

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**141 Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0005

Date
10 August 2016

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.

breglobal

THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0005

Score: 73

What Your Code Star Rating Means

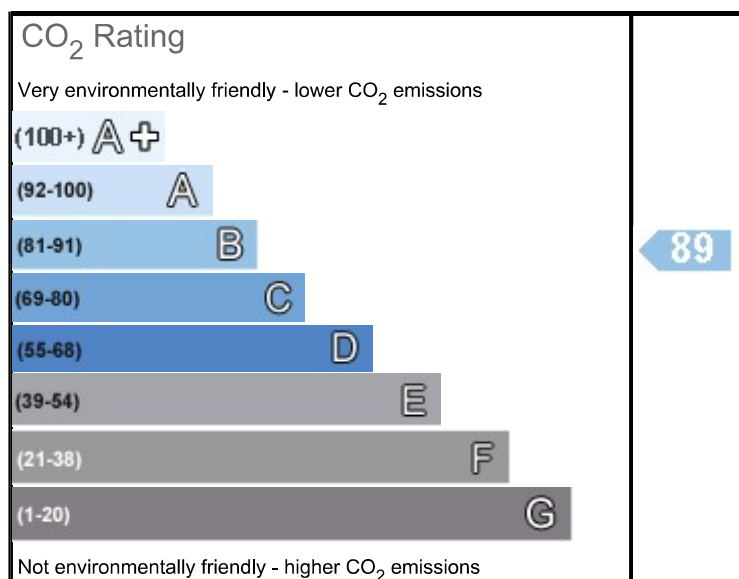
Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored

Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	57											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode



The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance.

The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste.

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EPC Number: 9608-9011-7316-3065-7974

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

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**139 Upper Brook Street,
Manchester,
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Above
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Highly
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Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0006

Date
10 August 2016

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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0006

Score: 68

What Your Code Star Rating Means

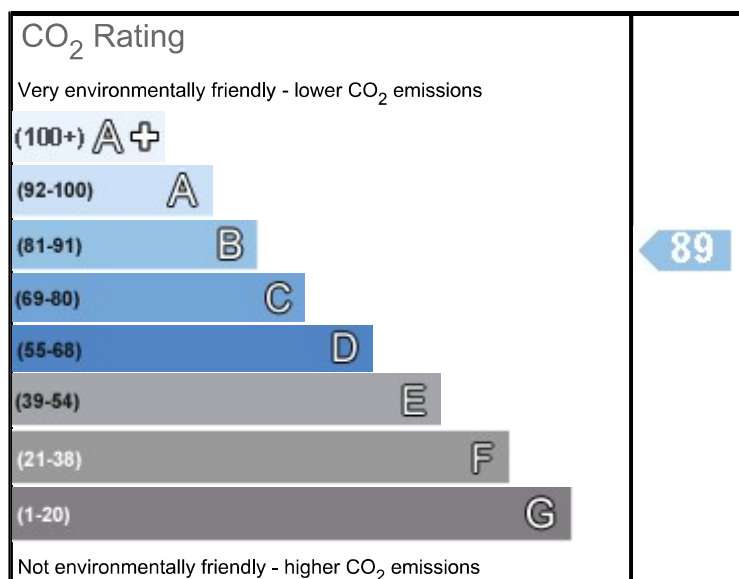
Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

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EPC Number: 8355-7936-3510-6618-3996

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

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Manchester,
Greater Manchester, M13 9JS**

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Above
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Carbon

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Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0007

Date
10 August 2016

Signed for and on behalf of BRE Global Ltd



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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0007

Score: 68

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

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How this home scored

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Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

89

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EPC Number: 9888-0053-7326-3065-9900

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**135A Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

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Above
Regulatory
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Highly
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Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0008

Date
10 August 2016

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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0008

Score: 68

What Your Code Star Rating Means

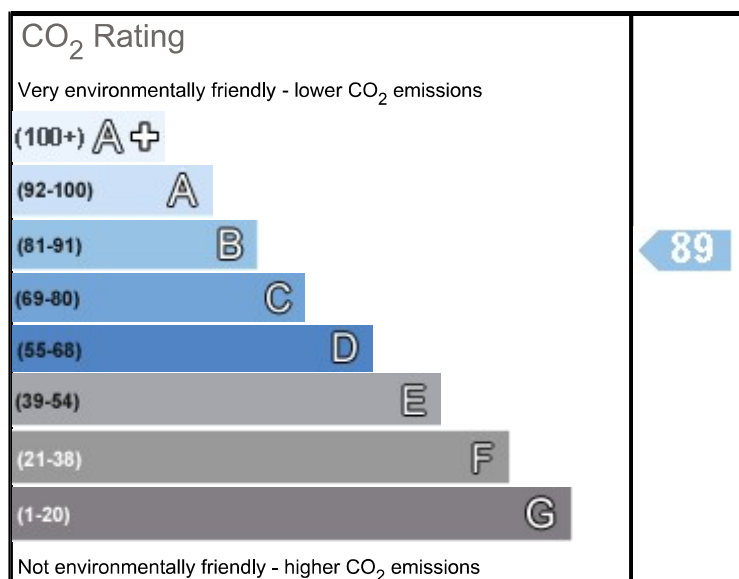
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EPC Number: 8304-2983-2639-3597-2653

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

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ISSUED TO:

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Manchester,
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Above
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Highly
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Carbon

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Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0009

Date
10 August 2016

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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

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Certificate Number: BRE-00032662-PC-002-01-0009

Score: 68

What Your Code Star Rating Means

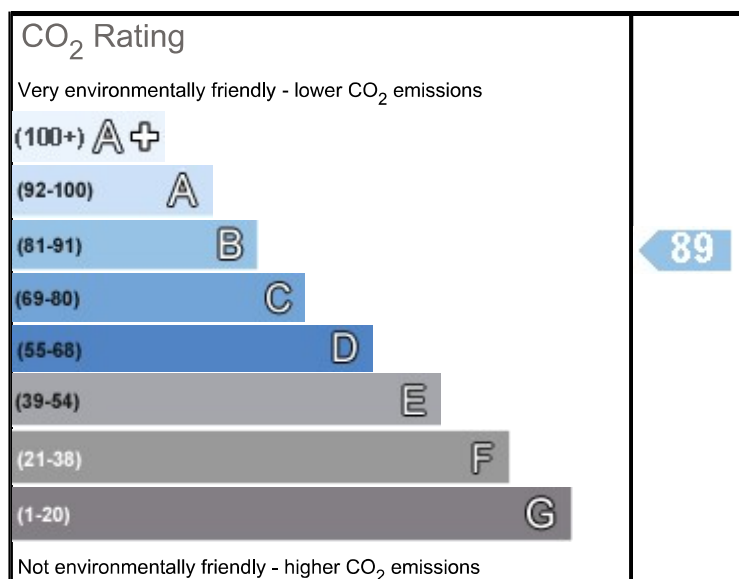
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EPC Number: 8307-3983-2639-1597-0653

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**133 Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

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Above
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Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0010

Date
10 August 2016

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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0010

Score: 68

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

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CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

89

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EPC Number: 8185-7136-3370-4776-3926

THE CODE FOR SUSTAINABLE HOMES



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Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0011

Date
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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

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Certificate Number: BRE-00032662-PC-002-01-0011

Score: 73

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

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CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

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(39-54) E

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Not environmentally friendly - higher CO₂ emissions

90

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EPC Number: 2468-6033-7376-3875-1974

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**129 Upper Brook Street,
Manchester,
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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0012

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

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Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

90

The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance.

The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste.

The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainability Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number.

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EPC Number: 2168-7033-7376-3175-1994

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**127 Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0013

Date
10 August 2016

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.

breglobal

THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0013

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored

Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	59											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

89

The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance.

The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste.

The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainability Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number.

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EPC Number: 8845-7136-3380-0736-3922

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**48 Wadeson Road,
Manchester,
Greater Manchester, M13 9UP**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Wayne Maw

Assessor Organisation
AES Sustainability Consultants Ltd

Client
S4B Manchester

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00034030-PC-001-00-0011

Date
04 November 2024

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.



THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

Certificate Number: BRE-00034030-PC-001-00-0011

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored												
Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	58											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating Very environmentally friendly - lower CO ₂ emissions (100+) A+ (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO ₂ emissions		The CO ₂ rating is a measure of a home's Carbon Dioxide (CO ₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance. The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste. The CO ₂ /Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainable Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number. This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licenced Code assessor (a 'certified' competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.	

EPC Number: 2658-5098-7328-7500-3284

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**50 Wadeson Road,
Manchester,
Greater Manchester, M13 9UP**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Wayne Maw

Assessor Organisation
AES Sustainability Consultants Ltd

Client
S4B Manchester

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00034030-PC-001-00-0012

Date
04 November 2024

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.



THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00034030-PC-001-00-0012

Score: 72

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored

Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	55											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating Very environmentally friendly - lower CO₂ emissions (100+) A+ (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO₂ emissions	90	The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance. The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste. The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainable Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number. This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licenced Code assessor (a 'certified' competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.  
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EPC Number: 2358-3098-7328-7000-3244

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**52 Wadeson Road,
Manchester,
Greater Manchester, M13 9UP**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Wayne Maw

Assessor Organisation
AES Sustainability Consultants Ltd

Client
S4B Manchester

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00034030-PC-001-00-0013

Date
04 November 2024

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.



THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

Certificate Number: BRE-00034030-PC-001-00-0013

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored													
Category		Percentage of Category Score attained										What is covered in the category	
		10	20	30	40	50	60	70	80	90	100		
Energy	59											Energy efficiency and CO ₂ saving measures	
Water	66											Internal and external water saving measures	
Materials	87											The sourcing and environmental impact of materials used to build the home	
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers	
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials	
Pollution	100											The use of insulation materials and heating systems that do not add to global warming	
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability	
Management	100											A Home User Guide, designing in security, and reducing the impact of construction	
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land	

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating Very environmentally friendly - lower CO₂ emissions (100+) A+ (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO₂ emissions	87	The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance. The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste. The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainable Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number. This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licenced Code assessor (a 'certified' competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.
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EPC Number: 2158-7098-7328-7700-3250

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**147 Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0001

Date
10 August 2016

Signed for and on behalf of BRE Global Ltd



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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0001

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored

Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	59											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

89

The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance.

The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste.

The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainability Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number.

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EPC Number: 9308-9011-7316-3365-7904

THE CODE FOR SUSTAINABLE HOMES



FINAL CERTIFICATE

(Issued at the Post Construction Stage)

ISSUED TO:

**143 Upper Brook Street,
Manchester,
Greater Manchester, M13 9JS**

The sustainability of this home has been independently assessed at the Post Construction Stage and has achieved a Code rating of 4 out of 6 stars under the November 2010 version.



Above
Regulatory
Standards



Current
Best
Practice



Highly
Sustainable
and Zero
Carbon

The next page sets out how this home achieved its rating in the nine categories.

Licensed Assessor
Alex Brooks

Assessor Organisation
AES Sustainability Consultants Ltd

Client
Manchester City Council

Developer
Galliford Try Partnerships North

Architect
Buttress Architects

Certificate Number
BRE-00032662-PC-002-01-0004

Date
10 August 2016

Signed for and on behalf of BRE Global Ltd



This certificate remains the property of BRE Global Ltd and is issued subject to terms and conditions. It is produced from data supplied by the licensed Code assessor (a certified competent person under Scheme Document SD123). To check the authenticity of this certificate, please contact BRE Global Ltd.

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THE CODE FOR SUSTAINABLE HOMES

FINAL CERTIFICATE

(Issued at the Post Construction Stage)



Certificate Number: BRE-00032662-PC-002-01-0004

Score: 74

What Your Code Star Rating Means

Combined Score	36-47	48-56	57-67	68-83	84-89	90-100
Stars	1	2	3	4	5	6

The Code for Sustainable Homes considers the effects on the environment caused by the development and occupation of a home. To achieve a star rating, a home must perform better than a new home built to the minimum legal standards, and much better than an average existing home.

How this home scored

Category		Percentage of Category Score attained										What is covered in the category
		10	20	30	40	50	60	70	80	90	100	
Energy	59											Energy efficiency and CO ₂ saving measures
Water	66											Internal and external water saving measures
Materials	87											The sourcing and environmental impact of materials used to build the home
Surface Water Run-off	25											Measures to reduce the risk of flooding and surface water run-off which can pollute rivers
Waste	100											Storage for recyclable waste and compost, and care taken to reduce, reuse and recycle construction materials
Pollution	100											The use of insulation materials and heating systems that do not add to global warming
Health & Wellbeing	91											Provision of good daylight quality, sound insulation, private space, accessibility, and adaptability
Management	100											A Home User Guide, designing in security, and reducing the impact of construction
Ecology	66											Protection and enhancement of the ecology of the area and efficient use of building land

Further detailed information regarding The Code for Sustainable Homes can be found at www.communities.gov.uk/thecode

CO₂ Rating

Very environmentally friendly - lower CO₂ emissions

(100+) A+

(92-100) A

(81-91) B

(69-80) C

(55-68) D

(39-54) E

(21-38) F

(1-20) G

Not environmentally friendly - higher CO₂ emissions

90

The CO₂ rating is a measure of a home's Carbon Dioxide (CO₂) emissions. This rating is shown on your Energy Performance Certificate as the Environmental Impact Rating. This Certificate is available from the seller, and also includes information on how you can improve the home's performance.

The Code measures the sustainability of a home as a complete package, and takes into account other aspects of energy use as well as wider sustainability issues, such as water and waste.

The CO₂/Environmental Impact Rating is shown here for information only and does not form part of The Code for Sustainability Homes. Neither BRE Global nor the assessment organisation is responsible for the accuracy of this number.

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EPC Number: 8104-2703-1639-4197-4653