

38 Avalon Road
LONDON
W13 0BN

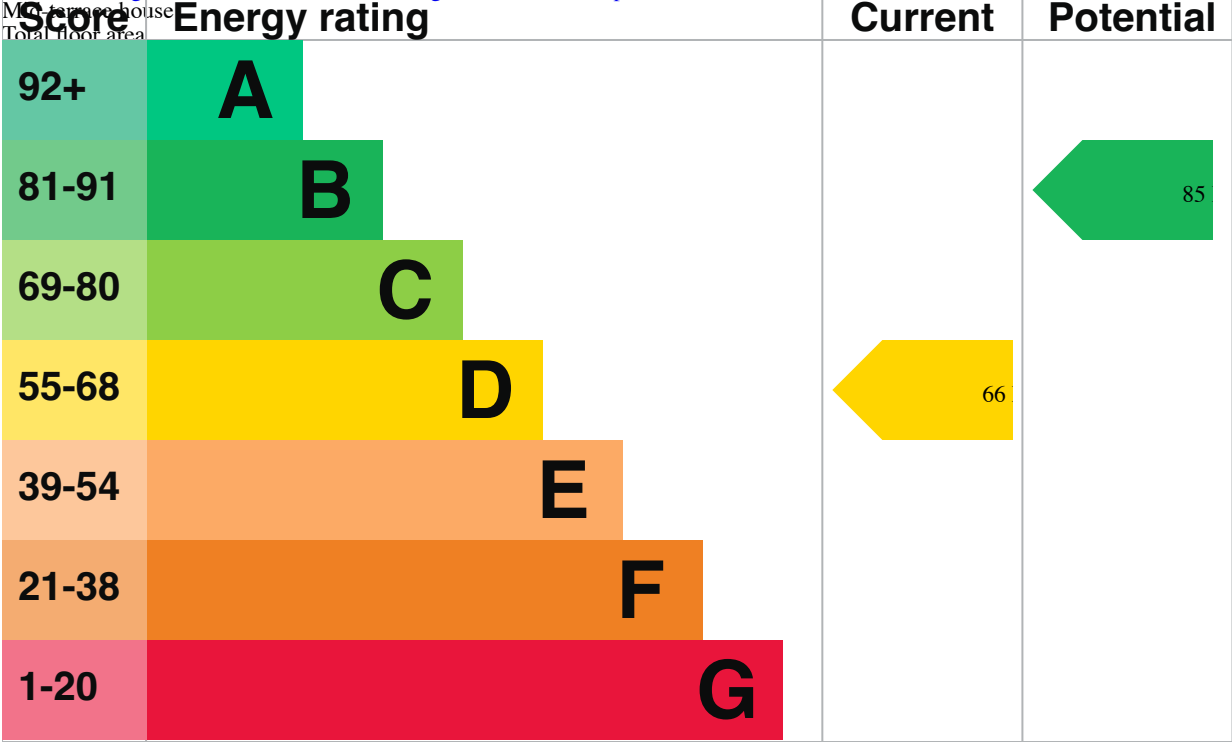
Energy rating

D

Valid until
28 August 2035
Energy rating and score

This property's energy rating is D. It has the potential to be B.
Read more about this property
Properties from 1 October 2023 to 2024 have an energy rating from A to E.
[See how to improve this property's energy efficiency.](#)

[Find out more guidance for landlords on the regulations and exemptions.](#)



The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

Breakdown of property's energy performance

Features in this property

For properties in England and Wales: to very poor, based on how energy efficient they are. Ratings are not based on how well features work or their condition.

Assumed ratings are based on the property's age and type. They are used for features the assessor could not inspect.

the average energy score is 60

Feature	Description	Rating
Wall	Solid brick, as built, no insulation (assumed)	Poor
Wall	Cavity wall, as built, insulated (assumed)	Good
Roof	Pitched, insulated (assumed)	Average
Roof	Flat, insulated	Average
Window	Fully double glazed	Poor
Main heating	Boiler and radiators, mains gas	Good
Main heating control	Programmer, no room thermostat	Very poor
Hot water	From main system	Good
Lighting	Excellent lighting efficiency	Very good
Floor	Suspended, no insulation (assumed)	N/A
Floor meters	Solid, no insulation (assumed)	N/A
Smart meters	Smart meters had no smart meters when it was assessed	N/A

An average household would need to spend £1,160 per year on heating, hot water and lighting in this property. These costs usually make up the majority of your energy bills.

Primary energy use, you understand your energy use and how you could save money. They may help you access better energy deals. The solar savings can be used to help complete the suggested steps for improving this property's energy rating.

Find out how to get a smart meter

[Find out how to get a smart meter.](#)

Impact on the environment

This property's environmental impact rating is D. It has the potential to be C.

Heating this property

Estimated energy needed in this property is:

Properties get a rating from A (best) to G (worst) on how much carbon dioxide (CO₂) they produce each year.

Advice on making energy saving improvements

[illegible]

Boiler Upgrade Scheme (www.gov.uk/apply-boiler-upgrade-scheme)
Energy Company Obligation (www.gov.uk/energy-company-obligation)

02034882554

These ratings are based on assumptions about average occupancy and energy use. People living at the property may use different amounts of energy.

support@ozonegroup.co.uk

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme

Quidos Limited

Assessor's ID

QUID207259

Telephone



Email

info@guidos.co.uk

[About this assessment](#)

Assessor's declaration

No related party

Date of assessment

29 August 2025

Date of certificate

29 August 2025

Type of assessment

► Show information about the RdSAP