

Energy performance certificate (EPC) recommendation report

Savoy House
Churchtown
MULLION
TR12 7HQ

Report number
1514-4706-0344-7689-6449

Valid until
16 March 2033

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.

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
Replace tungsten GLS lamps with CFLs: Payback period dependent on hours of use.	High
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 within 3 to 7 years

Recommendation	Potential impact
Add optimum start/stop to the heating system.	Medium
The default heat generator efficiency is chosen. It is recommended that the heat generator system be investigated to gain an understanding of its efficiency and possible improvements.	Low
Some walls have uninsulated cavities - introduce cavity wall insulation.	Medium

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Add weather compensation controls to heating system.	Medium
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium
Consider installing an air source heat pump.	High
Consider installing a ground source heat pump.	High

Property and report details

Report issued on	17 March 2023
Total useful floor area	43 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	Elmhurst Energy Systems Ltd, SBEM Online, v6.01, SBEM, v6.1.b.0

Assessor's details

Assessor's name	James Tyas
Telephone	01326 563910
Email	jamestyas@btinternet.com
Employer's name	Cornish Energy
Employer's address	Gew Farmhouse, Prospidnick, Helston, Cornwall, TR13 0RY
Assessor ID	EES/019549
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd
