

365 Residential

FOXWOOD SOUTH

Soham



- 2 Bedrooms
- Enclosed Rear Garden
- Central location
- Viewings 7 days a week 9am - 9pm
- Lounge/Diner
- Modern Kitchen
- Ideal for professional couple
- No pets



Foxwood South
Soham

£795pcm

A 2 Bedroom Terraced House. 2 Good Size Bedrooms, Family Bathroom, Living/Dining Room, Kitchen, Enclosed Garden and Allocated Parking. Viewings 9am-9pm 7 Days A Week.

15 Foxwood South, Soham, CB7 5YW



Total Area: 49.9 m² ... 537 ft²

All measurements are approximate and for display purposes only

Energy Performance Certificate

15, Foxwood South, Soham, ELY, CB7 5YW

Dwelling type: Mid-terrace house
Date of assessment: 23 January 2017
Date of certificate: 24 January 2017

Reference number: 8753-7629-4270-1957-0922
Type of assessment: RdSAP, existing dwelling
Total floor area: 48 m²

Use this document to:

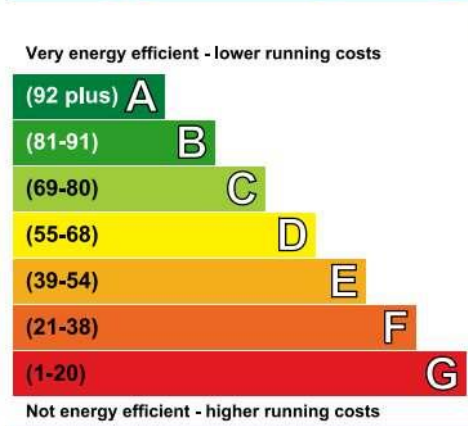
- Compare current ratings of properties to see which properties are more energy efficient
- Find out how you can save energy and money by installing improvement measures

Estimated energy costs of dwelling for 3 years:	£ 1,860
Over 3 years you could save	£ 867

Estimated energy costs of this home			
	Current costs	Potential costs	Potential future savings
Lighting	£ 105 over 3 years	£ 105 over 3 years	
Heating	£ 951 over 3 years	£ 696 over 3 years	
Hot Water	£ 804 over 3 years	£ 192 over 3 years	
Totals	£ 1,860	£ 993	

These figures show how much the average household would spend in this property for heating, lighting and hot water and is not based on energy used by individual households. This excludes energy use for running appliances like TVs, computers and cookers, and electricity generated by microgeneration.

Energy Efficiency Rating



Current	Potential
64	93

The graph shows the current energy efficiency of your home.

The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommendations on page 3.

The average energy efficiency rating for a dwelling in England and Wales is band D (rating 60).

The EPC rating shown here is based on standard assumptions about occupancy and energy use and may not reflect how energy is consumed by individual occupants.

Top actions you can take to save money and make your home more efficient		
Recommended measures	Indicative cost	Typical savings over 3 years
1 Increase loft insulation to 270 mm	£100 - £350	£ 54
2 Floor insulation (suspended floor)	£800 - £1,200	£ 81
3 Increase hot water cylinder insulation	£15 - £30	£ 216

See page 3 for a full list of recommendations for this property.

To find out more about the recommended measures and other actions you could take today to save money, visit www.gov.uk/energy-grants-calculator or call 0300 123 1234 (standard national rate). The Green Deal may enable you to make your home warmer and cheaper to run.