

Nationwide House Energy Rating Scheme* — Multiple-dwelling summary

Certificate number: **0001982280**

Certificate Date: **02 Oct 2017**

★ Average Star rating: **6.8**



Assessor details

Accreditation

number: **VIC/BDAV/12/1441**

Name: **Ian Fry**

Organisation: **Frys Energywise**

Email: **comply@frysenergywise.com.au**

Phone: **02 9899 2825**

Declaration of interest: **The Assessor has provided design advice to the Applicant**

Software: **BERS Pro v4.3.0.2a (3.13)**

AAO: **BDAV**

Dwelling details

Street: **Nepean Gorge Drive**

Suburb: **Mulgoa**

State: **NSW**

Postcode: **2745**

Scan to access this certificate online and confirm this is valid.



Summary of all dwellings

Certificate Details

Certificate number	Dwelling/Unit number	Heating load	Cooling load	Total load	Star Rating
0001982263	FMR	41.0	39.0	80.0	6.4
0001982271	MH	40.0	22.0	62.0	7.2

* Nationwide House Energy Rating Scheme (NatHERS) is an initiative of the Australian, state and territory governments.

For more details see www.nathers.gov.au

Nationwide House Energy Rating Scheme* Certificate



Certificate number: **0001982263**

Certificate Date: **02 Oct 2017**

★ Star rating: **6.4**

BERS Pro v4.3.0.0 (3.13) cannot be used to model 'roof windows'. Roof windows are 'openable or fixed windows in a roof' and do not have a shaft, as distinct from skylights which incorporate a built-in shaft and are not ventilated. BERS Pro v4.3 can only model skylights. If a roof window is present on the floor plan then this certificate is not valid.

Assessor details

Accreditation

number: **VIC/BDAV/12/1441**

Name: **Ian Fry**

Organisation: **Frys Energywise**

Email: **comply@frysenergywise.com.au**

Phone: **02 9899 2825**

Declaration of interest: **The Assessor has provided design advice to the Applicant**

Software: **BERS Pro v4.3.0.2a (3.13)**

AAO: **BDAV**

Overview

Dwelling details

Street: **Unit FMR, Nepean Gorge Drive**

Suburb: **Mulgoa**

State: **NSW**

Postcode: **2745**

Type: **New Dwelling**

NCC Class: **1A**

NatHERS

climate zone: **28**

Lot/DP

number: **31/0**

Exposure: **Suburban**

Key construction and insulation materials

(see following pages for details)

Construction: **AAC Cavity Panel Direct Fix
Corrugated Iron**

Insulation: **Waffle pod slab 225 mm**

R2.0 wall insulation

R3.5 ceiling insulation

No floor insulation

Glazing: **BRD-024-01 A ESS Double Hung
Window (52mm) SG 3Clr**

Net floor area (m²)

Conditioned: **194.0**

Unconditioned: **47.0**

Garage: **39.0**

TOTAL: **240.0**

Annual thermal performance loads (MJ/m²)

Heating: **41.0**

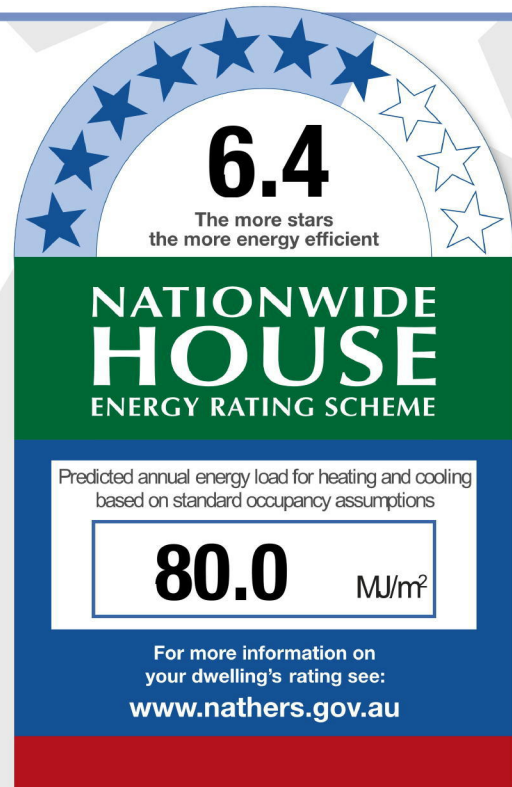
Cooling: **39.0**

TOTAL: **80.0**

Plan documents

Plan ref/date: **KC 1739**

Prepared by: **Kleyn Creations**



Ceiling penetrations

(see following pages for details)

Sealed: **0**

Unsealed: **0**

TOTAL:** **0**

****NOTE:** This total is the maximum number of ceiling penetrations allowed to a ceiling (under a roof) for this certificate. **If this number is exceeded in construction then this certificate IS NOT VALID and a new certificate is required.** Loss of ceiling insulation for the penetrations listed has been taken into account with the rating.

Principle downlight type: **Unknown**

Window selection - default windows only

Note on allowable window values:
Only a 5% tolerance to the nominated SHGC window values shown on page 2 can be used with this rating.

Note: Only a +/- 5% SHGC tolerance is allowed with this rating.

NB: This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated on page 2.

If any of windows selected are outside the 5% tolerance then this certificate is no longer valid and the dwelling will need to be rerated to confirm compliance.

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Nationwide House Energy Rating Scheme* Certificate

Certificate number: **0001982263**

Certificate Date:

02 Oct 2017

★ Star rating:

6.4



Building features

Window type and performance value

Window ID	Window type	U-value	SHGC
BRD-030-01 A	BRD-030-01 A ESS Hinged Door (100mm) SG 4Clr	6.1	0.62
BRD-043-01 A	BRD-043-01 A SIG Louvre Window (125mm) SG 6Clr	6.1	0.60
BRD-024-01 A	BRD-024-01 A ESS Double Hung Window (52mm) SG 3Clr	6.3	0.75
BRD-033-01 A	BRD-033-01 A ESS Sliding Door (80mm) SG 4Clr	6.2	0.74

Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
MASTER BED	BRD-030-01 A	n/a	2100	1515	SW	No Shading
MASTER BED	BRD-030-01 A	n/a	2100	1515	SW	No Shading
ENSUITE	BRD-043-01 A	n/a	1800	450	SW	No Shading
ENTRY HALL	BRD-030-01 A	n/a	2100	1515	NE	No Shading
ENTRY HALL	BRD-024-01 A	n/a	1800	850	NE	No Shading
ENTRY HALL	BRD-024-01 A	n/a	1800	850	NE	No Shading
ENTRY HALL	BRD-024-01 A	n/a	1800	850	NE	No Shading
BED 2	BRD-024-01 A	n/a	1500	1210	SW	No Shading
STUDY	BRD-024-01 A	n/a	1500	1210	SW	No Shading
KITCHEN LIVING	BRD-024-01 A	n/a	1800	850	NW	No Shading
KITCHEN LIVING	BRD-024-01 A	n/a	1800	850	NW	No Shading
KITCHEN LIVING	BRD-024-01 A	n/a	1800	850	NW	No Shading
KITCHEN LIVING	BRD-033-01 A	n/a	2100	3000	NE	No Shading
KITCHEN LIVING	BRD-033-01 A	n/a	2100	3000	SE	No Shading
KITCHEN LIVING	BRD-024-01 A	n/a	1800	1210	SE	No Shading

Roof window and skylight type and performance value

ID	Window type	U-value	SHGC
None Present			

Roof window and skylight schedule

Location	ID	Roof window/skylight no.	Area (m²)	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

External wall type

ID	Wall type	Insulation	Wall wrap or foil
EW-1	AAC Cavity Panel Direct Fix	Bulk Insulation R2	No
EW-2	AAC Cavity Panel Direct Fix	No insulation	No

External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
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Nationwide House Energy Rating Scheme* Certificate

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6.4



Building features continued

MASTER BED	EW-1	6095	2660	NW	No	600
MASTER BED	EW-1	1200	2660	SE	No	0
MASTER BED	EW-1	4900	2660	SW	No	600
ENSUITE	EW-1	2040	2660	SW	No	2600
LAUNDRY	EW-1	2640	2660	NW	No	600
BATHROOM	EW-1	2190	2660	SW	No	2600
ENTRY HALL	EW-1	2745	2660	SE	No	600
ENTRY HALL	EW-1	11695	2660	NE	No	600
ENTRY HALL	EW-1	1740	2660	SW	No	2600
BED 2	EW-1	5690	2660	SW	No	2600
STUDY	EW-1	4090	2660	SW	No	2600
KITCHEN LIVING	EW-1	8445	2660	NW	No	600
KITCHEN LIVING	EW-1	3750	3619	NE	No	4850
KITCHEN LIVING	EW-1	300	4538	NW	No	4350
KITCHEN LIVING	EW-1	1500	4815	NE	No	4550
KITCHEN LIVING	EW-1	300	4538	SE	No	4350
KITCHEN LIVING	EW-1	3750	3619	NE	No	4850
KITCHEN LIVING	EW-1	8445	2660	SE	No	600
GARAGE	EW-2	6495	2775	NE	No	600
GARAGE	EW-2	6000	2775	SE	No	600
GARAGE	EW-2	6500	2775	SW	No	600
GARAGE	EW-2	1200	2775	NW	No	0

Internal wall type

Wall type	Area (m²)	Insulation	Wall wrap or foil
IW-1 - Cavity wall, direct fix plasterboard, single gap	144.0	No insulation	No
IW-2 - Cavity wall, direct fix plasterboard, single gap	13.0	Bulk Insulation, No Air Gap R2	No

Floors

Location	Construction	Area (m²)	Sub floor ventilation	Added insulation	Covering
MASTER BED	Waffle pod slab 225 mm 100mm	32.0	None	Waffle Pod 225mm	Carpet 10mm
ENSUITE	Waffle pod slab 225 mm 100mm	6.9	None	Waffle Pod 225mm	Ceramic Tiles 8mm
LAUNDRY	Waffle pod slab 225 mm 100mm	7.9	None	Waffle Pod 225mm	Ceramic Tiles 8mm
BATHROOM	Waffle pod slab 225 mm 100mm	7.4	None	Waffle Pod 225mm	Ceramic Tiles 8mm
ENTRY HALL	Waffle pod slab 225 mm 100mm	29.2	None	Waffle Pod 225mm	Carpet 10mm
BED 2	Waffle pod slab 225 mm 100mm	16.8	None	Waffle Pod 225mm	Carpet 10mm
STUDY	Waffle pod slab 225 mm 100mm	14.1	None	Waffle Pod 225mm	Carpet 10mm

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6.4

Building features continued

KITCHEN LIVING	Waffle pod slab 225 mm 100mm	87.3	None	Waffle Pod 225mm	80/20 Carpet 10mm/Ceramic
GARAGE	Waffle pod slab 225 mm 100mm	38.8	None	Waffle Pod 225mm	Bare

Ceiling type

Location	Construction	Added insulation	Roof space above
MASTER BED	Plasterboard	Bulk Insulation R3.5	Yes
ENSUITE	Plasterboard	Bulk Insulation R3.5	Yes
LAUNDRY	Plasterboard	Bulk Insulation R3.5	Yes
BATHROOM	Plasterboard	Bulk Insulation R3.5	Yes
ENTRY HALL	Plasterboard	Bulk Insulation R3.5	Yes
BED 2	Plasterboard	Bulk Insulation R3.5	Yes
STUDY	Plasterboard	Bulk Insulation R3.5	Yes
KITCHEN LIVING	Plasterboard	Bulk Insulation R3.5	No
GARAGE	Plasterboard	No insulation	Yes

Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
None Present				

Ceiling fans

Location	Number	Diameter (mm)
None Present		

Roof type

Construction	Added insulation	Roof colour
Corrugated Iron	Bulk, Reflective Side Down, Anti-glare Up R1.3	Dark

Nationwide House Energy Rating Scheme* Certificate



Certificate number:

Certificate Date:

★ Star rating:

Additional information

Explanatory notes

About this report

Residential energy ratings address the quality of the building fabric i.e. walls, windows, floors and roof/ceilings. Ratings do not cover the energy or water efficiency of appliances including heating and cooling, hot water, dishwashers, ovens, fridges, TVs etc. or solar panel or water tank requirements. The efficiency or specification of these items is generally covered by other regulations, standards or guidelines.

General Information

A NatHERS House Energy Rating is a comprehensive, dynamic computer modelling evaluation of the floorplans, elevations and specifications to predict an energy load of a home. Not all of us use our homes in the same way, so ratings are generated using standard assumptions. This means homes can be compared across the country.

The actual energy consumption of your home may vary significantly from the predicted energy load figures in the report depending on issues such as the size of your household and your personal preferences, e.g. in terms of heating or cooling.

While the figures are an indicative guide to energy use, they can be used as a reliable guide for comparative purposes between different house designs and for demonstrating that the design meets the required regulatory compliance.

Homes that are energy efficient use less energy, are warmer in winter, cooler in summer and cost less to run. The higher the star rating the more energy efficient.

This NatHERS House Energy Rating report was carefully prepared by your assessor on the basis of comprehensive modelling using standard procedures to rate your home using the underlying engine developed by the Australian Commonwealth Scientific and Industrial Research Organisation (CSIRO).

All information relating to energy loads presented in this report is based on a range of standard assumptions in order to allow for comparisons with reports prepared for other homes and to demonstrate minimum regulatory compliance.

The standard assumptions include figures for occupancy, indoor air temperature and are based on a unique climate file for your region.

Accredited Assessors

To ensure you get a high-quality, professional NatHERS House Energy Rating report, you should always use an accredited assessor, accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO).

AAOs have specific quality assurance processes in place and continuing professional development requirements to maintain a high and consistent standard of assessments across the country. Non-accredited assessors do not have this level of quality assurance or any on-going training requirements.

If you have any questions or concerns about this report, please direct them to your assessor in the first instance.

If your assessor is unable to address your questions or concerns, please contact their AAO listed under 'assessor details'. You can also find a range of information about accredited assessors on the AAO websites.

Disclaimer

The energy values quoted are for comparison purposes only; they are not a prediction of actual energy use. This rating only applies to the floor plan, construction details, orientation and climate as submitted and included in the attached drawing set that bears a stamp with the same number as this certificate. Changes to any of these details could affect the rating.

Contact

For more information on the Nationwide House Energy Rating Scheme (NatHERS), visit www.nathers.gov.au

For more information on energy efficient design and insulation visit www.yourhome.gov.au

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Nationwide House Energy Rating Scheme* Certificate



Certificate number: **0001982271**

Certificate Date: **02 Oct 2017**

★ Star rating: **7.2**

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Assessor details

Accreditation

number: **VIC/BDAV/12/1441**

Name: **Ian Fry**

Organisation: **Frys Energywise**

Email: **comply@frysenergywise.com.au**

Phone: **02 9899 2825**

Declaration of interest: **The Assessor has provided design advice to the Applicant**

Software: **BERS Pro v4.3.0.2a (3.13)**

AAO: **BDAV**

Overview

Dwelling details

Street: **Unit MH, Nepean Gorge Drive**

Suburb: **Mulgoa**

State: **NSW**

Postcode: **2745**

Type: **New Dwelling**

NCC Class: **1A**

NatHERS

climate zone: **28**

Lot/DP

number: **31/0**

Exposure: **Suburban**

Key construction and insulation materials

(see following pages for details)

Construction: **AAC Cavity Panel Direct Fix
Corrugated Iron**

Insulation: **Waffle pod slab 225 mm**

R2.0 wall insulation

R3.5 ceiling insulation

No floor insulation

Glazing: **BRD-024-01 A ESS Double Hung
Window (52mm) SG 3Clr**

Net floor area (m²)

Conditioned: **334.0**

Unconditioned: **94.0**

Garage: **71.0**

TOTAL: **427.0**

Annual thermal performance loads (MJ/m²)

Heating: **40.0**

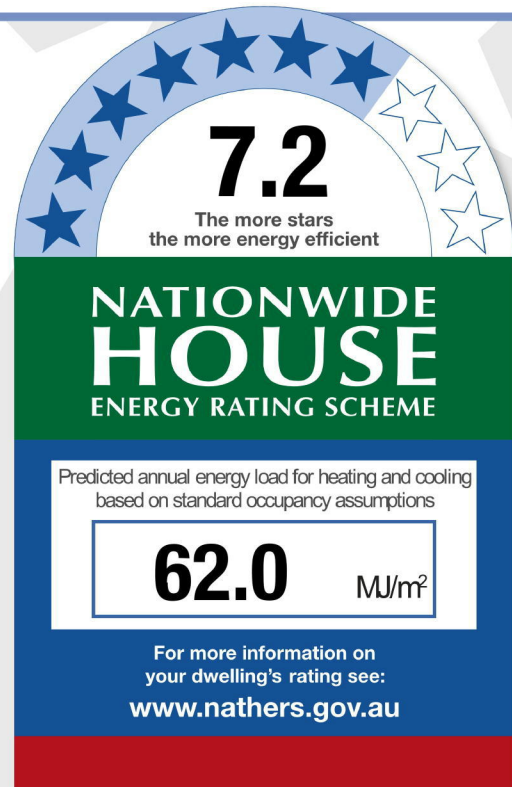
Cooling: **22.0**

TOTAL: **62.0**

Plan documents

Plan ref/date: **KC 1739**

Prepared by: **Kleyn Creations**



Ceiling penetrations

(see following pages for details)

Sealed: **0**

Unsealed: **0**

TOTAL:** **0**

****NOTE:** This total is the maximum number of ceiling penetrations allowed to a ceiling (under a roof) for this certificate. **If this number is exceeded in construction then this certificate IS NOT VALID and a new certificate is required.** Loss of ceiling insulation for the penetrations listed has been taken into account with the rating.

Principle downlight type: **Unknown**

Window selection - default windows only

Note on allowable window values:
Only a 5% tolerance to the nominated SHGC window values shown on page 2 can be used with this rating.

Note: Only a +/- 5% SHGC tolerance is allowed with this rating.

NB: This tolerance ONLY applies to SHGC, the U-value can always be lower but not higher than the values stated on page 2.

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Nationwide House Energy Rating Scheme* Certificate

Certificate number: 0001982271

Certificate Date:

02 Oct 2017

★ Star rating:

7.2



Building features

Window type and performance value

Window ID	Window type	U-value	SHGC
BRD-024-01 A	BRD-024-01 A ESS Double Hung Window (52mm) SG 3Clr	6.3	0.75
BRD-030-01 A	BRD-030-01 A ESS Hinged Door (100mm) SG 4Clr	6.1	0.62
BRD-063-01 A	BRD-063-01 A SIG Fixed Lite (67mm) SG 4Clr	6.0	0.78
BRD-043-01 A	BRD-043-01 A SIG Louvre Window (125mm) SG 6Clr	6.1	0.60
BRD-033-01 A	BRD-033-01 A ESS Sliding Door (80mm) SG 4Clr	6.2	0.74
BRD-001-01 A	BRD-001-01 A ESS Sliding Window (52mm) SG 3Clr	6.4	0.76

Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
BED 4	BRD-024-01 A	n/a	1800	850	NW	No Shading
BED 4	BRD-024-01 A	n/a	1800	850	NW	No Shading
WC	BRD-024-01 A	n/a	900	600	NW	No Shading
BED 3	BRD-030-01 A	n/a	2100	1515	SE	No Shading
BED 2	BRD-030-01 A	n/a	2100	1515	SE	No Shading
THEATRE ROOM	BRD-024-01 A	n/a	1500	1210	SE	No Shading
THEATRE ROOM	BRD-024-01 A	n/a	1500	1210	SE	No Shading
ENTRY	BRD-063-01 A	n/a	2100	610	SE	No Shading
ENTRY	BRD-063-01 A	n/a	2100	610	SE	No Shading
LIVING ROOM	BRD-024-01 A	n/a	1500	1210	SE	No Shading
LIVING ROOM	BRD-024-01 A	n/a	1500	1210	SE	No Shading
STUDY	BRD-024-01 A	n/a	1500	1210	SE	No Shading
MASTER SUITE	BRD-030-01 A	n/a	2100	1515	SE	No Shading
MASTER SUITE	BRD-030-01 A	n/a	2100	1515	SE	No Shading
ENSUITE	BRD-043-01 A	n/a	1800	450	NW	No Shading
ENSUITE	BRD-043-01 A	n/a	1800	450	NW	No Shading
ENSUITE	BRD-043-01 A	n/a	1800	450	NE	No Shading
FAMILY DINING	BRD-033-01 A	n/a	2400	4500	NW	No Shading
FAMILY DINING	BRD-043-01 A	n/a	1800	450	NW	No Shading
FAMILY DINING	BRD-001-01 A	n/a	1200	3000	NW	No Shading
GARAGE	BRD-024-01 A	n/a	1500	1210	SE	No Shading
GARAGE	BRD-024-01 A	n/a	1500	1210	SE	No Shading

Roof window and skylight type and performance value

ID	Window type	U-value	SHGC
None Present			

Roof window and skylight schedule

Location	ID	Roof window/skylight no.	Area (m ²)	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

External wall type

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Nationwide House Energy Rating Scheme* Certificate

Certificate number: **0001982271**

Certificate Date:

02 Oct 2017

★ Star rating:

7.2



Building features continued

ID	Wall type	Insulation	Wall wrap or foil
EW-1	AAC Cavity Panel Direct Fix	Bulk Insulation R2	No
EW-2	AAC Cavity Panel Direct Fix	No insulation	No

External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
BED 4	EW-1	3590	2660	NW	No	600
WC	EW-1	1640	2660	NW	No	600
BATH	EW-1	2340	2660	NW	No	600
LAUNDRY	EW-1	3790	2660	NW	No	600
BED 3	EW-1	4090	2660	SE	No	4600
BED 2	EW-1	5690	2660	SE	No	2650
POWDER	EW-1	1590	2660	SE	No	4600
THEATRE ROOM	EW-1	750	2660	NE	No	0
THEATRE ROOM	EW-1	5000	2660	SE	No	2600
THEATRE ROOM	EW-1	2000	2660	SW	No	18000
ENTRY	EW-1	3090	2660	SE	No	3350
LIVING ROOM	EW-1	2000	2660	NE	No	12100
LIVING ROOM	EW-1	5000	2660	SE	No	2600
LIVING ROOM	EW-1	750	2660	SW	No	0
STUDY	EW-1	3390	2660	SE	No	4600
MASTER SUITE	EW-1	2840	2660	NW	No	600
MASTER SUITE	EW-1	1750	2660	NW	No	600
MASTER SUITE	EW-1	4850	2660	NE	No	600
MASTER SUITE	EW-1	8095	2660	SE	No	2650
ENSUITE	EW-1	4545	2660	NW	No	600
ENSUITE	EW-1	3595	2660	NE	No	600
FAMILY DINING K	EW-1	3100	2660	SW	No	600
FAMILY DINING K	EW-1	1400	2660	NW	No	1850
FAMILY DINING K	EW-1	300	2660	SW	No	2000
FAMILY DINING K	EW-1	1500	2660	NW	No	1550
FAMILY DINING K	EW-1	300	2660	NE	No	10700
FAMILY DINING K	EW-1	5700	2660	NW	No	1850
FAMILY DINING K	EW-1	600	2660	NE	No	7450
FAMILY DINING K	EW-1	6850	2660	NW	No	2450
FAMILY DINING K	EW-1	2500	2660	NE	No	600
GARAGE	EW-2	6000	2735	SE	No	2600
GARAGE	EW-2	11950	2735	SW	No	600
GARAGE	EW-2	6000	2735	NW	No	600
GARAGE	EW-2	1500	2735	NE	No	600
GARAGE	EW-2	2000	2735	NE	No	0

Internal wall type

Wall type	Area (m²)	Insulation	Wall wrap or foil
IW-1 - Cavity wall, direct fix plasterboard, single gap	287.0	No insulation	No

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Nationwide House Energy Rating Scheme* Certificate

Certificate number: **0001982271**

Certificate Date:

02 Oct 2017

★ Star rating:

7.2



Building features continued

IW-2 - Cavity wall, direct fix plasterboard, single gap	23.0	Bulk Insulation, No Air Gap R2	No
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Floors

Location	Construction	Area (m ²)	Sub floor ventilation	Added insulation	Covering
BED 4	Waffle pod slab 225 mm 100mm	13.5	None	Waffle Pod 225mm	Carpet 10mm
WC	Waffle pod slab 225 mm 100mm	1.4	None	Waffle Pod 225mm	Ceramic Tiles 8mm
BATH	Waffle pod slab 225 mm 100mm	7.9	None	Waffle Pod 225mm	Ceramic Tiles 8mm
LAUNDRY	Waffle pod slab 225 mm 100mm	13.0	None	Waffle Pod 225mm	Ceramic Tiles 8mm
FAMILY DINING K	Waffle pod slab 225 mm 100mm	17.0	None	Waffle Pod 225mm	80/20 Carpet 10mm/Ceramic
BED 3	Waffle pod slab 225 mm 100mm	16.8	None	Waffle Pod 225mm	Carpet 10mm
BED 2	Waffle pod slab 225 mm 100mm	16.8	None	Waffle Pod 225mm	Carpet 10mm
POWDER	Waffle pod slab 225 mm 100mm	5.3	None	Waffle Pod 225mm	Ceramic Tiles 8mm
THEATRE ROOM	Waffle pod slab 225 mm 100mm	27.2	None	Waffle Pod 225mm	Carpet 10mm
ENTRY	Waffle pod slab 225 mm 100mm	14.3	None	Waffle Pod 225mm	Carpet 10mm
LIVING ROOM	Waffle pod slab 225 mm 100mm	27.2	None	Waffle Pod 225mm	Carpet 10mm
STUDY	Waffle pod slab 225 mm 100mm	11.6	None	Waffle Pod 225mm	Carpet 10mm
MASTER SUITE	Waffle pod slab 225 mm 100mm	53.8	None	Waffle Pod 225mm	Carpet 10mm
ENSUITE	Waffle pod slab 225 mm 100mm	16.0	None	Waffle Pod 225mm	Ceramic Tiles 8mm
CIRCULATION 1	Waffle pod slab 225 mm 100mm	5.7	None	Waffle Pod 225mm	Carpet 10mm
FAMILY DINING K	Waffle pod slab 225 mm 100mm	108.6	None	Waffle Pod 225mm	80/20 Carpet 10mm/Ceramic
GARAGE	Waffle pod slab 225 mm 100mm	71.3	None	Waffle Pod 225mm	Bare

Ceiling type

Location	Construction	Added insulation	Roof space above
BED 4	Plasterboard	Bulk Insulation R3.5	Yes
WC	Plasterboard	Bulk Insulation R3.5	Yes
BATH	Plasterboard	Bulk Insulation R3.5	Yes
LAUNDRY	Plasterboard	Bulk Insulation	Yes

* Nationwide House Energy Rating Scheme (NatHERS) is an initiative of the Australian, state and territory governments. For more details see www.nathers.gov.au

Nationwide House Energy Rating Scheme* Certificate

Certificate number: **0001982271**

Certificate Date:

02 Oct 2017

★ Star rating:

7.2



Building features continued

		R3.5	
FAMILY DINING K	Plasterboard	Bulk Insulation R3.5	Yes
BED 3	Plasterboard	Bulk Insulation R3.5	Yes
BED 2	Plasterboard	Bulk Insulation R3.5	Yes
POWDER	Plasterboard	Bulk Insulation R3.5	Yes
THEATRE ROOM	Plasterboard	Bulk Insulation R3.5	Yes
ENTRY	Plasterboard	Bulk Insulation R3.5	Yes
LIVING ROOM	Plasterboard	Bulk Insulation R3.5	Yes
STUDY	Plasterboard	Bulk Insulation R3.5	Yes
MASTER SUITE	Plasterboard	Bulk Insulation R3.5	Yes
ENSUITE	Plasterboard	Bulk Insulation R3.5	Yes
CIRCULATION 1	Plasterboard	Bulk Insulation R3.5	Yes
FAMILY DINING K	Plasterboard	Bulk Insulation R3.5	Yes
GARAGE	Plasterboard	No insulation	Yes

Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
None Present				

Ceiling fans

Location	Number	Diameter (mm)
None Present		

Roof type

Construction	Added insulation	Roof colour
Corrugated Iron	Bulk, Reflective Side Down, Anti-glare Up R1.3	Dark

Nationwide House Energy Rating Scheme* Certificate



Certificate number:

Certificate Date:

★ Star rating:

Additional information

Explanatory notes

About this report

Residential energy ratings address the quality of the building fabric i.e. walls, windows, floors and roof/ceilings. Ratings do not cover the energy or water efficiency of appliances including heating and cooling, hot water, dishwashers, ovens, fridges, TVs etc. or solar panel or water tank requirements. The efficiency or specification of these items is generally covered by other regulations, standards or guidelines.

General Information

A NatHERS House Energy Rating is a comprehensive, dynamic computer modelling evaluation of the floorplans, elevations and specifications to predict an energy load of a home. Not all of us use our homes in the same way, so ratings are generated using standard assumptions. This means homes can be compared across the country.

The actual energy consumption of your home may vary significantly from the predicted energy load figures in the report depending on issues such as the size of your household and your personal preferences, e.g. in terms of heating or cooling.

While the figures are an indicative guide to energy use, they can be used as a reliable guide for comparative purposes between different house designs and for demonstrating that the design meets the required regulatory compliance.

Homes that are energy efficient use less energy, are warmer in winter, cooler in summer and cost less to run. The higher the star rating the more energy efficient.

This NatHERS House Energy Rating report was carefully prepared by your assessor on the basis of comprehensive modelling using standard procedures to rate your home using the underlying engine developed by the Australian Commonwealth Scientific and Industrial Research Organisation (CSIRO).

All information relating to energy loads presented in this report is based on a range of standard assumptions in order to allow for comparisons with reports prepared for other homes and to demonstrate minimum regulatory compliance.

The standard assumptions include figures for occupancy, indoor air temperature and are based on a unique climate file for your region.

Accredited Assessors

To ensure you get a high-quality, professional NatHERS House Energy Rating report, you should always use an accredited assessor, accredited assessors are members of a professional body called an Assessor Accrediting Organisation (AAO).

AAOs have specific quality assurance processes in place and continuing professional development requirements to maintain a high and consistent standard of assessments across the country. Non-accredited assessors do not have this level of quality assurance or any on-going training requirements.

If you have any questions or concerns about this report, please direct them to your assessor in the first instance.

If your assessor is unable to address your questions or concerns, please contact their AAO listed under 'assessor details'. You can also find a range of information about accredited assessors on the AAO websites.

Disclaimer

The energy values quoted are for comparison purposes only; they are not a prediction of actual energy use. This rating only applies to the floor plan, construction details, orientation and climate as submitted and included in the attached drawing set that bears a stamp with the same number as this certificate. Changes to any of these details could affect the rating.

Contact

For more information on the Nationwide House Energy Rating Scheme (NatHERS), visit www.nathers.gov.au

For more information on energy efficient design and insulation visit www.yourhome.gov.au

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For more details see www.nathers.gov.au