Energy Performance Certificate (EPC)

FLAT D , 32 ELLON ROAD, ABERDEEN, AB23 8BX

Dwelling type:
Date of assessment:
Date of certificate:
Total floor area:
Primary Energy Indicator:

Ground-floor flat 10 December 2020 10 December 2020 45 m² dicator: 217 kWh/m²/year

Reference number:
Type of assessment:
Approved Organisation:
Main heating and fuel:

9801-1913-7202-3660-0204 RdSAP, existing dwelling Elmhurst

Elmhurst Boiler and radiators, mains gas

You can use this document to:

Compare current ratings of properties to see which are more energy efficient and environmentally friendly Find out how to save energy and money and also reduce CO₂ emissions by improving your home

Estillated effet by costs for your fronte for a years	1.300

* based upon the cost of energy for heating, hot water, lighting and ventilation, calculated using standard assumptions

Very energy efficient - lower running costs	Current	Current Potential
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(81-91)		
(69-80)	74	77
(55-68)	CANAL PROPERTY OF	es catalant processor († 12 fil
(39-54		
(21-38)		
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Not energy efficient - higher running costs		

Energy Efficiency Ratin

This graph shows the current efficiency of your home, taking into account both energy efficiency and fuel costs. The higher this rating, the lower your fuel bills are likely to be.

Your current rating is **band C (74)**. The average rating for EPCs in Scotland is **band D (61)**.

The potential rating shows the effect of undertaking all of the improvement measures listed within your recommendations report.

Potential Environmental Impac (CC2) Rating

This graph shows the effect of your home on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating, the less impact it has on the environment.

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Very environmentally friendly - lower CO₂ emissions

Current

(69-80) (55-68)

Your current rating is **band C (76)**. The average rating for EPCs in Scotland is **band D (59)**.

The potential rating shows the effect of undertaking all of the improvement measures listed within your recommendations report.

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

Not environmentally friendly - higher CO₂ emissions

Recommended measures	Indicative cost	Typical savings over 3 years
1 Floor insulation (suspended floor)	£800 - £1,200	£168.00

A full list of recommended improvement measures for your home, together with more information on potential cost and savings and advice to help you carry out improvements can be found in your recommendations report.

To find out more about the recommended measures and other actions you could take today to stop wasting energy and money visit greenerscotland orgor contact Home Energy Scotland on 0808 808 2282

THIS PAGE IS THE ENERGY PERFORMANCE CERTIFICATE WHICH MUST BE AFFIXED TO THE DWELLING AND NOT BE REMOVED UNLESS IT IS REPLACED WITH AN OPDATED CERTIFICATE