

Property Information Sheet



Name and Address

Clare Williamson
1 Park Avenue
Shrewsbury
SY3 8JG

Property Description

1910 solid brick, semi-detached, deep retrofit with new extensions

What changes have you made to your home?

New solid floor with underfloor heating (wet system) and maximum insulation given existing footings.
Internal woodfibre insulation and lime plaster to all external walls.
Windows are timber, a mix of double and triple glazed, front door refurbished.
Parge coat/airtightness membrane/tapes throughout existing building including ceilings.
Insulated loft and between and under rafters on pitched ceiling areas. 2 new extensions. New heating system/
Mechanical Ventilation with Heat Recovery/ solar hot water tank installed.

Why did you make these changes?

To improve thermal comfort and reduce environmental impact of original house as well as provide additional living/work space. House was in need of a complete upgrade eg rewiring, heating, redecorating, windows, scullery style kitchen etc therefore it was the right time to do these upgrades

What were the approximate costs?

Not calculated as yet – largely self-built

MVHR approximately £5000

Solar thermal approximately £5000

What have been the approximate energy savings?

Our heating demand was approximately halved by installing new windows, heating system, floor and loft insulation. The floor area has since been increased by 40% but we have not yet had a heating season with both extensions completed.



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What have been the effects on your home?

Much warmer, less draughty, controlled humidity

Who undertook the work?

Largely self-built with help of individual specialist subcontractors – roofers, plumber, electrician, conservation bricklayer

Would you recommend them?

Yes

What else would you like to do? And why haven't you done them yet?

Electric car charging point
Green roof

Work in progress!

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

PV – concerned about visual impact so may wait for more efficient smaller panels
Air source heat pump – at time ruled out for a host of reasons

Do you have any further comments?

Rear studio built to Passivhaus principles

Are there any access issues? Eg steep steps, no downstairs toilet.

Very limited parking at the property and nearby so please walk/ cycle if possible. Just over the footbridge from the Quarry.