**ASSESSMENT ANALYSIS**

**Property Address:** **71 Vickers Road S5 6WA**

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| --- | --- |
| **Current EPC (Rating)** | E- 39 (Exp March 2025) |
| **PRE-EPR Rating** | D-61 (000493) With SH |
| **POST-EPR Rating** | D-66 (000494) With SH |
| **Area** | 106m² |

**MEASURES TO INSTALL**

1. **IWI**

**NOTES FOR LOFT TEAM**

|  |  |
| --- | --- |
| **Pre-Condition** | 00mm |
| **Post-Condition** | 00mm |
| **Extractor Fan Required** | NO, “see notes below” |
| **Trickle Vents Required** | NO |

* **kitchen:** there is kitchen extraction hub please check is in working condition. If not then installextractor fan in the kitchen
* **Bath and bath ff:** There is an extractor fan. please check is in working condition if not then installit
* **Elevation Photos:** Please take proper elevation photos in day light. (Dark photos are not accepted)
* **Take a photos of room in roof measurement from window**
* **Door Undercut: (**Please take a photo of the door undercut of the all bedrooms, both living rooms, both baths and kitchen**).** Bring two photos of each door undercut, one with closed door full view other with measuring tape under close door.
* **Measurement:** take photos of measurement from main entrance door or windows.
* **We need evidence of red oil-filled secondary heating. Please take one with you and place it in the property and take photos.**

**NOTES FOR THE OFFICE**

* **please get land registry**