

# Nationwide House Energy Rating Scheme\* Certificate

Certificate number: 0004273033-02

Certificate Date: 21 Feb 2020

★ Star rating: 5.2



## Assessor details

Accreditation number: **20390**  
Name: **Fadi Sweis**  
Organisation: **Energy Ratings Australia Pty Ltd**  
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Phone: **1800 372 669**  
Declaration of interest: **None**  
Software: **BERS Pro v4.4.0.0 (3.21)**  
AAO: **ABSA**

## Overview

### Dwelling details

Street: **128 Elanora Road**  
Suburb: **Elanora Heights**  
State: **NSW** Postcode: **2101**  
Type: **New Dwelling** NCC Class: **1A**  
NatHERS climate zone: **56**  
Lot/DP number: **A/402033** Exposure: **Suburban**

### Key construction and insulation materials

(see following pages for details)

Construction: **Brick Veneer**  
**Corrugated Iron**  
**Waffle pod slab 300 mm**  
Insulation: **R2.0 wall insulation**  
**R4.1 ceiling insulation**  
**No floor insulation**  
Glazing: **AL-025-05 A Al Boutique Fixed Lite**  
**Window SG 4EA**

### Net floor area (m<sup>2</sup>)

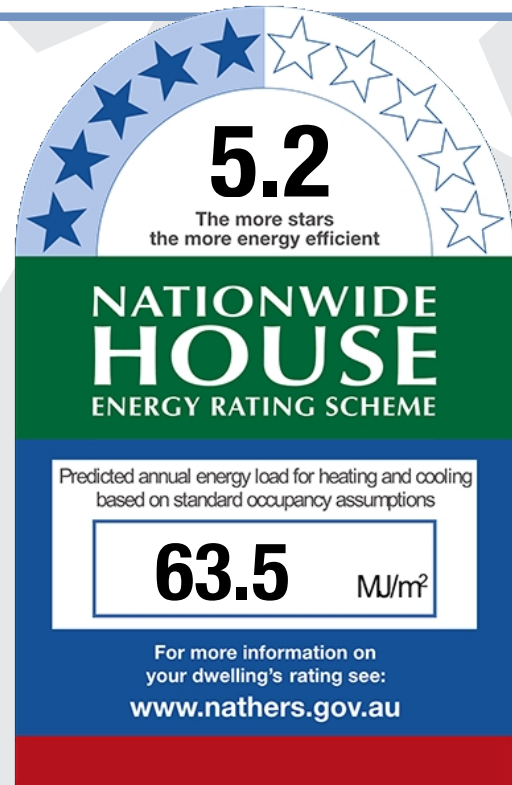
Conditioned: **304.0**  
Unconditioned: **38.0**  
Garage: **29.0**  
TOTAL: **342.0**

### Annual thermal performance loads (MJ/m<sup>2</sup>)

Heating: **38.0**  
Cooling: **25.5**  
TOTAL: **63.5**

### Plan documents

Plan ref/date: **702879**  
Prepared by: **CYO**



### Ceiling penetrations

(see following pages for details)

Sealed: **6**  
Unsealed: **0**  
TOTAL:\*\* **6**

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**If any of windows selected are outside the 5% tolerance then this certificate is no longer valid and the dwelling will need to be rerated to confirm compliance.**

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
AL-012-05 A	AL-012-05 A Al Sliding Door SG 4EA	4.3	0.61
AL-003-05 A	AL-003-05 A Al Sliding Window SG 4EA	4.3	0.64
AL-025-05 A	AL-025-05 A Al Boutique Fixed Lite Window SG 4EA	3.8	0.64
TIM-002-01 W	TIM-002-01 W Timber B SG Clear	5.4	0.63
ALM-002-01 A	ALM-002-01 A Aluminium B SG Clear	6.7	0.70

### Window schedule

Location	Window ID	Window no.	Height (mm)	Width (mm)	Orientation	Outdoor shade
Kitchen/Living	AL-012-05 A	n/a	2370	2673	NW	No Shading
Kitchen/Living	AL-012-05 A	n/a	2370	3213	SW	No Shading
Kitchen/Living	AL-003-05 A	n/a	2000	2700	NW	No Shading
Kitchen/Living	AL-025-05 A	n/a	600	2700	NW	No Shading
Kitchen/Living	AL-025-05 A	n/a	700	2700	SE	No Shading
Kitchen/Living	AL-003-05 A	n/a	2000	2400	SE	No Shading
Kitchen/Living	AL-025-05 A	n/a	600	2400	SE	No Shading
Kitchen/Living	AL-003-05 A	n/a	2000	3000	SW	No Shading
Kitchen/Living	AL-025-05 A	n/a	600	3000	SW	No Shading
Pantry	AL-025-05 A	n/a	1800	1500	SE	No Shading
Ldry	AL-012-05 A	n/a	2110	1450	SE	No Shading
Theatre	AL-003-05 A	n/a	2000	2700	NW	No Shading
Entry/Hallway	TIM-002-01 W	n/a	2455	315	NE	No Shading
Entry/Hallway	TIM-002-01 W	n/a	2455	315	NE	No Shading
Entry/Hallway	AL-025-05 A	n/a	249	1800	SE	No Shading
ENS 5	AL-025-05 A	n/a	1000	1200	SE	No Shading
Bedroom 5	AL-025-05 A	n/a	1800	450	NW	No Shading
Bedroom 5	AL-025-05 A	n/a	1800	600	NE	No Shading
Bedroom 5	AL-025-05 A	n/a	1800	780	NE	No Shading
Bedroom 5	AL-025-05 A	n/a	1800	1200	NE	No Shading
Bedroom 5	AL-025-05 A	n/a	1000	2700	SE	No Shading
Garage 1	ALM-002-01 A	n/a	2110	1450	NW	No Shading
PDR 2	AL-012-05 A	n/a	1000	600	SW	No Shading
Bedroom 1	AL-003-05 A	n/a	2110	2410	NW	No Shading
Bedroom 1	AL-003-05 A	n/a	500	2400	SE	No Shading
Bedroom 1	AL-003-05 A	n/a	1500	2700	SW	No Shading
ENS 3	AL-003-05 A	n/a	1000	600	SE	No Shading
Bedroom 2	AL-025-05 A	n/a	1500	2700	NE	No Shading
Bedroom 2	AL-003-05 A	n/a	900	1800	NW	No Shading
ENS 2	AL-025-05 A	n/a	500	1200	NW	No Shading
ENS 1	AL-003-05 A	n/a	1200	1800	NW	No Shading
Bedroom 3	AL-025-05 A	n/a	1500	600	SE	No Shading
Bedroom 3	AL-025-05 A	n/a	1500	600	SE	No Shading
Bedroom 4	AL-025-05 A	n/a	1500	600	SE	No Shading
Bedroom 4	AL-025-05 A	n/a	1500	600	SE	No Shading
Bedroom 4	AL-003-05 A	n/a	900	1500	SE	No Shading
ENS 4	AL-025-05 A	n/a	1200	300	SE	No Shading
ENS 4	AL-025-05 A	n/a	1200	300	SE	No Shading

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WC (ENS 4)	AL-025-05 A	n/a	1500	1200	NE	No Shading
Leisure	AL-025-05 A	n/a	700	2700	NW	No Shading
Leisure	AL-012-05 A	n/a	2110	2673	NE	No Shading
Hall/Stairs	AL-025-05 A	n/a	2121	1800	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 <sup>2</sup> )	Orientation	Outdoor shade	Indoor shade/diffuser
None Present						

## External wall type

ID	Wall type	Insulation	Wall wrap or foil
EW-1	Brick Veneer	Foil Anti-glare one side and Reflective other of the Bulk Insulation R2	Yes
EW-2	Brick Veneer	No insulation	No
EW-3	Cavity Brick	No insulation	No
EW-4	Weatherboard Cavity Panel Direct Fix	Foil Anti-glare one side and Reflective other of the Bulk Insulation R2	Yes

## External wall schedule

Location	ID	Width (mm)	Height (mm)	Orientation	Fixed Shade	Eaves (mm)
Kitchen/Living	EW-1	3500	3429	NW	No	3900
Kitchen/Living	EW-1	3850	3429	SW	No	3550
Kitchen/Living	EW-1	5945	3429	NW	No	50
Kitchen/Living	EW-1	3745	3429	SE	No	50
Kitchen/Living	EW-1	1200	3429	SW	No	50
Kitchen/Living	EW-1	3500	3429	SE	No	50
Kitchen/Living	EW-1	4900	3429	SW	No	50
Pantry	EW-1	2190	3429	SE	No	50
Ldry	EW-1	600	3429	NE	No	50
Ldry	EW-1	1795	3429	SE	No	50
Theatre	EW-1	4690	2700	NW	No	50
Entry/Hallway	EW-1	350	2700	NW	No	50
Entry/Hallway	EW-1	2345	2700	NE	No	2150
Entry/Hallway	EW-1	2290	2700	SE	No	50
ENS 5	EW-1	2145	2700	SE	No	50
ENS 5	EW-1	600	2700	SW	No	50
Bedroom 5	EW-1	800	2700	NW	No	2400
Bedroom 5	EW-1	1750	2700	NE	No	1350
Bedroom 5	EW-1	600	2700	SE	No	50
Bedroom 5	EW-1	2050	2700	NE	No	50

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Bedroom 5	EW-1	4995	2700	SE	No	50
Garage 1	EW-2	4095	2580	NW	No	50
Garage 1	EW-3	5595	2580	NE	No	50
PDR 2	EW-2	1800	2580	SW	No	50
PDR 2	EW-2	1895	2580	NW	No	50
Bedroom 1	EW-4	3500	2400	NW	No	4450
Bedroom 1	EW-4	3500	2400	SE	No	650
Bedroom 1	EW-4	4900	2400	SW	No	600
ENS 3	EW-4	3845	2400	SE	No	650
ENS 3	EW-4	1195	2400	SW	No	4100
Bedroom 2	EW-4	3850	2400	NE	No	600
Bedroom 2	EW-4	5645	2400	NW	No	600
ENS 2	EW-4	1690	2400	NW	No	600
ENS 1	EW-4	3845	2400	SW	No	4100
ENS 1	EW-4	3245	2400	NW	No	600
Bedroom 3	EW-4	600	2400	NE	No	10100
Bedroom 3	EW-4	3895	2400	SE	No	650
Bedroom 4	EW-4	3495	2400	SE	No	650
Bedroom 4	EW-4	600	2400	SW	No	10700
ENS 4	EW-4	2690	2400	SE	No	650
WC (ENS 4)	EW-1	1995	2400	NE	No	650
WC (ENS 4)	EW-1	945	2400	SE	No	650
Leisure	EW-4	5595	2400	NW	No	600
Leisure	EW-1	1150	2400	NW	No	600
Leisure	EW-1	4100	2400	NE	No	650
Leisure	EW-1	600	2400	SE	No	2650
Hall/Stairs	EW-4	2290	2400	SE	No	1250
Hall/Stairs	EW-4	440	2400	NW	No	4450

## Internal wall type

Wall type	Area (m²)	Insulation	Wall wrap or foil
IW-1 - Cavity wall, direct fix plasterboard, single gap	303.0	No insulation	No
IW-2 - Cavity wall, direct fix plasterboard, single gap	26.0	Bulk Insulation, No Air Gap R2	No

## Floors

Location	Construction	Area (m²)	Sub floor ventilation	Added insulation	Covering
Kitchen/Living	Waffle pod slab 300 mm 100mm	67.1	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Pantry	Waffle pod slab 300 mm 100mm	8.1	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Ldry	Waffle pod slab 300 mm 100mm	5.3	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Theatre	Waffle pod slab 300 mm 100mm	17.3	None	Waffle Pod 300mm	Ceramic Tiles 8mm

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Store	Waffle pod slab 300 mm 100mm	2.6	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Entry/Hallway	Waffle pod slab 300 mm 100mm	29.6	None	Waffle Pod 300mm	Ceramic Tiles 8mm
ENS 5	Waffle pod slab 300 mm 100mm	7.4	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Bedroom 5	Waffle pod slab 300 mm 100mm	18.9	None	Waffle Pod 300mm	Carpet 10mm
WC (Ens 5)	Waffle pod slab 300 mm 100mm	1.4	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Garage 1	Waffle pod slab 225 mm 100mm	28.7	None	Waffle Pod 225mm	Bare
PDR 2	Waffle pod slab 300 mm 100mm	4.1	None	Waffle Pod 300mm	Ceramic Tiles 8mm
Bedroom 1/Kitchen/Living	Timber Above Plasterboard 19mm	26.2		No Insulation	Carpet 10mm
WIR 1/Kitchen/Living	Timber Above Plasterboard 19mm	6.3		No Insulation	Carpet 10mm
ENS 3/Kitchen/Living	Timber Above Plasterboard 19mm	6.6		No Insulation	Ceramic Tiles 8mm
Bedroom 2/Kitchen/Living	Timber Above Plasterboard 19mm	4.0		No Insulation	Carpet 10mm
Bedroom 2/Theatre	Timber Above Plasterboard 19mm	17.3		No Insulation	Carpet 10mm
Bedroom 2/Entry/Hallway	Timber Above Plasterboard 19mm	1.4		No Insulation	Carpet 10mm
ENS 2/Kitchen/Living	Timber Above Plasterboard 19mm	3.9		No Insulation	Ceramic Tiles 8mm
WC (Ens 2)/Kitchen/Living	Timber Above Plasterboard 19mm	1.6		No Insulation	Ceramic Tiles 8mm
WC (Ens 1)/Kitchen/Living	Timber Above Plasterboard 19mm	1.7		No Insulation	Ceramic Tiles 8mm
ENS 1/Kitchen/Living	Timber Above Plasterboard 19mm	11.1		No Insulation	Ceramic Tiles 8mm
Bedroom 3/Kitchen/Living	Timber Above Plasterboard 19mm	0.9		No Insulation	Carpet 10mm
Bedroom 3/Pantry	Timber Above Plasterboard 19mm	6.7		No Insulation	Carpet 10mm
Bedroom 3/Ldry	Timber Above Plasterboard 19mm	5.5		No Insulation	Carpet 10mm
Bedroom 3/Store	Timber Above Plasterboard 19mm	1.5		No Insulation	Carpet 10mm
Bedroom 4/Entry/Hallway	Timber Above Plasterboard 19mm	1.2		No Insulation	Carpet 10mm
Bedroom 4/ENS 5	Timber Above Plasterboard 19mm	7.6		No Insulation	Carpet 10mm
Bedroom 4/Bedroom 5	Timber Above Plasterboard 19mm	4.3		No Insulation	Carpet 10mm
Bedroom 4/WC (Ens 5)	Timber Above Plasterboard 19mm	1.6		No Insulation	Carpet 10mm
ENS 4/Bedroom 5	Timber Above Plasterboard 19mm	5.1		No Insulation	Ceramic Tiles 8mm
WC (ENS 4)/Bedroom 5	Timber Above Plasterboard 19mm	1.8		No Insulation	Ceramic Tiles 8mm
Leisure/Entry/Hallway	Timber Above Plasterboard 19mm	12.1		No Insulation	Carpet 10mm

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Leisure/Bedroom 5	Timber Above Plasterboard 19mm	7.5		No Insulation	Carpet 10mm
Leisure	Suspended Timber Floor 19mm	1.8	Totally Open	No Insulation	Carpet 10mm
Hall/Stairs/Kitchen/Living	Timber Above Plasterboard 19mm	2.8		No Insulation	Carpet 10mm
Hall/Stairs/Pantry	Timber Above Plasterboard 19mm	1.4		No Insulation	Carpet 10mm
Hall/Stairs/Store	Timber Above Plasterboard 19mm	1.3		No Insulation	Carpet 10mm
Hall/Stairs/Entry/H allway	Timber Above Plasterboard 19mm	14.8		No Insulation	Carpet 10mm

## Ceiling type

Location	Construction	Added insulation	Roof space above
Kitchen/Living	Timber Above Plasterboard	No Insulation	No
Pantry	Timber Above Plasterboard	No Insulation	No
Ldry	Timber Above Plasterboard	No Insulation	No
Theatre	Timber Above Plasterboard	No Insulation	No
Store	Timber Above Plasterboard	No Insulation	No
Entry/Hallway	Timber Above Plasterboard	No Insulation	No
ENS 5	Timber Above Plasterboard	No Insulation	No
Bedroom 5	Timber Above Plasterboard	No Insulation	No
WC (Ens 5)	Timber Above Plasterboard	No Insulation	No
Garage 1	Plasterboard	No insulation	Yes
PDR 2	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 1	Plasterboard	Bulk Insulation R4.1	Yes
WIR 1	Plasterboard	Bulk Insulation R4.1	Yes
ENS 3	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 2	Plasterboard	Bulk Insulation R4.1	Yes
ENS 2	Plasterboard	Bulk Insulation R4.1	Yes
WC (Ens 2)	Plasterboard	Bulk Insulation R4.1	Yes
WC (Ens 1)	Plasterboard	Bulk Insulation R4.1	Yes
ENS 1	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 3	Plasterboard	Bulk Insulation R4.1	Yes
Bedroom 4	Plasterboard	Bulk Insulation R4.1	Yes
ENS 4	Plasterboard	Bulk Insulation R4.1	Yes
WC (ENS 4)	Plasterboard	Bulk Insulation R4.1	Yes

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Leisure	Plasterboard	Bulk Insulation R4.1	Yes
Hall/Stairs	Plasterboard	Bulk Insulation R4.1	Yes

### Ceiling penetrations

Location	Number	Type	Diameter (mm)	Sealed/unsealed
ENS 5	1	Exhaust Fans	300	Sealed
WC (Ens 5)	1	Exhaust Fans	300	Sealed
ENS 2	1	Exhaust Fans	300	Sealed
WC (Ens 2)	1	Exhaust Fans	300	Sealed
WC (Ens 1)	1	Exhaust Fans	300	Sealed
ENS 4	1	Exhaust Fans	300	Sealed

### Ceiling fans

Location	Number	Diameter (mm)
None Present		

### Roof type

Construction	Added insulation	Roof colour
Corrugated Iron	No Insulation, Only an Air Gap	Medium
Roof Tiles	Foil, Gap Above, Reflective Side Down, Anti-glare Up	Dark



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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](http://www.nathers.gov.au)

For more information on energy efficient design and insulation visit [www.yourhome.gov.au](http://www.yourhome.gov.au)