

Energy performance certificate (EPC) recommendation report

189 Brighton Road
SOUTH CROYDON
CR2 6EG

Report number
0929-2993-9725-2802-9341

Valid until
8 March 2032

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 |
|--|------------------|
| 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 in more than 7 years

| Recommendation | Potential impact |
|--|------------------|
| Some windows have high U-values - consider installing secondary glazing. | 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 |
| Some glazing is poorly insulated. Replace/improve glazing and/or frames. | Medium |
| Consider installing building mounted wind turbine(s). | Low |

Property and report details

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|-------------------------|------------------------------------|
| Report issued on | 9 March 2022 |
| Total useful floor area | 170 square metres |
| Building environment | Heating and Natural Ventilation |
| Calculation tool | CLG, iSBEM, v5.6.b, SBEM, v5.6.b.0 |

Assessor's details

Assessor's name Jacob Redmon

Telephone 07719032790

Email jacobredmon.ndea@gmail.com

Employer's name Oyster Energy

Employer's address Hill House, Red Hill Road, Hadleigh, IP7 6BU

Assessor ID STRO027974

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

Accreditation scheme Stroma Certification Ltd
