

Property Information Sheet



Name and Address

David
Hempyards,
Obaston, Knockin,
Oswestry
SY10 8HS

Property Description

Listed barn, converted into detached home in 2010 adopting some green principles.

What changes have you made to your home / what green features did your home come with?

I project managed this conversion in 2010 and 2011. My specification was to, as far as possible, exceed the building regulation requirements at the time. From the start we sought to adopt a low carbon approach to the building's performance. We installed high level insulation, an air source heat pump (ASHP), mechanical ventilation with heat recovery (MVHR), rainwater harvesting, solar photovoltaic (PV) panels, solar thermal and a sand battery heat store.

Why did you make these changes / choose a home with these features?

For years prior I had been presenting seminars on climate change, so this conversion offered the perfect opportunity to put my concerns and solutions into practice.

What were the approximate costs of each of the changes you made?

Not possible to say unfortunately.

What have been the approximate energy savings?

Our energy performance certificate (EPC) rating is a B, so our energy efficiency is great.



What have been the benefits to you / your home?

Since completing the conversion, we have been able to live a low carbon life which brings a lot of comfort.

Who undertook the work?

I project managed the conversion; we hired contractors.

Would you recommend them?

Yes, they were brilliant.

What else would you like to do?

Ideally, we would like to replace our double-glazed windows with triple glazed ones.

Have you considered any measures but rejected them? Please give details of what and why.

At the time of building, we rejected triple glazing on cost grounds, but the market has since changed so we would use triple glazing if building now. We did consider a ground source heat pump however we rejected based on a lack of available area and costs. We considered many sustainable building materials but had to fall back on traditional construction in the end.

Any further comments?

We run our domestic lives on renewable electricity from Octopus. We were early adopters of electric vehicles (EV), having switched 10 years ago. Our EVs are also charged through Octopus.

Visiting instructions / information

There is ample parking on site and the house can be viewed from ground level with downstairs toilet facilities.