

# Energy Performance Certificate

# Scotland

Non-Domestic buildings and buildings other than dwellings

260 Clyde Street, Glasgow, G1 4JH

Date of assessment: 28 Oct 2022

Date of certificate: 10 Nov 2022

Total conditioned area: 3068.8 m<sup>2</sup>

Primary energy indicator: 232 kWh/m<sup>2</sup>.yr

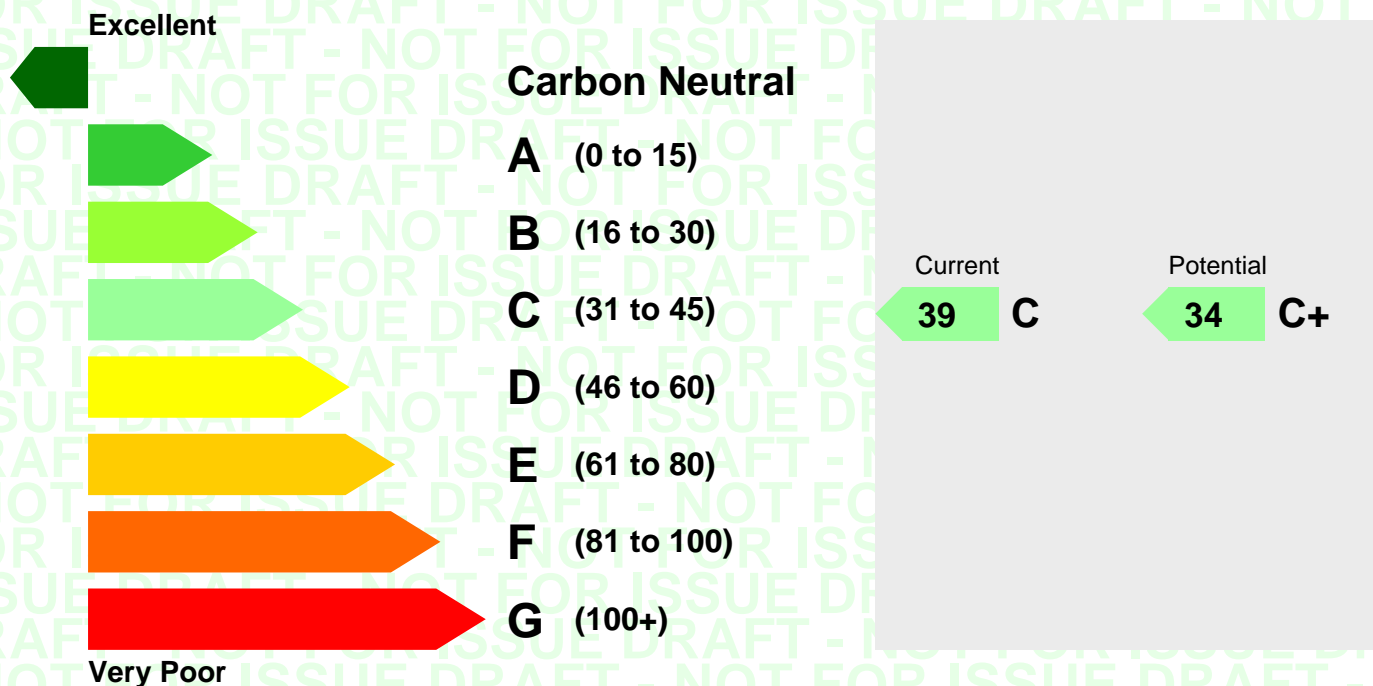
Reference number: 7122-2004-3930-8591-1203

Building type: Residential space

Assessment software: EPCgen, v5.6.b.0

Approved organisation: Elmhurst Energy Systems

## Building Energy Performance Rating



Approximate Energy Use: 76 kWh per m<sup>2</sup> per year

Approximate Carbon Dioxide Emissions: 39.23 kgCO<sub>2</sub> per m<sup>2</sup> per year

The building energy performance rating is a measure of the effect of a building on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The better the rating, the less impact on the environment. The current rating is based upon an assessor's survey of the building. The potential rating shows the effect of undertaking all of the recommended measures listed below. The Recommendations Report which accompanies this certificate explains how this rating is calculated and gives further information on the performance of this building and how to improve it.

## Benchmark

A building of this type built to current building regulations at the date of issue of this certificate would have a building energy performance rating of:

16 B+

## Recommendations for the cost-effective improvement of energy performance

1. Some windows have high U-values - consider installing secondary glazing.
2. Some solid walls are poorly insulated - introduce or improve internal wall insulation.
3. Some glazing is poorly insulated. Replace/improve glazing and/or frames.
4. Consider installing an air source heat pump.

There are additional improvement measures applicable to this building. Refer to the Recommendations Report.

THIS PAGE IS THE ENERGY PERFORMANCE CERTIFICATE WHICH MUST BE AFFIXED TO THE BUILDING AND NOT BE REMOVED UNLESS REPLACED WITH AN UPDATED CERTIFICATE.