

Energy performance certificate (EPC) recommendation report

8 The Centre
WESTON-SUPER-MARE
BS23 1US

Report number
9958-4075-0053-0200-6395

Valid until
16 May 2025

Energy rating and EPC

This property's current energy rating is E.

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

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
Consider replacing T8 lamps with retrofit T5 conversion kit.	High
Introduce HF (high frequency) ballasts for fluorescent tubes: Reduced number of fittings required.	Low

Changes that pay for themselves within 3 to 7 years

Recommendation	Potential impact
Some walls have uninsulated cavities - introduce cavity wall insulation.	Medium

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Some windows have high U-values - consider installing secondary glazing.	Medium
Consider replacing heating boiler plant with a condensing type.	High
Consider installing an air source heat pump.	High
Consider installing solar water heating.	Low
Roof is poorly insulated. Install or improve insulation of roof.	Medium

Property and report details

Report issued on 17 May 2015

Total useful floor area 163 square metres

Building environment Heating and Natural Ventilation

Calculation tool NES Ltd, SBEM Online, v1.4, SBEM, v5.2.d.2

Assessor's details

Assessor's name Michael Heinemans

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Email mhmmb@yahoo.co.uk

Employer's name CEA 4U

Employer's address 46 Woodington Road, Clevedon BS21 5LB

Assessor ID NHER003751

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

Accreditation scheme NHER
