QUIDOS - RDSAP 10
THIS IS A PREVIEW CERTIFICATE. THIS IS NOT FOR ISSUE.

# Quidos Preview of an Energy Performance Certificate (EPC)

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Flat 3 Wolverton Square 15-16
London Street BASINGSTOKE
RG21 7BS

Energy rating

C

PREVIEW ONLY

Certificate number

0000-0000-0000-0000

**Property type**

Ground-floor flat

**Total floor area**

47 square metres

## Rules on letting this property

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

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read guidance for landlords on the regulations and exemptions.

## Energy efficiency rating for this property

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

See how to improve this property's energy performance.




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

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher this number, the lower your carbon dioxide (CO2) emissions are likely to be.

The average energy rating and score for a property in England and Wales are D (60).

# Breakdown of property's energy performance

This section shows the energy performance for features of this property. The assessment does not consider the condition of a feature and how well it is working.

Each feature is assessed as one of the following:

- very good (most efficient)
- good
- average
- poor

- very poor (least efficient)

When the description says 'assumed', it means that the feature could not be inspected and an assumption has been made based on the property's age and type.

| Feature | Description | Rating |
|---|---|---|
| Wall | Cavity wall, as built, insulated (assumed) | Good |
| Roof | (another dwelling above) | N/A |
| Floor | To unheated space, insulated (assumed) | N/A |
| Window | Fully double glazed | Average |
| Main heating | Boiler and radiators, mains gas | Good |
| Main heating control | Programmer, room thermostat and TRVs | Good |
| Secondary heating | None | N/A |
| Hot water | From main system | Good |
| Lighting | Excellent lighting efficiency | Very Good |

## Low and zero carbon energy sources

Low and zero carbon energy sources release very little or no CO2. Installing these sources may help reduce energy bills as well as cutting carbon emissions. The following low or zero carbon energy sources are installed in this property:

## Primary energy use

The primary energy use for this property per year is 0 kilowatt hours per square metre (kWh/$m^2$).

▶️ What is primary energy use?

# Environmental impact of this property

One of the biggest contributors to climate change is carbon dioxide (CO2). The energy used for heating, lighting, and power in our homes produces over a quarter of the UK's CO2 emissions.

| | |
|---|---|
| An average household produces | 6 tonnes of CO2 |

| | |
|---|---|
| This property produces | 0.9 tonnes of CO2 |
| This property's potential production | 0.9 tonnes of CO2 |

By making the recommended changes, you could reduce this property's CO2 emissions by 0.0 tonnes per year. This will help to protect the environment.

Environmental impact ratings are based on assumptions about average occupancy and energy use. They may not reflect how energy is consumed by the people living at the property.

## How to improve this property's energy performance

Making any of the recommended changes will improve this property's energy efficiency.

If you make all of the recommended changes, this will improve the property's energy rating and score from C (80) to C (80).

▶ What is an energy rating?

Potential energy rating

C

## Paying for energy improvements

Find energy grants and ways to save energy in your home.

## Estimated energy use and potential savings

| | |
|---|---|
| **Estimated yearly energy cost for this property** | £488 |
| **Potential saving** | £0 |

The estimated cost shows how much the average household would spend in this property for heating, lighting and hot water. It is not based on how energy is used by the people living at the property.

The estimated saving is based on making all of the recommendations in how to improve this property's energy performance.

For advice on how to reduce your energy bills visit Simple Energy Advice.

## Heating use in this property

Heating a property usually makes up the majority of energy costs.

### Estimated energy used to heat this property

| | |
|---|---|
| Space heating | 1444.22 kWh per year |
| Water heating | 2087 kWh per year |

The assessor did not find any opportunities to save energy by installing insulation in this property.

You might be able to receive Renewable Heat Incentive payments. This will help to reduce carbon emissions by replacing your existing heating system with one that generates renewable heat. The estimated energy required for space and water heating will form the basis of the payments.

# Contacting the assessor and accreditation scheme

## Assessor contact details

| | |
|---|---|
| **Assessor's name** | John Gosling |
| **Assessor ID** | QUID200795 |
| **Email** | epc@sereninvestigation.co.uk |

## Accreditation scheme contact details

| | |
|---|---|
| **Accreditation scheme** | Quidos Limited |

| | |
|---|---|
| **Telephone** | 01225 667 570 |
| **Email** | info@quidos.co.uk |

## Assessment details

| | |
|---|---|
| **Assessor's declaration** | No related party |
| **Date of assessment** | 2026-08-03 |
| **Date of certificate** | 2026-08-03 |
| **Type of assessment** | RDSAP |