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# BER AND HEA

INFORMATIVE REPORT

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**Table of Contents**

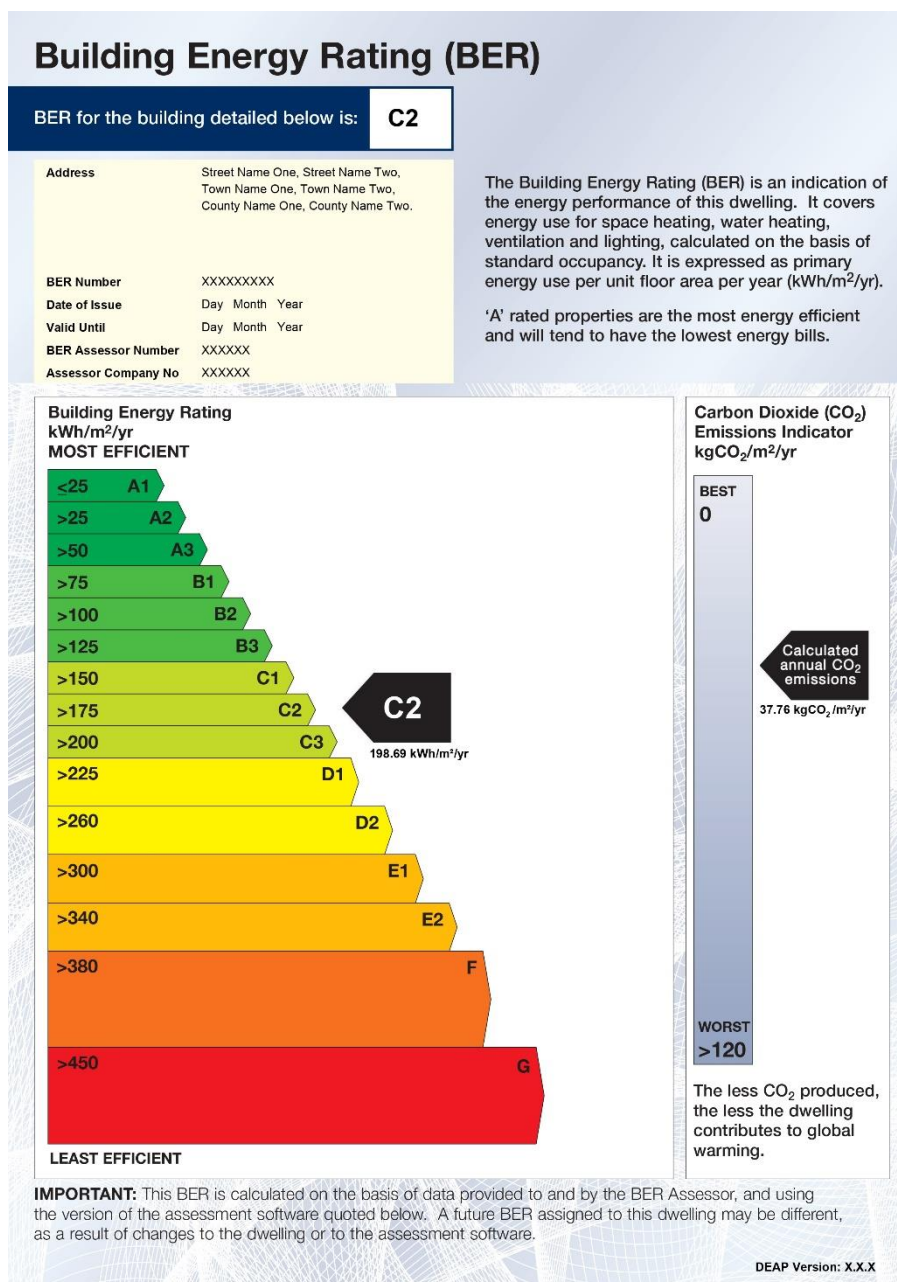
BUILDING ENERGY RATING (BER).....2

- 1. What is the use of BER? .....3
- 2. Who needs a BER?.....3
- 3. How to get a BER?.....3
- 4. How long does a BER Certificate Last? .....3
- 5. What is an Advisory Report? .....3
- 6. SEAI Grants?.....5

HOME ENERGY ASSESSMENT (HEA) .....5

# BUILDING ENERGY RATING (BER)

A Building Energy Rating (BER) certificate rates your home's energy performance on a scale between A and G. A-rated homes are the most energy-efficient and comfortable. They tend to have the lowest energy bills. G-rated homes are the least energy-efficient. They typically require a lot of energy to heat the home and have the highest energy bills. A BER certificate is compulsory for all homes available for rent or sale. A better BER will improve the comfort of your home, reduce your energy bills and reduce your carbon emissions. It will also increase the resale value of your home. A sample BER certificate has been attached below.



## 1. What is the use of BER?

The Building Energy Rating (BER) allows prospective buyers or tenants to objectively compare the energy performance of different dwellings on a like-for-like basis. It helps you to understand the energy efficiency of a home and can be used as an indicator of the running costs and carbon emissions associated with heating the home to a comfortable level. The rating scale looks similar to the energy rating labels for household appliances. It rates the home on a scale from A-G.

## 2. Who needs a BER?

By law, all new houses and houses for sale or rent must have a BER rating. The onus is on the property owner to have this carried out. BER details must be included on advertisements for the home. Having a higher BER rated home will increase your property value. If you are considering a home energy upgrade SEAI recommends starting with a Building Energy Rating (BER) assessment. This will tell you where your home currently lies on the A-G scale (A being most efficient). It will also identify what your priority upgrades should be.

## 3. How to get a BER?

BER assessments are carried out on your home by SEAI registered BER assessors. **EnergyFix** is one of those SEAI Registered One Stop Shop Service providers where you can get a SEAI registered BER assessor.

## 4. How long does a BER Certificate Last?

A BER certificate is valid for up to 10 years, unless you make structural changes to the home, or you make changes to your heating system. For new homes being sold off plans you can also get a provisional BER which is valid for 2 years and is based on the design of the home. Once the home is built the provisional BER must be replaced with a final BER.

## 5. What is an Advisory Report?

When you have a BER assessment completed you will receive a package containing a BER certificate and an advisory report. The report provides a personalised roadmap for homeowners on how to upgrade their home to a target of a B2 energy rating, or better. The advisory report contains an energy improvement plan that is tailored to your home. You can use these recommendations to help you plan any future home energy

upgrades. A sample of an Advisory Report has been attached below.

# Home Energy Upgrade Advisory Report

BER No. \_\_\_\_\_

### Your Home's Energy Performance Potential

NOW

POTENTIAL

Potential with upgrades

#### Loss of heat from your home

NOW	POTENTIAL
Very Poor	Good

An upgrade package to **stop losing money** on your energy bill

Your BER assessor has recommended a package of upgrades that will raise your home's energy performance.

#### Energy Performance of your home

	NOW	POTENTIAL
Roofs	Poor	Good
Walls	Very Poor	Good
Windows	Very Poor	Good
Floor	Poor	No Upgrade
Space Heating	Very Poor	Very Good
Water Heating	Very Poor	Very Good
Renewables	Very Poor	Very Good

#### GRANTS AVAILABLE?

For further information visit [www.seai.ie/grants](http://www.seai.ie/grants) or call **01 808 2100**

Subject to availability, terms and conditions

### Compare your home's performance | Before and after upgrades

Your home's <b>current</b> energy performance	NOW E1	Your home's <b>potential</b> energy performance	POTENTIAL B2
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### Benefits of upgrading your home

INCREASE your home's value

INCREASE your home's comfort

REDUCE your home's bills

SAVE

CO<sub>2</sub>

= the same as planting 369 tree(s) each year

5.2

TONNES

## 6. SEAI Grants?

If you have applied for an SEAI grant for works completed on your home, you may be asked to provide a post-works BER certificate before receiving the grant payment. SEAI provide a €50 grant for Homeowners who have completed certain SEAI grant related works on their home.

## **HOME ENERGY ASSESSMENT (HEA)**

The first step on the path to a home energy upgrade is a Home Energy Assessment. The Home Energy Assessment is a roadmap that allows an OSS to understand what energy upgrade measures are best for your home. It outlines what work needs to be completed in order to achieve a minimum B2 and unlock the full SEAI deep retrofit grants. EnergyFix is a One Stop Service provider which provides an HEA.

An EnergyFix Home Energy Assessment includes:

- Identification and clarification of homeowner's goal
- Pathway to achieving a B2 energy rating or better
- An up-to-date BER for your property
- Technical design of the works
- Heat pump technical assessment
- Cost estimate for the works

An EnergyFix Home Energy Assessment costs €1000. There is an SEAI grant of €350 towards this step which we can claim on your behalf. The net cost to you is €650. Once you have a completed Home Energy Assessment a member of the EnergyFix team will be in touch to talk you through it and discuss the next steps on your Home Energy Upgrade Journey

***Get your BER from EnergyFix now!***