Energy performance certificate (EPC)

15 Bampton Road Llanrumney CARDIFF CF3 5SE	Energy rating **C**	Valid until:	**4 August 2035**
		Certificate number:	**0735-8428-5500-0105-3202**

roperty type	Mid-terrace house
otal floor area	103 square metres

Rules on letting this property

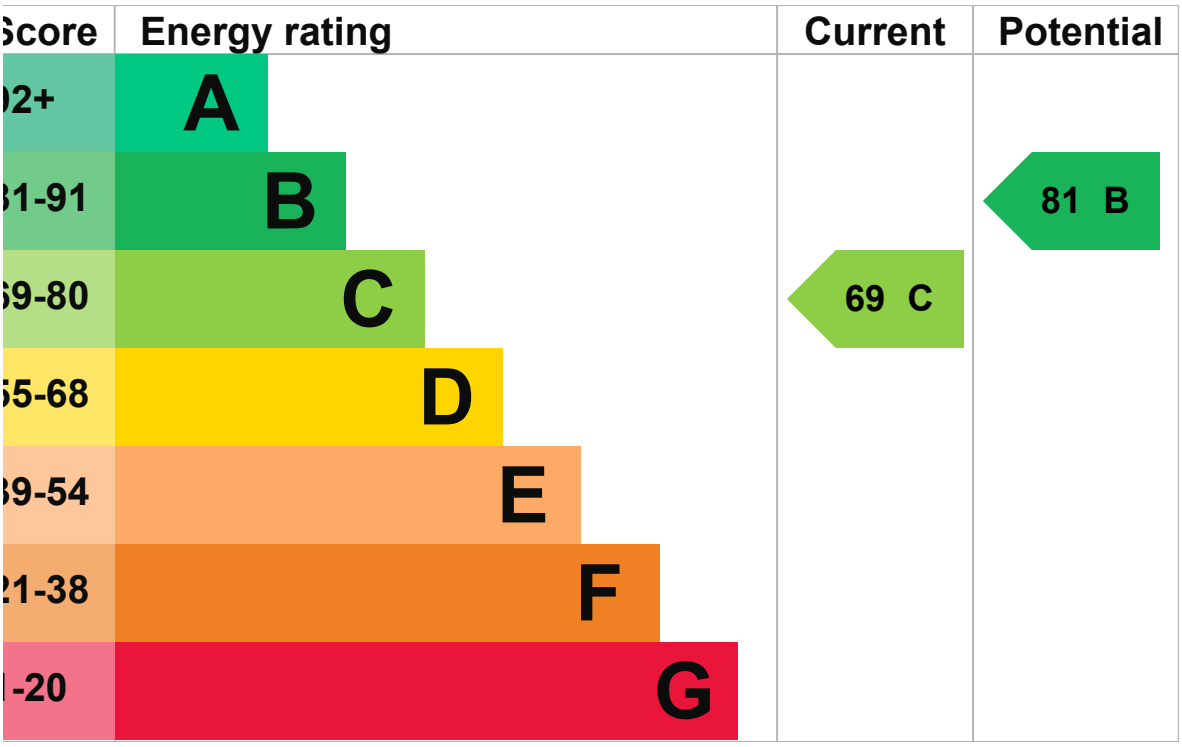
operties can be let if they have an energy rating from A to E.

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

Energy rating and score

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

e how to improve this property's energy efficiency.



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

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

r properties in England and Wales:

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

Breakdown of property's energy performance

eatures in this property

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

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

ature	Description	Rating
all	Cavity wall, as built, no insulation (assumed)	Poor
all	Cavity wall, as built, insulated (assumed)	Good
oof	Pitched, 200 mm loft insulation	Good
oof	Flat, insulated	Average
ndow	Fully double glazed	Poor

ature	Description	Rating
ain heating	Boiler and radiators, mains gas	Good
ain heating control	Programmer, room thermostat and TRVs	Good
t water	From main system	Good
ghting	Good lighting efficiency	Good
oor	Solid, no insulation (assumed)	N/A
tightness	(not tested)	N/A
condary heating	None	N/A

rimary energy use

e primary energy use for this property per year is 179 kilowatt hours per square metre (kWh/m2).

About primary energy use

dditional information

ditional information about this property:

- Cavity fill is recommended

mart meters

is property had **no smart meters** when it was assessed.

art meters help you understand your energy use and how you could save money. They may help you access better energy dea

d out how to get a smart meter (https://www.smartenergygb.org/)

low this affects your energy bills

average household would need to spend **£1,250 per year on heating, hot water and lighting** in this property. These costs ually make up the majority of your energy bills.

u could **save £330 per year** if you complete the suggested steps for improving this property's energy rating.

is is **based on average costs in 2025** when this EPC was created. People living at the property may use different amounts of ergy for heating, hot water and lighting.

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eating this property

timated energy needed in this property is:

- 9,750 kWh per year for heating
- 2,603 kWh per year for hot water

mpact on the environment

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

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

arbon emissions

n average household produces	6 tonnes of CO
his property produces	3.4 tonnes of CO
his property's potential production	2.2 tonnes of CO

u could improve this property's CO2 emissions by making the suggested changes. This will help to protect the environment.

ese ratings are based on assumptions about average occupancy and energy use. People living at the property may use differen
nounts of energy.

teps you could take to save energy

Do I need to follow these steps in order?

tep 1: Cavity wall insulation

ypical installation cost	£900 - £1,5(
ypical yearly saving	£1⁴
otential rating after completing step 1	72 C

tep 2: Floor insulation (solid floor)

ypical installation cost	£5,000 - £10,0(
ypical yearly saving	£5
otential rating after completing steps and 2	74 C

tep 3: Replace boiler with new condensing boiler

ypical installation cost	£2,200 - £3,5(
ypical yearly saving	£13
otential rating after completing steps to 3	77 C

tep 4: Solar photovoltaic panels, 2.5 kWp

ypical installation cost	£8,000 - £10,0(
ypical yearly saving	£2⁴
otential rating after completing steps to 4	81 B

dvice on making energy saving improvements

t detailed recommendations and cost estimates

eak to an advisor from Nest

elp paying for energy saving improvements

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

- Heat pumps and biomass boilers: Boiler Upgrade Scheme

Who to contact about this certificate

ontacting the assessor

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

ssessor's name	Anthony Gee
elephone	07868 756479
mail	epcs1234@gmail.com

ontacting the accreditation scheme

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

ccreditation scheme	Elmhurst Energy Systems Ltd
ssessor's ID	EES/010671
elephone	01455 883 250
mail	enquiries@elmhurstenergy.co.uk

bout this assessment

ssessor's declaration	No related party
ate of assessment	5 August 2025

ate of certificate	5 August 2025
ype of assessment	▶ RdSAP

)ther certificates for this property

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

ertificate number	2658-0992-7239-1867-8914 (/energy-certificate/2658-0992-7239-1867-8914)
xpired on	26 November 2023

OGL
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