

Energy performance certificate (EPC) recommendation report

109 Outram Street
SUTTON-IN-ASHFIELD
NG17 4BG

Report number
3866-7278-7508-1585-8714

Valid until
25 May 2036

Energy rating and EPC

This property's energy rating is D.

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

Recommendations

Changes that may pay for themselves in over 7 years

Recommendation	Potential impact on carbon emissions
Consider installing solar water heating.	Low
Some solid walls are poorly insulated - introduce or improve internal wall insulation.	Medium
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium
Consider installing PV.	Low

Property and report details

Report issued on	26 May 2026
Total useful floor area	50 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	CLG, iSBEM, v6.1.e, SBEM, v6.1.e.0

Assessor's details

Assessor's name	Kurtis Clegg
Telephone	0115 8800 066
Email	admin@talkgreen.co.uk
Employer's name	Talk Green Limited
Employer's address	Toll Bar House, 1 Derby Road, Ilkeston, DE7 5FH
Assessor ID	EES/026331
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd
