



Grenville Court, Britwell Road, Burnham, Slough SL1 8DF

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ENERGY PERFORMANCE CERTIFICATE

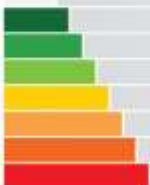
**20 Dedworth Road
Windsor
SL4 5AY**

12th July 2023

UK-wide services

- Energy Performance Certificates
- Air-conditioning Inspections
- Fire Risk Assessments
- Energy Efficiency Upgrades
- Facilities Management
- EPC Plus Upgrade Reports

We keep buildings safe, secure & sustainable



Energy performance certificate (EPC)

20 Dedworth Road
WINDSOR
SL4 5AY

Energy rating

C

Valid until: 11 July 2033

Certificate number: 8375-1704-3844-2621-8753

Property type

Retail/Financial and Professional Services

Total floor area

43 square metres

Rules on letting this property

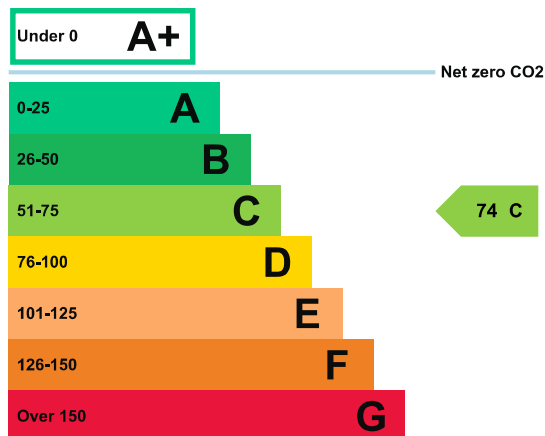
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is C.

Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.



How this property compares to others

Properties similar to this one could have ratings:

If newly built

4 A

If typical of the existing stock

17 A

Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

21.85

Primary energy use (kWh/m² per year)

228

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7044-0801-6990-2033-7707\)](/energy-certificate/7044-0801-6990-2033-7707).

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	Daniel Bowley
Telephone	07769 351 289
Email	dan72uk@yahoo.co.uk

Contacting the accreditation scheme

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

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/022452
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Vital
Employer address	Grenville Court Britwell Road Burnham Slough SL1 8DF
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 July 2023
Date of certificate	12 July 2023

Energy performance certificate (EPC) recommendation report

20 Dedworth Road
WINDSOR
SL4 5AY

Report number
7044-0801-6990-2033-7707

Valid until
11 July 2033

Energy rating and EPC

This property's current energy rating is C.

For more information on the property's energy performance, see the EPC for this property.

Recommendations

Make these changes to improve the property's energy efficiency.

Recommended improvements are grouped by the estimated time it would take for the change to pay for itself. The assessor may also make additional recommendations.

Each recommendation is marked as low, medium or high. This shows the potential impact of the change on reducing the property's carbon emissions.

Additional recommendations

Recommendation	Potential impact
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium
Some glazing is poorly insulated. Replace/improve glazing and/or frames.	Medium
Consider installing an air source heat pump.	High
Install more efficient water heater.	Low
Consider installing PV.	Low
Roof is poorly insulated. Install or improve insulation of roof.	Medium

Property and report details

Report issued on	12 July 2023
Total useful floor area	43 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	DesignBuilder Software Ltd, DesignBuilder SBEM, v7.1.4, SBEM, v6.1.e.0

Assessor's details

Assessor's name	Daniel Bowley
Telephone	07769 351 289
Email	dan72uk@yahoo.co.uk
Employer's name	Vital
Employer's address	Grenville Court Britwell Road Burnham Slough SL1 8DF
Assessor ID	EES/022452
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Accreditation scheme	Elmhurst Energy Systems Ltd
