

Energy performance certificate (EPC) recommendation report

4 Waterside Street
COLERAINE
BT51 3DP

Report number
7884-7932-9315-8741-5222

Valid until
21 December 2031

Energy rating and EPC

This property's current energy rating is D.

For more information on the property's energy performance, [see the EPC for this property](#) ([/energy-certificate/8986-6667-6929-6480-4504](#)).

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
Add optimum start/stop to the heating system.	Medium
The default heat generator efficiency is chosen. It is recommended that the heat generator system be investigated to gain an understanding of its efficiency and possible improvements.	Low
Some windows have high U-values - consider installing secondary glazing.	Medium
Add weather compensation controls to heating system.	Medium

Changes that pay for themselves within 3 to 7 years

Recommendation	Potential impact
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

Recommendation	Potential impact
Consider installing an air source heat pump.	High
Consider installing a ground source heat pump.	High
Some floors are poorly insulated - introduce and/or improve insulation. Add insulation to the exposed surfaces of floors adjacent to underground, unheated spaces or exterior.	Medium

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Consider installing solar water heating.	Low
Consider installing PV.	Low

Property and report details

Report issued on

22 December 2021

Total useful floor area

319 square metres

Building environment

Heating and Natural Ventilation

Calculation tool

IES Ltd, Virtual Environment, v6.4.0, SBEM, v4.1.h.0

Assessor's details

Assessor's name

Eamon Lynch

Telephone

02838 394090

Email

info@360-energy.co.uk

Employer's name

360 Energy

Employer's address

22b High Street, Portadown, CRAIGAVON, Co.Armagh, BT62 1HZ

Assessor ID

EES/023963

Assessor's declaration

The assessor is not related to the owner of the property.

Accreditation scheme

Elmhurst Energy Systems Ltd

Other reports for this property

If you are aware of previous reports for this property and they are not listed here, please contact us at dluhc.digital-services@levellingup.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related reports for this property.