

Energy performance certificate (EPC) recommendation report

BET05704
Railway Arch
196, Bancroft Road
LONDON
E1 4ET

Report number
8043-8854-6987-3123-8670

Valid until
26 February 2033

Energy rating and EPC

This property's energy rating is A.

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

Recommendations

Changes that may pay for themselves within 3 years

Recommendation

Some solid walls are poorly insulated - introduce or improve internal wall insulation.

Potential impact on carbon emissions

Low

Changes that may pay for themselves in over 7 years

Recommendation

Consider replacing HWS with point of use system.

Potential impact on carbon emissions

High

Property and report details

Report issued on	27 February 2023
Total useful floor area	396 square metres
Building environment	Unconditioned
Calculation tool	Elmhurst Energy Systems Ltd, SBEM Online, v6.01, SBEM, v6.1.b.0

Assessor's details

Assessor's name	Tanya Lewis
Telephone	07967335802
Email	tlewisepc@yahoo.co.uk
Employer's name	Lewis Surveyors Energy Ltd
Employer's address	3 Lavender Lane, Wynyard, Billingham, Stockton on Tees, TS22 5GX
Assessor ID	EES/019561
Assessor's declaration	The assessor is contracted by the owner to provide other energy assessment services.
Accreditation scheme	Elmhurst Energy Systems Ltd