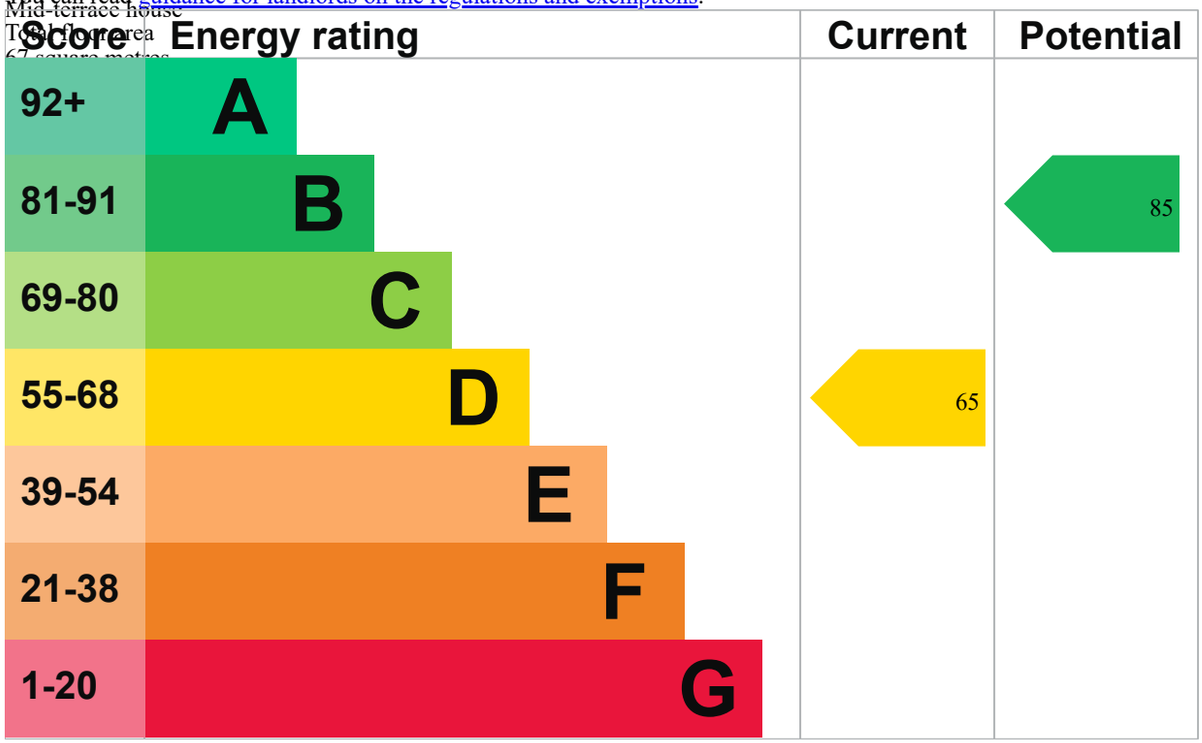
4 Jackfield Street
STOKE-ON-TRENT
ST6 1EU

Energy rating

D

Valid until
16 October 2034

Energy rating and score
This property's energy rating is D. It has the potential to be B.
Properties can be let if they have an energy rating from A to E.
See how to improve this property's energy efficiency.
You can read guidance for landlords on the regulations and exemptions.



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60

Certificate number
2611-5454-6141-6108-7706

Property type
Mid-terrace house

Total floor area
67 square metres

Breakdown of property's energy performance

Features in this property

Features get a rating from very good to very poor, based on how energy efficient they are. Ratings are not based on how well features work or their condition.

Assumed ratings are based on the property's age and type. They are used for features the assessor could not inspect.

Feature	Description	Rating
Wall	Solid brick, as built, no insulation (assumed)	Very poor

Feature	Description	Rating
Roof	Pitched, 200 mm loft insulation	Good
Roof	Pitched, no insulation (assumed)	Very poor
Window	Fully double glazed	Average
Main heating	Boiler and radiators, mains gas	Good
Main heating control	Programmer, room thermostat and TRVs	Good
Hot water	From main system	Good
Lighting	Low energy lighting in all fixed outlets	Very good
Floor	Solid, no insulation (assumed)	N/A
Secondary heating	Room heaters, electric	N/A

How this affects your energy bills

An average household would need to spend £1,352 per year on heating, hot water and lighting in this property. These costs usually make up the majority of your energy bills.

Primary energy use

The primary energy use for this property per year is 271 kilowatt hours per square metre (kWh/m2).

You could save £372 per year if you complete the suggested steps for improving this property's energy rating.

▶ About primary energy use

This is based on average costs in 2024 when this EPC was created. People living at the property may use different amounts of energy for heating, hot water and lighting.

Impact on the environment

This property's environmental impact rating is D. It has the potential to be B.

Heating this property

Estimated energy needed in this property is:

Properties get a rating from A (best) to G (worst) on how much carbon dioxide (CO2) they produce each year.

9,428 kWh per year for heating

4 tonnes of CO2

An average household produces

6 tonnes of CO2

Advice on making energy saving improvements

Get detailed recommendations and cost estimates (www.gov.uk/improve-energy-efficiency)

Step	Typical installation cost	Typical yearly saving
1 Internal or external wall insulation	£4,000 - £14,000	£272
2 Floor insulation (solid floor)	£4,000 - £6,000	£48
3 Solar water heating	£4,000 - £6,000	£83
4 Solar photovoltaic panels	£3,500 - £5,500	£502

To find out more about the recommended measures and other actions you could take to improve the environment, see Great British Insulation Scheme (www.gov.uk/apply-great-british-insulation-scheme)

Boiler Upgrade Scheme (www.gov.uk/apply-boiler-upgrade-scheme)

Help from your energy supplier: Energy Company Obligation (www.gov.uk/energy-company-obligation)

These steps are based on assumptions about average occupancy and energy use. People living at the property may use different amounts of energy.

Who to contact about this certificate

Contacting your assessor

If you have a question about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name

Joanne Blood

Telephone

07826410546

Email

joanneb@firstpropertyservices.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

ECMK

Assessor's ID

ECMK304901

Telephone

0333 123 1418

Email

info@ecmk.co.uk

About this assessment

Assessor's declaration

No related party

Date of assessment

17 October 2024

Date of certificate

17 October 2024

Type of assessment

▶ Show information about the RdSAP