

Energy Performance Certificate

18, McLeod Road, LONDON, SE2 0BP

Dwelling type: End-terrace house
Date of assessment: 01 August 2019
Date of certificate: 04 August 2019

Reference number: 8751-6428-6710-2109-7906
Type of assessment: RdSAP, existing dwelling
Total floor area: 109 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:	£ 2,796
Over 3 years you could save	£ 960

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 405 over 3 years	£ 228 over 3 years	
Heating	£ 2,100 over 3 years	£ 1,407 over 3 years	
Hot Water	£ 291 over 3 years	£ 201 over 3 years	
Totals	£ 2,796	£ 1,836	

These figures show how much the average household would spend in this property for heating, lighting and hot water and is not based on energy used by individual households. This excludes energy use for running appliances like TVs, computers and cookers, and electricity generated by microgeneration.

Energy Efficiency Rating

Band	Score Range	Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		85
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

The graph shows the current energy efficiency of your home.

The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommendations on page 3.

The average energy efficiency rating for a dwelling in England and Wales is band D (rating 60).

The EPC rating shown here is based on standard assumptions about occupancy and energy use and may not reflect how energy is consumed by individual occupants.

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

Recommended measures	Indicative cost	Typical savings over 3 years
1 Cavity wall insulation	£500 - £1,500	£ 111
2 Internal or external wall insulation	£4,000 - £14,000	£ 417
3 Floor insulation (suspended floor)	£800 - £1,200	£ 108

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

To receive advice on what measures you can take to reduce your energy bills, visit www.simpleenergyadvice.org.uk or call freephone 0800 444202. The Green Deal may enable you to make your home warmer and cheaper to run.