over 3 years	
Heating	£ 726 over 3 years	£ 351 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,407</b>	<b>£ 1,032</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not energy efficient - higher running costs</p>	<p>61</p>	<p>70</p>

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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 237
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 138

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 237 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,782	N/A	N/A	(1,438)
Water heating (kWh per year)	3,709			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 79	 D67
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 46	 C70

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

This document has been produced following an energy assessment undertaken by a qualified Energy Assessor, accredited by ECMK Ltd. You can obtain contact details of the Accreditation Scheme at [www.ecmk.co.uk](http://www.ecmk.co.uk).

A copy of this certificate has been lodged on a national register as a requirement under the Energy Performance of Buildings Regulations 2012 as amended. It will be made available via the online search function at [www.epcregister.com](http://www.epcregister.com). The certificate (including the building address) and other data about the building collected during the energy assessment but not shown on the certificate, for instance heating system data, will be made publicly available at [www.opendatacommunities.org](http://www.opendatacommunities.org).

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

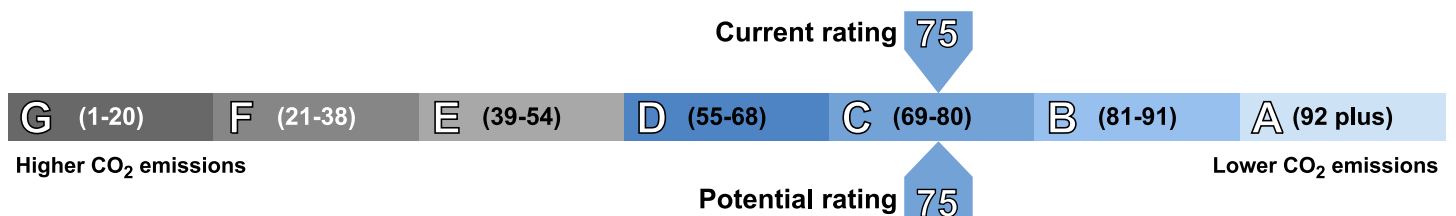
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.0 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.7 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate

Suite 251, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Ground-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8678-6321-5810-5061-5996  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 25 m<sup>2</sup>

## Use this document to:

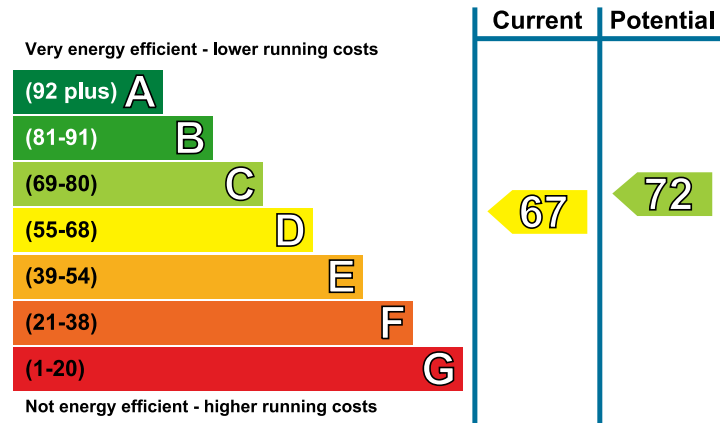
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,206</b>
<b>Over 3 years you could save</b>	<b>£ 216</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 522 over 3 years	£ 306 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,206</b>	<b>£ 990</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 90
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 126

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 131 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,551	N/A	N/A	(537)
Water heating (kWh per year)	3,720			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 30	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 42	 C72

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

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## About this document and the data in it

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

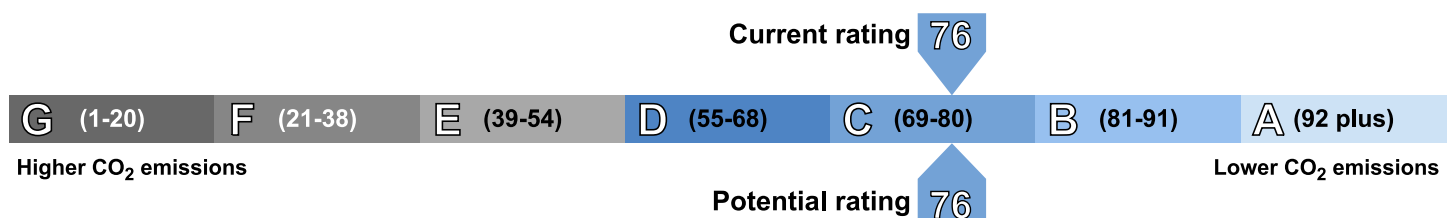
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.6 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.4 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate

Suite 267, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Ground-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 8148-6321-5150-2051-6996  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 29 m<sup>2</sup>

## Use this document to:

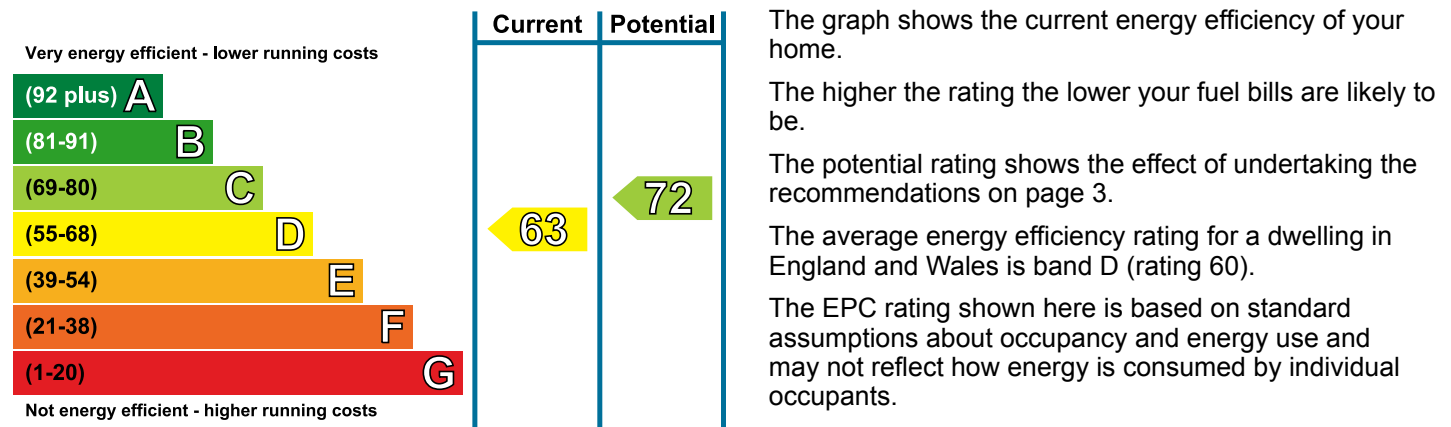
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,434</b>
<b>Over 3 years you could save</b>	<b>£ 381</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 75 over 3 years	£ 75 over 3 years	
Heating	£ 738 over 3 years	£ 357 over 3 years	
Hot Water	£ 621 over 3 years	£ 621 over 3 years	
<b>Totals</b>	<b>£ 1,434</b>	<b>£ 1,053</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Internal or external wall insulation	£4,000 - £14,000	£ 231
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 147

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 200 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,861	N/A	N/A	(1,397)
Water heating (kWh per year)	3,741			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 77	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 49	 C72

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

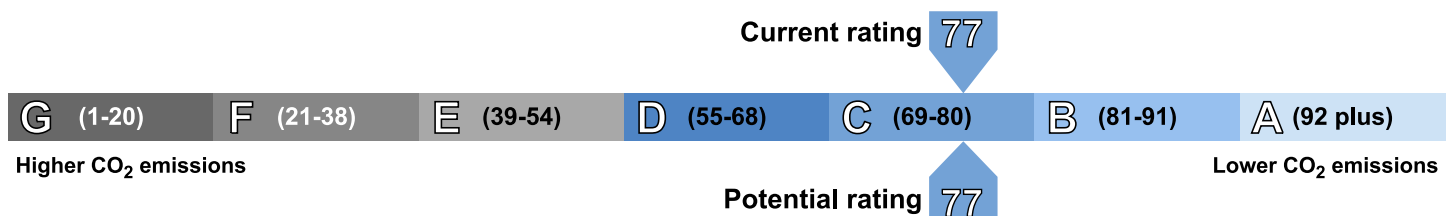
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The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 249, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

<b>Dwelling type:</b>	Ground-floor flat	<b>Reference number:</b>	0055-2801-6811-9398-3585
<b>Date of assessment:</b>	19 September 2018	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	07 February 2019	<b>Total floor area:</b>	25 m <sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,206</b>
<b>Over 3 years you could save</b>	<b>£ 216</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 522 over 3 years	£ 306 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,206</b>	<b>£ 990</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not energy efficient - higher running costs</p>	<p>67</p>	<p>72</p>

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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 90
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 126

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 131 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,551	N/A	N/A	(537)
Water heating (kWh per year)	3,720			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 30	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 42	 C72

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

This document has been produced following an energy assessment undertaken by a qualified Energy Assessor, accredited by ECMK Ltd. You can obtain contact details of the Accreditation Scheme at [www.ecmk.co.uk](http://www.ecmk.co.uk).

A copy of this certificate has been lodged on a national register as a requirement under the Energy Performance of Buildings Regulations 2012 as amended. It will be made available via the online search function at [www.epcregister.com](http://www.epcregister.com). The certificate (including the building address) and other data about the building collected during the energy assessment but not shown on the certificate, for instance heating system data, will be made publicly available at [www.opendatacommunities.org](http://www.opendatacommunities.org).

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

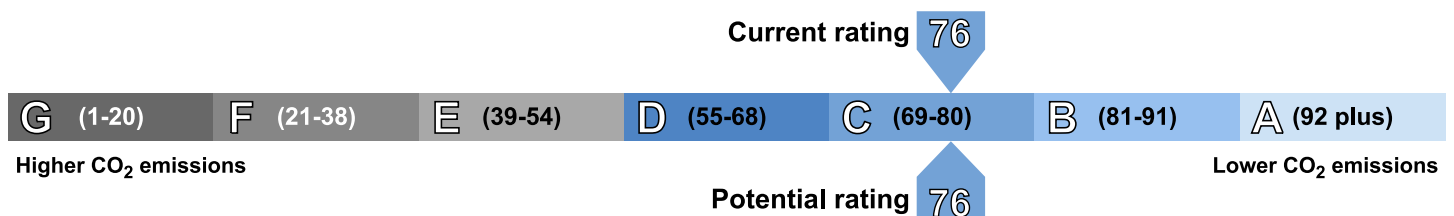
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.6 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.4 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



Suite 149, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Basement flat  
**Reference number:** 0352-2801-6112-9398-9675  
**Date of assessment:** 19 September 2018  
**Type of assessment:** RdSAP, existing dwelling  
**Date of certificate:** 07 February 2019  
**Total floor area:** 27 m<sup>2</sup>

## Use this document to:

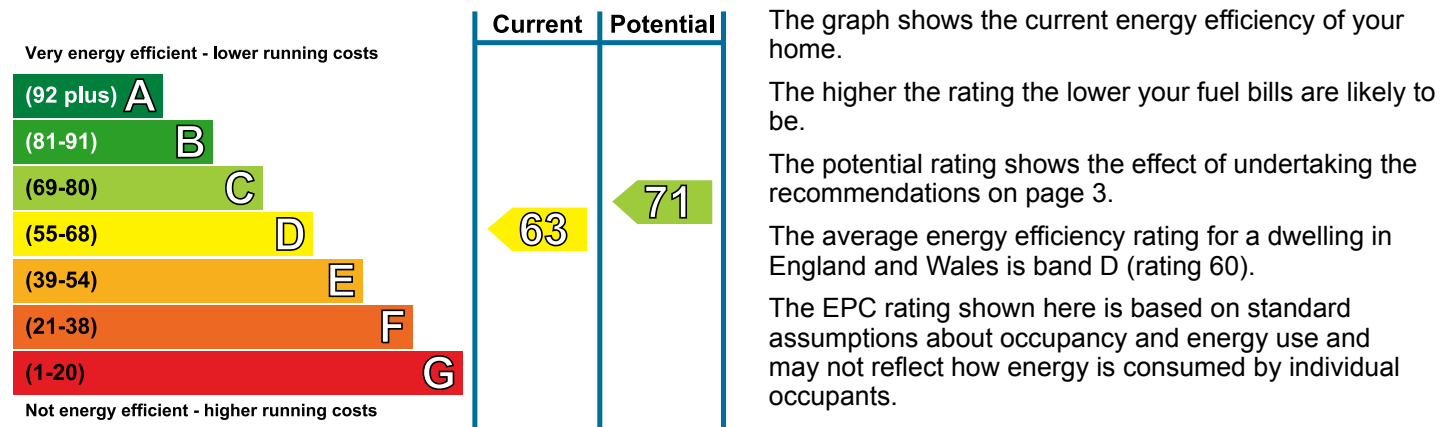
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,389</b>
<b>Over 3 years you could save</b>	<b>£ 339</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 72 over 3 years	£ 72 over 3 years	
Heating	£ 699 over 3 years	£ 360 over 3 years	
Hot Water	£ 618 over 3 years	£ 618 over 3 years	
<b>Totals</b>	<b>£ 1,389</b>	<b>£ 1,050</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Internal or external wall insulation	£4,000 - £14,000	£ 141
2 Floor insulation (solid floor)	£4,000 - £6,000	£ 57
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 144

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	Solid, no insulation (assumed)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 198 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,633	N/A	N/A	(847)
Water heating (kWh per year)	3,728			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 47	 D67
Floor insulation (solid floor)	£4,000 - £6,000	£ 19	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 48	 C71

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

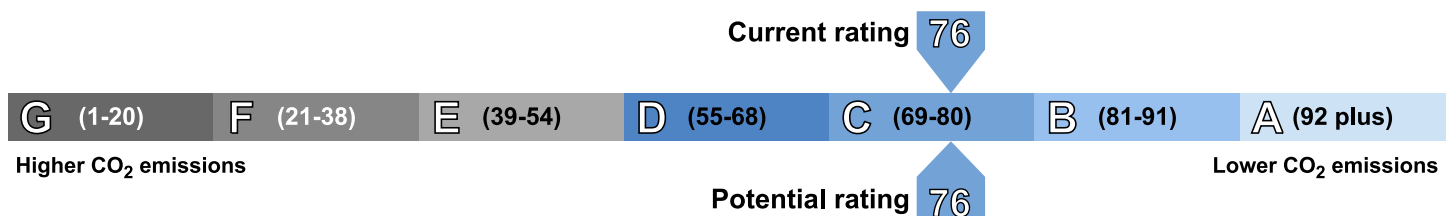
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.9 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.6 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate

Suite 156, Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Basement flat  
**Reference number:** 9118-4006-6241-5308-3970  
**Date of assessment:** 19 September 2018  
**Type of assessment:** RdSAP, existing dwelling  
**Date of certificate:** 07 February 2019  
**Total floor area:** 25 m<sup>2</sup>

## 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

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,236</b>
<b>Over 3 years you could save</b>	<b>£ 204</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 69 over 3 years	£ 69 over 3 years	
Heating	£ 552 over 3 years	£ 348 over 3 years	
Hot Water	£ 615 over 3 years	£ 615 over 3 years	
<b>Totals</b>	<b>£ 1,236</b>	<b>£ 1,032</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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

Rating	Score Range	Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	71
(39-54)	E		
(21-38)	F		
(1-20)	G		
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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 63
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 141

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	Solid, no insulation (assumed)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 145 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand



For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	1,731	N/A	N/A	(378)
Water heating (kWh per year)	3,719			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 21	 D68
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 47	 C71

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

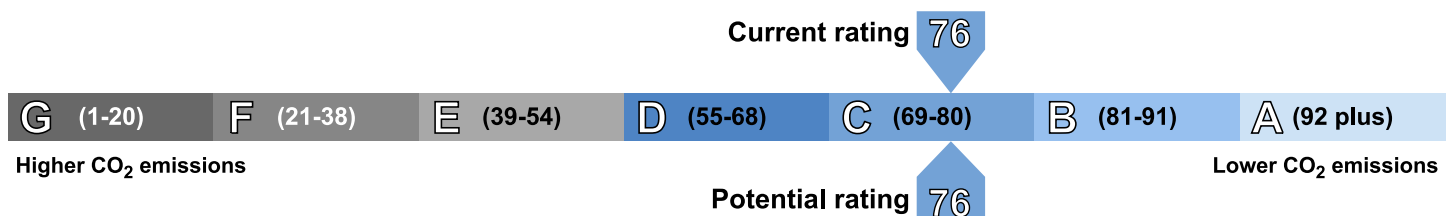
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 0.6 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.3 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.



# Energy Performance Certificate

29d Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Top-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 9918-6006-6211-5108-3964  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 35 m<sup>2</sup>

## Use this document to:

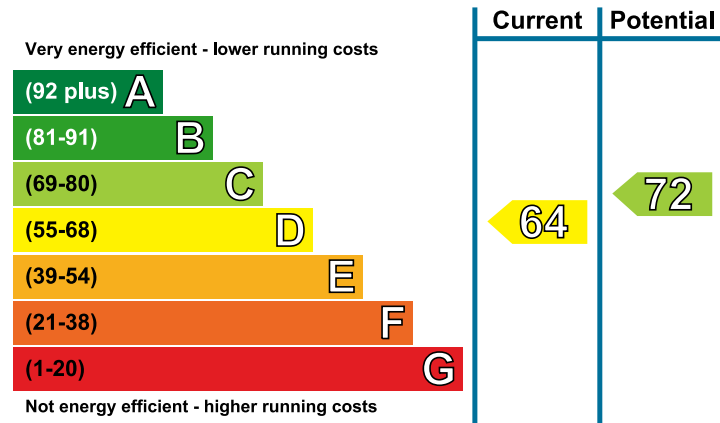
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,536</b>
<b>Over 3 years you could save</b>	<b>£ 408</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 87 over 3 years	£ 87 over 3 years	
Heating	£ 822 over 3 years	£ 414 over 3 years	
Hot Water	£ 627 over 3 years	£ 627 over 3 years	
<b>Totals</b>	<b>£ 1,536</b>	<b>£ 1,128</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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 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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Increase loft insulation to 270 mm	£100 - £350	£ 66
2 Internal or external wall insulation	£4,000 - £14,000	£ 186
3 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 156

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](http://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.

## Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	Pitched, 100 mm loft insulation	★ ★ ★ ☆ ☆
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 193 kWh/m<sup>2</sup> 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.

## Low and zero carbon energy sources

Low and zero carbon energy sources are sources of energy that release either very little or no carbon dioxide into the atmosphere when they are used. Installing these sources may help reduce energy bills as well as cutting carbon. There are none provided for this home.

## Your home's heat demand




For most homes, the vast 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 (shown within brackets as it is a reduction in energy use).

Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	3,361	(396)	N/A	(1,121)
Water heating (kWh per year)	3,790			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

## Recommendations

The measures below will improve the energy performance of your dwelling. The performance ratings after improvements listed below are cumulative; that is, they assume the improvements have been installed in the order that they appear in the table. Further information about the recommended measures and other simple actions you could take today to save money is available at [www.gov.uk/energy-grants-calculator](http://www.gov.uk/energy-grants-calculator). Before installing measures, you should make sure you have secured the appropriate permissions, where necessary. Such permissions might include permission from your landlord (if you are a tenant) or approval under Building Regulations for certain types of work.

Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Increase loft insulation to 270 mm	£100 - £350	£ 22	 D65
Internal or external wall insulation	£4,000 - £14,000	£ 62	 C69
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 52	 C72

## Opportunity to benefit from a Green Deal on this property

Green Deal Finance allows you to pay for some of the cost of your improvements in instalments under a Green Deal Plan (note that this is a credit agreement, but with instalments being added to the electricity bill for the property). The availability of a Green Deal Plan will depend upon your financial circumstances. There is a limit to how much Green Deal Finance can be used, which is determined by how much energy the improvements are estimated to **save** for a 'typical household'.

You may be able to obtain support towards repairs or replacements of heating systems and/or basic insulation measures, if you are in receipt of qualifying benefits or tax credits. To learn more about this scheme and the rules about eligibility, call the Energy Saving Advice Service on **0300 123 1234** for England and Wales.

## About this document and the data in it

This document has been produced following an energy assessment undertaken by a qualified Energy Assessor, accredited by ECMK Ltd. You can obtain contact details of the Accreditation Scheme at [www.ecmk.co.uk](http://www.ecmk.co.uk).

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

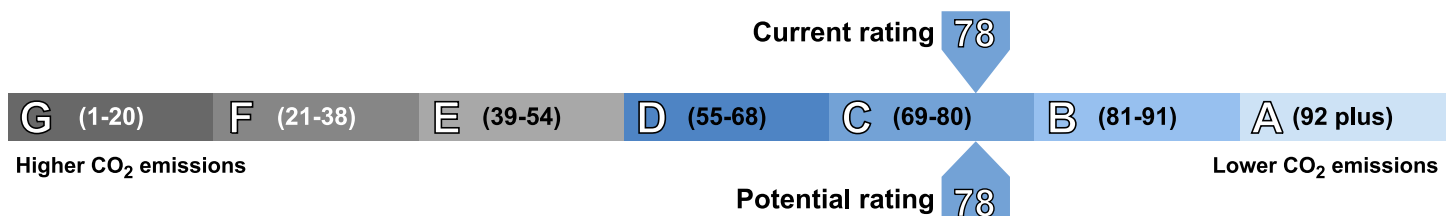
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## About the impact of buildings on the environment

One of the biggest contributors to global warming is carbon dioxide. The energy we use for heating, lighting and power in homes produces over a quarter of the UK's carbon dioxide emissions.

The average household causes about 6 tonnes of carbon dioxide every year. Based on this assessment, your home currently produces approximately 1.2 tonnes of carbon dioxide every year. Adopting the recommendations in this report can reduce emissions and protect the environment. If you were to install these recommendations you could reduce this amount by 0.8 tonnes per year. You could reduce emissions even more by switching to renewable energy sources.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions based on standardised assumptions about occupancy and energy use. The higher the rating the less impact it has on the environment.




29c Leazes Terrace, NEWCASTLE UPON TYNE, NE1 4LY

**Dwelling type:** Mid-floor flat  
**Date of assessment:** 19 September 2018  
**Date of certificate:** 07 February 2019  
**Reference number:** 0554-2801-6011-9398-5651  
**Type of assessment:** RdSAP, existing dwelling  
**Total floor area:** 36 m<sup>2</sup>

## Use this document to:

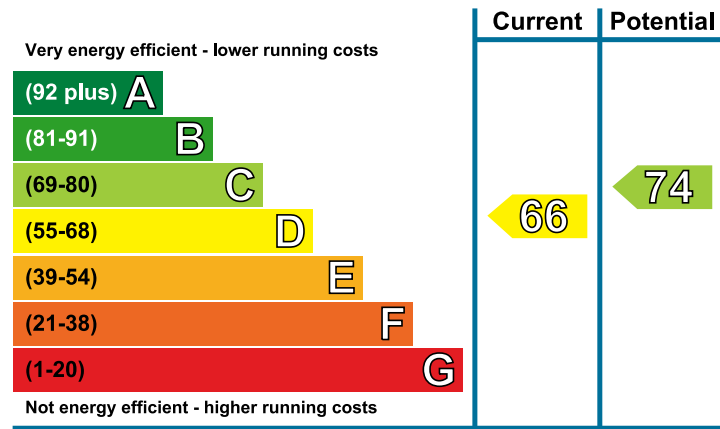
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,470</b>
<b>Over 3 years you could save</b>	<b>£ 378</b>

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 90 over 3 years	£ 90 over 3 years	
Heating	£ 750 over 3 years	£ 372 over 3 years	
Hot Water	£ 630 over 3 years	£ 630 over 3 years	
<b>Totals</b>	<b>£ 1,470</b>	<b>£ 1,092</b>	

These figures show how much the average household would spend in this property for heating, lighting and hot 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



Rating	Score Range	Current	Potential
A	92 plus		
B	81-91		
C	69-80		
D	55-68	66	74
E	39-54		
F	21-38		
G	1-20		

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 on page 3.

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

The EPC rating shown here is based on standard assumptions about occupancy and energy use and 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
1 Internal or external wall insulation	£4,000 - £14,000	£ 222
2 Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 156

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](http://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.

### Summary of this home's energy performance related features

Element	Description	Energy Efficiency
Walls	Solid brick, as built, no insulation (assumed)	★ ★ ☆ ☆ ☆
Roof	(another dwelling above)	—
Floor	(another dwelling below)	—
Windows	Single glazed	★ ☆ ☆ ☆ ☆
Main heating	Community scheme	★ ★ ★ ★ ☆
Main heating controls	Flat rate charging, programmer and TRVs	★ ★ ★ ☆ ☆
Secondary heating	None	—
Hot water	Community scheme	★ ★ ★ ★ ☆
Lighting	Low energy lighting in all fixed outlets	★ ★ ★ ★ ★

Current primary energy use per square metre of floor area: 166 kWh/m<sup>2</sup> per year

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### Low and zero carbon energy sources

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Heat demand	Existing dwelling	Impact of loft insulation	Impact of cavity wall insulation	Impact of solid wall insulation
Space heating (kWh per year)	2,936	N/A	N/A	(1,342)
Water heating (kWh per year)	3,801			

You could receive Renewable Heat Incentive (RHI) payments and help reduce carbon emissions by replacing your existing heating system with one that generates renewable heat, subject to meeting minimum energy efficiency requirements. The estimated energy required for space and water heating will form the basis of the payments. For more information, search for the domestic RHI on the [www.gov.uk](http://www.gov.uk) website.

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Recommended measures	Indicative cost	Typical savings per year	Rating after improvement
Internal or external wall insulation	£4,000 - £14,000	£ 74	 C70
Replace single glazed windows with low-E double glazed windows	£3,300 - £6,500	£ 52	 C74

## Opportunity to benefit from a Green Deal on this property

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**Assessor's accreditation number:** ECMK300840  
**Assessor's name:** Sanjodh Toor  
**Phone number:** 01133280690  
**E-mail address:** [stoor@fadingfootprints.co.uk](mailto:stoor@fadingfootprints.co.uk)  
**Related party disclosure:** No related party

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