PREDICTED ENERGY ASSESSMENT

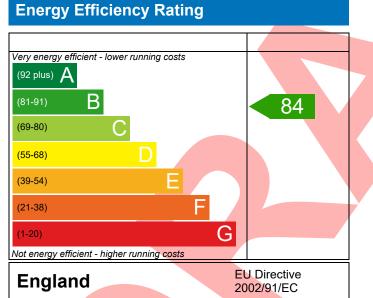


Plot 063, 3 Bed, K, WC, U, 2B Dwelling type: Date of assessment: Produced by: Total floor area:

House, Semi-Detached 05/08/2021 Ross Elliott 108.93 m²

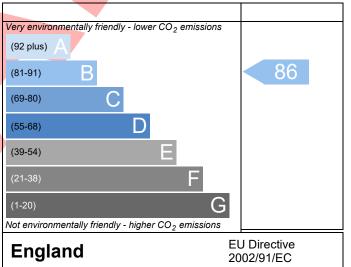
This document is a Predicted Energy Assessment for properties marketed when they are incomplete. It includes a predicted energy rating which might not represent the final energy rating of the property on completion. Once the property is completed, this rating will be updated and an official Energy Performance Certificate will be created for the property. This will include more detailed information about the energy performance of the completed property.

The energy performance has been assessed using the Government approved SAP2012 methodology and is rated in terms of the energy use per square meter of floor area; the energy efficiency is based on fuel costs and the environmental impact is based on carbon dioxide (CO_2) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills are likely to be.

Environmental Impact (CO₂) Rating



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO_2) emissions. The higher the rating the less impact it has on the environment.

This report has not been submitted through the Elmhurst Energy members' portal, therefore results are subject to change when the dwelling is completed.



BUILDING REGULATION COMPLIANCE Calculation Type: New Build (As Designed)



Reference Property Plot 063, 3 Bed, K, WC, U, 28 SAP Rating 84 B DER 16.80 TER 17.66 Environmental 85 B 26 DERSTER 4.55 6 C0, Emissions (L/year) 1.54 DFEE 49 07 TFEE 58.92 General Requirements Compliance Pass % DFEE 16.72 Assessor ID P639-000 Silvio junges, Silvio Silvio Junges, Silvio Silvio Silvio Junges, Silvio	Property Reference	4907-0025-4352-063				Issued on Date	05/08/202
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3 Air permeability Air permeability at 50 pascals Maximum 10.0 m³/(h.m²) @ 50 Pa Pas Limiting System Efficiencies		calculated from linear th	ermal transmit	tances for each iu	inction		
Air permeability at 50 pascals 4.00 (design value) m³/(h.m²) @ 50 Pa Maximum 10.0 m³/(h.m²) @ 50 Pa Pas Limiting System Efficiencies 4.00 (design value) m³/(h.m²) @ 50 Pa Pas				j -			
Maximum 10.0 m³/(h.m²) @ 50 Pa Pas Limiting System Efficiencies		at 50 pascals	4 00 (de	sign value)		m³/(h m²) @ 50 P=	1
Limiting System Efficiencies							
		iencies	10.0			, (, e 5510	
	4 Heating efficiency						

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BUILDING REGULATION COMPLIANCE Calculation Type: New Build (As Designed)



Main heating system	Boiler system with radiators or underfloor - Mains gas Data from database	Pass		
	Vaillant ecoFIT sustain 618 VU186/6-3 (H-GB)			
	Efficiency: 89.7% SEDBUK2009			
	Minimum: 88.0%			
Secondary heating system	None			
5 Cylinder insulation				
Hot water storage	Measured cylinder loss: 1.11 kWh/day Permitted by DBSCG 2.10	Pass		
Primary pipework insulated	Yes	Pass		
6 Controls				
Space heating controls	Time and temperature zone control	Pass		
Hot water controls	Cylinderstat	Pass		
	Independent timer for DHW	Pass		
Boiler interlock	Yes	Pass		
7 Low energy lights				
Percentage of fixed lights with low-energy	100 %			
fittings				
Minimum	75 %	Pass		
8 Mechanical ventilation				
Continuous extract system				
Specific fan power	0.18			
Maximum	0.7	Pass		
Criterion 3 – Limiting the effects of heat gains in sum	mer			
9 Summertime temperature				
Overheating risk (Thames Valley)	Slight	Pass		
Based on:				
Overshading	Average			
Windows facing North East	0.69 m ² , No overhang			
Windows facing South East	10.73 m ² , No overhang			
Windows facing North West	12.49 m ² , No overhang			
Air change rate	4.00 ach			
Blinds/curtains	None			
Criterion 4 – Building performance consistent with DI	EK and DFEE rate			
Party Walls				
Туре	U-value			
Filled Cavity with Edge Sealing	0.00 W/m²K	Pass		
Air permeability and pressure testing				
<u>3 Air permeability</u>				
Air permeability at 50 pascals	4.00 (design value) m ³ /(h.m ²) @ 50 Pa			
Maximum	10.0 m³/(h.m²) @ 50 Pa	Pass		

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BUILDING REGULATION COMPLIANCE Calculation Type: New Build (As Designed)



10 Key features

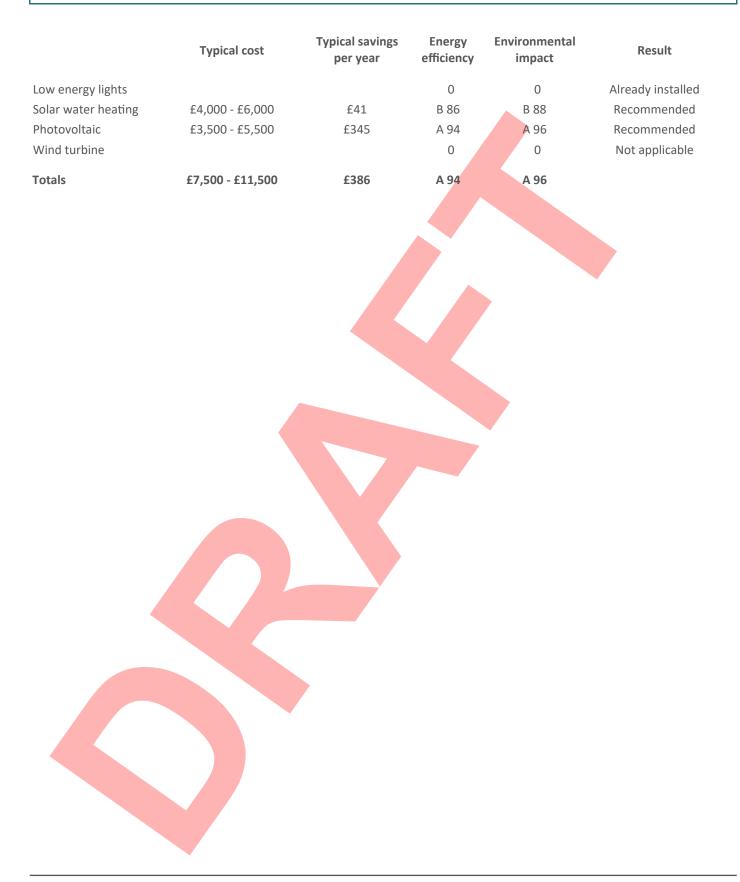
Party wall U-value	0.00	W/m²K
Roof U-value	0.12	W/m²K
Floor U-value	0.12	W/m²K
Door U-value	1.08	W/m²K

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RECOMMENDATIONS





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