Energy performance cer	tificate (EP	PC)	
19 CAER CASTELL PLACE RUMNEY CARDIFF	Energy rating	Valid until:	21 June 2031
CARDIFF CF3 3PW	C	Certificate number:	0219-6026-0100-0139-0222
Property type	Ν	lid-terrace house	
Total floor area	98 square metres		

Rules on letting this property

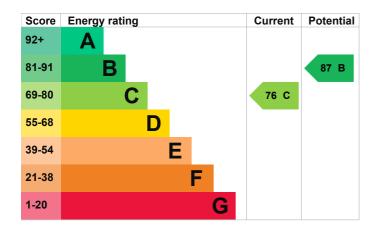
Properties can be let if they have an energy rating from A to E.

You can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is C. It has the potential to be B.

See how to improve this property's energy efficiency.



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D the average energy score is 60

Breakdown of property's energy performance

Features in this property

Features get a rating from very good to very poor, based on how energy efficient they are. Ratings are not based on how well features work or their condition.

Assumed ratings are based on the property's age and type. They are used for features the assessor could not inspect.

Feature	Description	Rating
Wall	Cavity wall, filled cavity	Average
Roof	Pitched, 300 mm loft insulation	Very good
Window	Fully double glazed	Average
Main heating	Boiler and radiators, mains gas	Good
Main heating control	Programmer, TRVs and bypass	Average
Hot water	From main system	Good
Lighting	Low energy lighting in all fixed outlets	Very good
Floor	Solid, no insulation (assumed)	N/A
Secondary heating	None	N/A

Primary energy use

The primary energy use for this property per year is 142 kilowatt hours per square metre (kWh/m2).

How this affects your energy bills

An average household would need to spend **£589 per year on heating, hot water and lighting** in this property. These costs usually make up the majority of your energy bills.

You could save £55 per year if you complete the suggested steps for improving this property's energy rating.

This is **based on average costs in 2021** when this EPC was created. People living at the property may use different amounts of energy for heating, hot water and lighting.

Heating this property

Estimated energy needed in this property is:

- 6,481 kWh per year for heating
- 2,018 kWh per year for hot water

Impact on the environment

This property's potential production	1.1 tonnes of CO2
You could improve this proper making the suggested change protect the environment.	5
These ratings are based on as average occupancy and energy	y use. People living at
the property may use different amounts of en	amounts of energy.
	making the suggested change protect the environment. These ratings are based on as average occupancy and energy

This property produces

2.4 tonnes of CO2

Steps you could take to save energy

Step	Typical installation cost	Typical yearly saving
1. Floor insulation (solid floor)	£4,000 - £6,000	£26
2. Solar water heating	£4,000 - £6,000	£29
3. Solar photovoltaic panels	£3,500 - £5,500	£363

Advice on making energy saving improvements

Get detailed recommendations and cost estimates (www.gov.uk/improve-energy-efficiency)

Speak to an advisor from Nest (www.gov.wales/get-help-energy-efficiency-your-home-nest)

Help paying for energy saving improvements

You may be eligible for help with the cost of improvements:

• Heat pumps and biomass boilers: Boiler Upgrade Scheme (www.gov.uk/apply-boiler-upgrade-scheme)

Who to contact about this certificate

Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Anthony Gee
Telephone	07868756479
Email	epcs1234@gmail.com

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Assessor's ID STR0000271 Telephone 0330 124 9660 Email certification@stroma.com	Stroma Certification Ltd	Accreditation scheme
	STRO000271	Assessor's ID
Email certification@stroma.com	 0330 124 9660	Telephone
	certification@stroma.com	Email

About this assessment

Assessor's declaration	No related party
Date of assessment	21 June 2021
Date of certificate	22 June 2021
Type of assessment	RdSAP