

Nationwide House Energy Rating Scheme* Certificate

Certificate number: 0001159771-02

Certificate Date: 11 Nov 2017

★ Star rating: 4.8



Assessor details

Accreditation number: **20069**
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Declaration of interest: **Employed by designer of the building**
Software: **AccuRate Sustainability V2.3.3.13 SP3**
AAO: **ABSA**

Overview

Dwelling details

Street: **Unit 8, 51-55 Burraneer Bay Road**
Suburb: **Burraneer**
State: **NSW** Postcode: **2230**
Type: **New** NCC Class: **1a**
NatHERS climate zone: **56**
Lot/DP number: **1; 313856** Exposure: **Suburban**

Key construction and insulation materials

(see following pages for details)

Construction: **Fibre-cement
Metal roof/Plasterboard
Timber/Slab**
Insulation: **R1.5 wall insulation
Ceiling (uninsulated)
R1.0 floor insulation**
Glazing: **Aluminium B SG Clear**

Net floor area (m²)

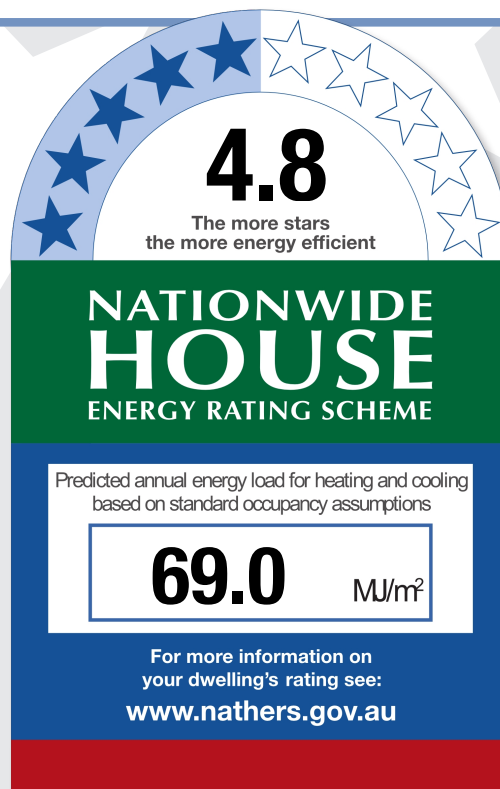
Conditioned: **76.0**
Unconditioned: **2.0**
Garage:
TOTAL: **78.0**

Annual thermal performance loads (MJ/m²)

Heating: **32.0**
Cooling: **37.0**
TOTAL: **69.0**

Plan documents

Plan ref/date: **HM1381**
Prepared by: **Hosking Munro Pty Ltd**



Ceiling penetrations

(see following pages for details)

Sealed: **0**
Unsealed: **2**
TOTAL:** **2**

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: **No downlights modelled**

Window selection - default windows only

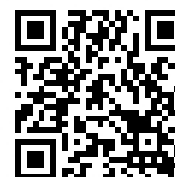
Note on allowable window values: With a 10% tolerance to the nominated SHGC window values shown on page 2, the following ratings are achieved:

-10% SHGC **4.9**
+10% SHGC **4.7**

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 the rating listed above falls below 6.0 stars or the required rating, then the window with this tolerance can NOT be selected.

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



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Building features

Window type and performance value

Window ID	Window type	U-value	SHGC
ALM-002-01 A	DEFAULTS: Aluminium B SG Clear	6.7	0.70

Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
liv/kitchen	ALM-002-01 A	1	1200	1800	E	None
liv/kitchen	ALM-002-01 A	1	2600	2000	N	None
liv/kitchen	ALM-002-01 A	1	2600	1800	N	None
liv/kitchen	ALM-002-01 A	1	2100	600	W	None
liv/kitchen	ALM-002-01 A	2	600	1500	W	None
bed1	ALM-002-01 A	1	1400	2400	E	None
bed2	ALM-002-01 A	1	1500	1800	W	None
ensuite	ALM-002-01 A	1	900	600	E	None
hall	ALM-002-01 A	1	2200	600	W	None

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

ID	Wall type	Insulation	Wall wrap or foil
EW-002	Fibre-cement	Glass fibre batt: R2.5	No
EW-003	Fibre-cement	Glass fibre batt: R1.5	No

External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
liv/kitchen	EW-003	1400	2700	S	No	
liv/kitchen	EW-003	2800	2700	E	No	
liv/kitchen	EW-003	2000	2700	N	No	
liv/kitchen	EW-003	2000	2700	N	Yes	2000
liv/kitchen	EW-003	2700	2700	W	Yes	1000
liv/kitchen	EW-003	1000	2700	S	No	
bed1	EW-002	3300	2700	E	No	
bed1	EW-002	400	2700	N	No	
bed2	EW-002	2800	2700	W	No	
bed2	EW-002	500	2700	S	No	
ensuite	EW-002	1500	2700	E	No	
hall	EW-002	2000	2700	W	No	
hall	EW-002	1000	2700	S	No	

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Building features continued

Internal wall type

ID	Wall type	Area (m ²)	Insulation	Wall wrap or foil
IW-001	Plasterboard	60.8		No
IW-002	Brick	81.0		No

Floors

Location	Construction	Area (m ²)	Sub floor ventilation	Added insulation	Covering
liv/kitchen/Outdoor Air	as_FLOR-B003 #2031 © 200mm Concrete Floor slab with timber on packing strips (R1.0 insul under)	37.0		R1.0	
wc/Outdoor Air	as_FLOR-B003 #2051 © 200mm Concrete Floor slab with Ceramic tile floor (R1.0 insul underl)	2.0		R1.0	Ceramic tile
bed1/Outdoor Air	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under	4.0			Carpet underlay (felt)
bed1/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under	13.0			Carpet underlay (felt)
bed2/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under	12.0			Carpet underlay (felt)
bath upper/liv/kitchen	as_FLOR-B010 #1005 © Framed flr with ceramic tiles - PB ceiling under	3.5			Ceramic tile
ensuite/liv/kitchen	as_FLOR-B010 #1005 © Framed flr with ceramic tiles - PB ceiling under	3.5			Ceramic tile
hall/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under	4.0			Carpet underlay (felt)
hall/wc	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under	2.0			Carpet underlay (felt)

Ceiling type

Location	Construction	Added insulation	Roof space above
hall/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under		No
bed1/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under		No
bed2/liv/kitchen	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under		No
bath upper/liv/kitchen	as_FLOR-B010 #1005 © Framed flr with ceramic tiles - PB ceiling under		No
ensuite/liv/kitchen	as_FLOR-B010 #1005 © Framed flr with ceramic tiles - PB ceiling under		No
hall/wc	as_FLOR-B010 #1001 © Framed flr with carpet-underfelt - PB ceiling under		No

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Building features continued

Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
liv/kitchen	2	Ceiling exhaust fan	200	Unsealed
wc	1	Ceiling exhaust fan	200	Unsealed
bath upper	1	Ceiling exhaust fan	200	Unsealed
ensuite	1	Ceiling exhaust fan	200	Unsealed

Ceiling fans

Location	Number	Diameter (mm)
None Present		

Roof type

Construction	Added insulation	Roof colour
as_ROOF-A021 #A016 © Horiz pitch Colourbond steel roof + RFL with R3.5 bulk insul + Plasterb'd ceiling under	R3.5	Medium

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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