

## Energy performance certificate (EPC) recommendation report

UNIT 16  
THE IVORIES  
6-8 NORTHAMPTON STREET  
ISLINGTON  
LONDON  
N1 2HY

Report number  
**4319-2906-1609-6104-1383**

Valid until  
**17 March 2031**

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### Energy rating and EPC

This property's current energy rating is C.

For more information on the property's energy performance, see the EPC for this property.

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## Recommendations

Make these changes to improve the property's energy efficiency.

Recommended improvements are grouped by the estimated time it would take for the change to pay for itself. The assessor may also make additional recommendations.

Each recommendation is marked as low, medium or high. This shows the potential impact of the change on reducing the property's carbon emissions.

### Changes that pay for themselves within 3 years

Recommendation	Potential impact
In some spaces, the solar gain limit defined in the NCM is exceeded, which might cause overheating. Consider solar control measures such as the application of reflective coating or shading devices to windows.	Medium

### Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Some walls have uninsulated cavities - introduce cavity wall insulation.	Medium
Some windows have high U-values - consider installing secondary glazing.	Medium
Add weather compensation controls to heating system.	Medium
Consider installing building mounted wind turbine(s).	Low
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium

## Property and report details

Report issued on	18 March 2021
Total useful floor area	90 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	G-ISBEM Ltd, G-ISBEM, v24.0, SBEM, v5.6.b.0

## Assessor's details

Assessor's name BRITISH EPC

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Telephone 02037011068

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Email [jonathan@britishepc.com](mailto:jonathan@britishepc.com)

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Employer's name British EPC

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Employer's address Blackstone Road, Huntingdon Business Centre,  
Huntingdon, PE29 6EF

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Assessor ID EES/008637

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Assessor's declaration The assessor is not related to the owner of the  
property.

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Accreditation scheme Elmhurst Energy Systems Ltd

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