

Energy performance certificate (EPC) recommendation report

Piano House
9 Brighton Terrace
LONDON
SW9 8DJ

Report number
0870-0841-8399-9627-9006

Valid until
1 April 2029

Energy rating and EPC

This property's energy rating is C.

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

Recommendations

Changes that may pay for themselves in over 7 years

| Recommendation | Potential impact on carbon emissions |
|--|--------------------------------------|
| Consider installing solar water heating. | Low |
| Consider installing PV. | Low |
| Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation. | Medium |
| Some glazing is poorly insulated. Replace/improve glazing and/or frames. | Medium |
| Roof is poorly insulated. Install or improve insulation of roof. | Medium |

Additional recommendations

| Recommendation | Potential impact on carbon emissions |
|---|--------------------------------------|
| Obtain a lighting design for all zones with data on lux levels and W/m2 throughout the building | High |
| Consider replacing all light fittings with LED bulbs | High |

Property and report details

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|-------------------------|--|
| Report issued on | 2 April 2019 |
| Total useful floor area | 4,709 square metres |
| Building environment | Air Conditioning |
| Calculation tool | DesignBuilder Software Ltd, DesignBuilder SBEM, v5.4.0, SBEM, v5.4.b.0 |

Assessor's details

| | |
|------------------------|--|
| Assessor's name | George Hudson |
| Telephone | 07817 420 685 |
| Email | george@chestnutcs.co.uk |
| Employer's name | Chestnut CS |
| Employer's address | 14 Fullers Field Swan Lane Westerfield Ipswich IP6 9AX |
| Assessor ID | STRO025473 |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Accreditation scheme | Stroma Certification Ltd |