

Energy Performance Certificate



..., New Barns Avenue, MANCHESTER, M21 7DB

Dwelling type: Mid-terrace house

Date of assessment: 30 April 2012

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Reference number: 8705-0909-3729-8076-1423

Type of assessment: RdSAP, existing dwelling

Total floor area: 117 m²

Use this document to:

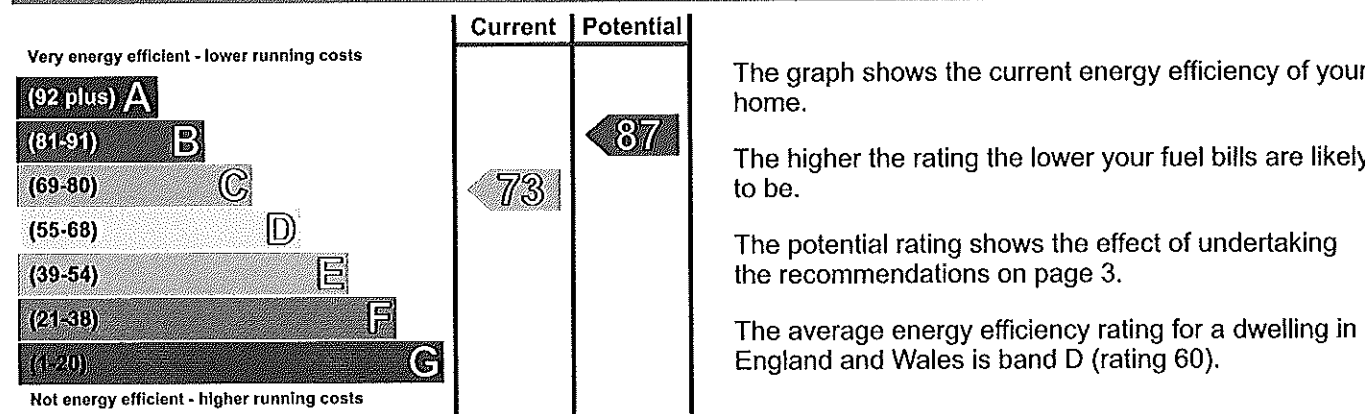
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

Estimated energy costs of dwelling for 3 years:	£ 2,106
Over 3 years you could save	£ 465

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 333 over 3 years	£ 183 over 3 years	
Heating	£ 1,380 over 3 years	£ 1,245 over 3 years	
Hot Water	£ 393 over 3 years	£ 213 over 3 years	
Totals	£ 2,106	£ 1,641	

These figures show how much the average household would spend in this property for heating, lighting and hot water. This excludes energy use for running appliances like TVs, computers and cookers, and any electricity generated by microgeneration.

Energy Efficiency Rating



Top actions you can take to save money and make your home more efficient

Recommended measures	Indicative cost	Typical savings over 3 years	Available with Green Deal
1 Low energy lighting for all fixed outlets	£50	£ 126	
2 Replace boiler with new condensing boiler	£2,200 - £3,000	£ 225	
3 Solar water heating	£4,000 - £6,000	£ 114	

See page 3 for a full list of recommendations for this property.

To find out more about the recommended measures and other actions you could take today to save money, visit www.direct.gov.uk/savingenergy or call 0300 123 1234 (standard national rate). The Green Deal may allow you to make your home warmer and cheaper to run at no up-front cost.