

# Energy Performance Certificate

**Flat** Beaufort House, 2a, Lower Downs Road, LONDON, SW20 8QB

<b>Dwelling type:</b>	Mid-floor flat	<b>Reference number:</b>	0009-2819-7114-9922-
<b>Date of assessment:</b>	21 September 2012	<b>Type of assessment:</b>	RdSAP, existing dwelling
<b>Date of certificate:</b>	25 September 2012	<b>Total floor area:</b>	74 m <sup>2</sup>

## Use this document to:

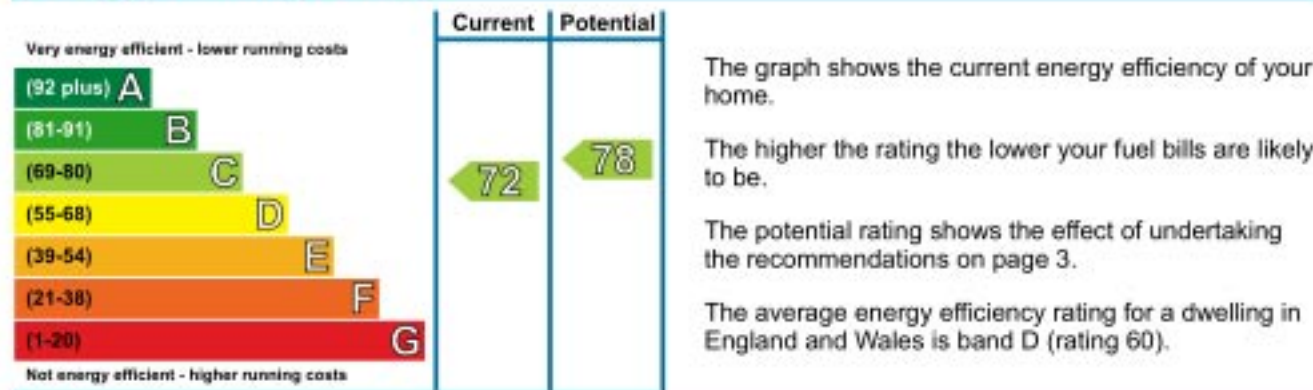
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

<b>Estimated energy costs of dwelling for 3 years:</b>	<b>£ 1,668</b>
<b>Over 3 years you could save</b>	<b>£ 402</b>


Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 285 over 3 years	£ 141 over 3 years	
Heating	£ 927 over 3 years	£ 804 over 3 years	
Hot Water	£ 456 over 3 years	£ 321 over 3 years	
<b>Totals</b>	<b>£ 1,668</b>	<b>£ 1,266</b>	

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	£ 117	
2 Replace boiler with new condensing boiler	£2,200 - £3,000	£ 282	

To find out more about the recommended measures and other actions you could take today to save money, visit [www.direct.gov.uk/savingenergy](http://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.