



(/)



The EPC Register - The Energy Performance Certificate Search Engine.

Use this epc register search facility to find energy performance certificates and recommendation reports for domestic properties in England, Wales and Northern Ireland.

To find an EPC for a property in Scotland please click here (<https://www.scottishepcregister.org.uk/CustomFacingPortal/EPCPostcodeSearch>) to search the Scottish EPC Register.

To check if your property has a valid epc enter the property postcode in the search box below. A full list of both valid and expired Energy Performance Certificates on the register will be shown for the postcode entered.

You can view the EPCs (Energy Performance Certificates) of other properties free of charge. This lets you compare your home's energy performance with that of similar properties.

Enter the postcode of your property For example SW1A 2AA

Search

Energy Performance Certificate (EPC)

28 Northfield Mills
Church Street
OSSETT
WF5 9FA

Energy rating

C

Valid until:

3 April 2026

Certificate number:

0348-9010-7344-4836-7940

Property type

Top-floor flat

Total floor area

61 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 (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

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. (#recommendations)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 c	76 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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 the number the lower your fuel bills are likely to be.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 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
Walls	Average thermal transmittance 0.21 W/m ² K	Very good
Roof	Average thermal transmittance 0.18 W/m ² K	Good
Windows	High performance glazing	Very good
Main heating	Room heaters, electric	Very poor
Main heating control	Programmer and appliance thermostats	Good
Hot water	Electric immersion, standard tariff	Very poor
Lighting	Low energy lighting in all fixed outlets	Very good
Air tightness	Air permeability 9.0 m ³ /h.m ² (assessed average)	Average
Floor	(other premises below)	N/A
Secondary heating	None	N/A

Primary energy use

The primary energy use for this property per year is 168 kilowatt hours per square metre (kWh/m²).

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

1.7 tonnes of CO₂

This property's potential production

1.7 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

The assessor did not make any recommendations for this property.

Simple Energy Advice has guidance on improving a property's energy use. ([href=](#))

Potential energy
rating

C

Paying for energy improvements

Find energy grants and ways to save energy in your home. (<https://www.gov.uk/improve-energy-efficiency>)

Estimated energy use and potential savings

Estimated yearly energy cost for this property

£511

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 ([href=](#)).

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

1512 kWh per year

Water heating

1520 kWh per year

Potential energy savings by installing insulation

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 (<https://www.gov.uk/domestic-renewable-heat-incentive>). 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.

If you need a new EPC you can search for a local energy assessor here

Find a Local EPC Provider

To find your local EPC provider select the service you require and enter the postcode of your property. For example SW1A 2AA

All categories 

 Enter Postcode

 **Search**



(<https://www.surveorregister.com>)

Surveyor Register is a register of Property Surveyors and Home Condition Report Providers.

You will find the business details about local members here. The listings will be presented in order of distance from the property postcode.

click here (<https://www.surveorregister.com>) to visit this site.

Surveyor Register is part of The EPC Register Network.



(<http://www.electricalsafetycertificates.co.uk>)

Electrical Safety Certificates is a Nationwide Network of Independent Electrical Contractors who provide Electrical Installation Condition Reports (EICR).

Click Here (<https://www.electricalsafetycertificates.co.uk>) to visit this site.

Electrical Safety Certificates is part of The EPC Register Network.



(<http://www.lraregister.com>)

LRA Register is a central register for the lodgement of Legionella Risk Assessments for domestic rental properties.

You can also find local Legionella Risk Assessors here

click here (<https://www.lraregister.com>) to visit this site

LRA Register is part of The EPC Register Network.

EPC Register Search Information

You can use The EPC Register search facility to find if a property has a valid or expired Energy Performance Certificate. The information you will find is supplied by the official epc register and is displayed under the Open Government Licence v3.0 (<https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/>)

The EPC Register is an independent register of Energy Assessors throughout the UK who are accredited to carry out and register Energy Performance Certificates according to their qualifications.

© 2015 The EPC Register. All Rights Reserved. The EPC Register Limited - Company Reg 12849892.