



# NatHERS Rated 6.0/10 STARS\*

\*www.nathers.gov.au



## BUILDING ENERGY EFFICIENCY CERTIFICATE

Allyn Holdings Pty Ltd ATF The Keller Family Trust  
- 671572

ISSUED TO

Lot 1 (No 259) West Wilchard Road

ADDRESS

Site Lot 1

CASTLEREAGH

NSW

2749

1008944991

CERTIFICATION NUMBER

20/03/2016

DATE

28

CLIMATE ZONE

BERS Professional - v4.2.110811/A (BERS Professional)

SOFTWARE

48.0 MJ/m<sup>2</sup> pa

SIMULATED ENERGY CONSUMPTION - HEATING

33.0 MJ/m<sup>2</sup> pa

SIMULATED ENERGY CONSUMPTION - COOLING

81.0 MJ/m<sup>2</sup> pa

TOTAL SIMULATED ENERGY CONSUMPTION

291.0 m<sup>2</sup>

FLOOR AREA - CONDITIONED

22.0 m<sup>2</sup>

FLOOR AREA - UNCONDITIONED

313.0 m<sup>2</sup>

FLOOR AREA - TOTAL

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ASSESSOR NAME

20390

ASSESSOR NUMBER

Energy Ratings Australia Pty Ltd

COMPANY

ASSESSOR SIGNATURE

Issued by a BUILDING THERMAL PERFORMANCE ASSESSOR accredited by the Association of Building Sustainability Assessors to provide NatHERS house energy ratings.

## Building Element Details

Project 16-17858 Run 1  
CASTLEREAGH PC 2749 Lat -33.70 Long 150.70 Climate File climat28.TXT

### Summary

Conditioned Area	290.8 m <sup>2</sup>
Unconditioned Area	93.1 m <sup>2</sup>
Total Floor Area	383.9 m <sup>2</sup>
Total Glazed Area	52.7 m <sup>2</sup>
Total External Solid door Area	24.7 m <sup>2</sup>
Glass to Floor Area	13.7 %
Gross External Wall Area	302.0 m <sup>2</sup>
Net External Wall Area	224.6 m <sup>2</sup>

### Window

33.0 m <sup>2</sup>	GGG-05-001a	Generics	Uval 6.57	SHGC 0.74
		Glass	Single Glazed Clear	
		Frame	Aluminium	
19.7 m <sup>2</sup>	GGG-05-002a	Generics	Uval 5.55	SHGC 0.73
		Glass	Single Glazed Clear	
		Frame	Timber	

### External Wall

49.8 m <sup>2</sup>	Brick Veneer	No Insulation
174.8 m <sup>2</sup>	Brick Veneer	Bulk Insulation R 2.0

### Internal Wall

307.5 m <sup>2</sup>	Cavity Panel 70mm gap	No Insulation
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### External Floor

153.0 m <sup>2</sup>	Concrete Slab on Ground	Carpet 10mm	Bulk Insulation in Contact with Floor	R 0.5
230.9 m <sup>2</sup>	Concrete Slab on Ground	Ceramic Tiles 8mm	Bulk Insulation in Contact with Floor	R 0.5

### External Ceiling

71.1 m <sup>2</sup>	Plasterboard	No Insulation	Unventilated roofspace
312.9 m <sup>2</sup>	Plasterboard	Bulk Insulation R4.0	Unventilated roofspace

### Roof (Horizontal area)

383.9 m <sup>2</sup>	Roof Tiles	No Insulation, Only an Air Gap	25° slope	Hip roof
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