

Energy Performance Certificate



4, MacBeth Road, Meon Vale, STRATFORD-UPON-AVON, CV37 8YN

Dwelling type: Semi-detached house
Date of assessment: 26 April 2017
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Reference number: 2268-1021-7304-5613-4960
Type of assessment: SAP, new dwelling
Total floor area: 59 m²

Use this document to:

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

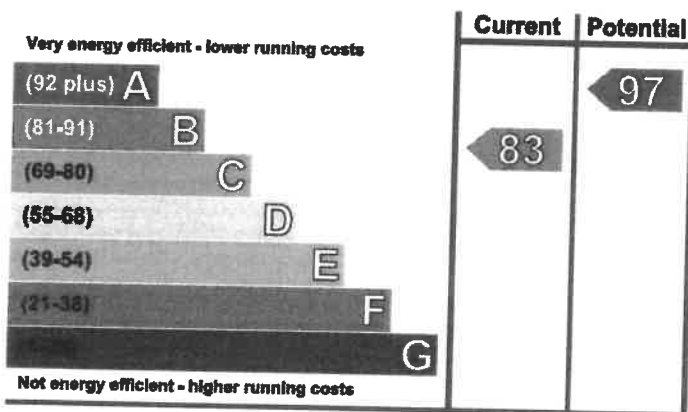
Estimated energy costs of dwelling for 3 years:	£ 924
Over 3 years you could save	£ 93

Estimated energy costs of this home

	Current costs	Potential costs	Potential future savings
Lighting	£ 126 over 3 years	£ 126 over 3 years	
Heating	£ 576 over 3 years	£ 576 over 3 years	
Hot Water	£ 222 over 3 years	£ 129 over 3 years	
Totals	£ 924	£ 831	

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.

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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Solar water heating	£4,000 - £6,000	£ 90
2 Solar photovoltaic panels, 2.5 kWp	£5,000 - £8,000	£ 843