

Property  
EPC - Certificate

5 Rosse Field Park, BD9

Energy rating

C

Valid until 27.09.2035

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             | 69   C  | 77   C    |
| 55-68 | D             |         |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

# Property

## EPC - Additional Data

### Additional EPC Data

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|                              |                                           |
|------------------------------|-------------------------------------------|
| Property Type:               | House                                     |
| Build Form:                  | Detached                                  |
| Transaction Type:            | Marketed sale                             |
| Energy Tariff:               | Single                                    |
| Main Fuel:                   | Mains gas (not community)                 |
| Main Gas:                    | Yes                                       |
| Previous Extension:          | 1                                         |
| Open Fireplace:              | 0                                         |
| Walls:                       | Cavity wall, as built, partial insulation |
| Walls Energy:                | (assumed) Average                         |
| Roof:                        | Pitched, 150 mm loft insulation           |
| Roof Energy:                 | Good                                      |
| Main Heating:                | Boiler and radiators, mains gas           |
| Main Heating Controls:       | Programmer, room thermostat and TRVs      |
| Hot Water System:            | From main system                          |
| Hot Water Energy Efficiency: | Good                                      |
| Lighting:                    | Good lighting efficiency                  |
| Floors:                      | Solid, no insulation (assumed)            |
| Total Floor Area:            | 254 m <sup>2</sup>                        |