

Energy performance certificate (EPC)

8, Turpin Court LEAMINGTON SPA CV31 3JU	Energy rating C	Valid until:	9 July 2029
		Certificate number:	0818-3019-6283-6841-9950

Property type

End-terrace house

Total floor area

57 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.](#)

Feature	Description	Rating
Main heating control	Programmer, room thermostat and TRVs	Good
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 229 kilowatt hours per square metre (kWh/m²).

► [About primary energy use](#)

How this affects your energy bills

An average household would need to spend **£542 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 2019** 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:

- 6,414 kWh per year for heating
- 1,812 kWh per year for hot water

Impact on the environment

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

Properties get a rating from A (best) to G (worst) on how much carbon dioxide (CO₂) they produce each year.

Carbon emissions

An average household produces

6 tonnes of CO₂

Steps you could take to save energy

► Do I need to follow these steps in order?

Step 1: Floor insulation (solid floor)

Typical installation cost	£4,000 - £6,000
Typical yearly saving	£26
Potential rating after completing step 1	71 C

Step 2: Solar water heating

Typical installation cost	£4,000 - £6,000
Typical yearly saving	£29
Potential rating after completing steps 1 and 2	73 C

Step 3: Solar photovoltaic panels, 2.5 kWp

Typical installation cost	£3,500 - £5,500
Typical yearly saving	£317
Potential rating after completing steps 1 to 3	86 B

Advice on making energy saving improvements

Get detailed recommendations and cost estimates

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

Certificate number

9538-3019-6283-6941-9050 (/energy-certificate/9538-3019-6283-6941-9050)

Expired on

16 July 2019



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