

Energy performance certificate (EPC) recommendation report

Victoria Stone Ltd 79 St. Johns Road TUNBRIDGE WELLS TN4 9TU	Report number 0296-2915-5440-6400-8803
	Valid until 26 September 2028

Energy rating and EPC

This property’s current energy rating is C.

For more information on the property’s energy performance, see the EPC for this property.

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
Consider replacing T8 lamps with retrofit T5 conversion kit.	Low

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium
Some glazing is poorly insulated. Replace/improve glazing and/or frames.	Medium

## Property and report details

Report issued on	27 September 2018
Total useful floor area	159 square metres
Building environment	Heating and Mechanical Ventilation
Calculation tool	IES Ltd, Virtual Environment, v7.0.10, SBEM, v5.4.b.0

## Assessor's details

Assessor's name	S. Cappuccini
Telephone	01892 300 450
Email	<a href="mailto:enquiries@jcmlconsultancy.com">enquiries@jcmlconsultancy.com</a>
Employer's name	Greenfish (JCML)
Employer's address	177 Silverdale Rd, Tunbridge Wells TN4 9HT
Assessor ID	QUID300156
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Quidos Limited