

Nationwide House Energy Rating Scheme®

Class 2 Summary

NatHERS® Certificate No. 0011680660

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Property

Address 20-24 Railway Pde,
Burwood , NSW , 2134

Lot/DP Lot DP 438222

NatHERS Climate Zone 56 Mascot (Sydney Airport)



Accredited assessor

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Accreditation No. 20039

Assessor Accrediting Organisation ABSA

Verification

To verify this certificate, scan the QR code or visit hstar.com.au/QR/Generate?p=iCKEmpJKK. When using either link, ensure you are visiting hstar.com.au



National Construction Code (NCC) requirements

The NCC allows the use of NatHERS accredited software to comply with the energy efficiency requirements for houses (Class 1 buildings) and apartments (Class 2 sole-occupancy units and Class 4 parts of buildings). The applicable requirements for houses are detailed in Specification 42 of NCC Volume Two. For apartments the requirements are detailed in clauses J3D3 and J3D15 of NCC Volume One.

NCC 2022 includes enhanced thermal performance requirements for houses and apartments. It also includes a new whole-of-home annual energy use budget which applies to the major equipment in the home.

The NCC, and associated ABCB Standards and support material, can be accessed at www.abcb.gov.au.

Note, variations and additions to the NCC energy efficiency requirements may apply in some states and territories.

Thermal performance Star rating



NCC heating and cooling maximum loads (MJ/m²/p.a.)

Limits taken from ABCB Standard 2022

	Heating	Cooling
Modelled block average	11	13.1
Maximum block limit	N/A	N/A

Whole of Home performance rating

No Whole of Home performance rating conducted for this summary certificate or not completed for all dwellings

Summary of all dwellings

Certificate number and link	Unit Number	Heating load (load limit) [MJ/m ² /p.a.]	Cooling load (load limit) [MJ/m ² /p.a.]	Total load [MJ/m ² /p.a.]	Star Rating	Whole of Home Rating
0011680568	301A	2.6 (N/A)	11.0 (N/A)	13.6	8.8	0
0011680584	302A	13.8 (N/A)	21.2 (N/A)	35.0	6.4	0



Summary of all dwellings (continued)

Certificate number and link	Unit Number	Heating load (load limit) [MJ/m ² /p.a.]	Cooling load (load limit) [MJ/m ² /p.a.]	Total load [MJ/m ² /p.a.]	Star Rating	Whole of Home Rating
0011680097	303A	14.8 (N/A)	10.8 (N/A)	25.6	7.4	0
0011680535	401A	2.7 (N/A)	11.1 (N/A)	13.8	8.8	0
0011680543	402A	14.4 (N/A)	20.6 (N/A)	34.9	6.4	0
0011680063	403A	15.3 (N/A)	10.9 (N/A)	26.2	7.4	0
0011680519	501A	2.9 (N/A)	10.9 (N/A)	13.8	8.8	0
0011680501	502A	14.9 (N/A)	20.3 (N/A)	35.2	6.4	0
0011680030	503A	15.9 (N/A)	10.9 (N/A)	26.8	7.3	0
0011680493	601A	3.0 (N/A)	11.2 (N/A)	14.2	8.7	0
0011680477	602A	15.3 (N/A)	20.0 (N/A)	35.3	6.3	0
0011679990	603A	16.3 (N/A)	10.7 (N/A)	27.0	7.3	0
0011680451	701A	3.1 (N/A)	11.2 (N/A)	14.3	8.7	0
0011680444	702A	15.6 (N/A)	20.1 (N/A)	35.8	6.3	0
0011679974	703A	16.5 (N/A)	10.8 (N/A)	27.2	7.3	0
0011680642	801A	3.2 (N/A)	10.7 (N/A)	13.9	8.8	0
0011680428	802A	16.2 (N/A)	19.6 (N/A)	35.8	6.3	0
0011679933	803A	17.0 (N/A)	10.8 (N/A)	27.8	7.2	0
0011680626	901A	3.2 (N/A)	10.4 (N/A)	13.6	8.8	0
0011680394	902A	16.6 (N/A)	19.4 (N/A)	36.0	6.3	0
0011679909	903A	17.4 (N/A)	10.7 (N/A)	28.1	7.2	0
0011680592	1001A	3.9 (N/A)	8.8 (N/A)	12.8	8.9	0
0011680360	1002A	18.9 (N/A)	17.5 (N/A)	36.4	6.2	0
0011679883	1003A	19.5 (N/A)	10.4 (N/A)	29.9	7	0
0011680576	1101A	4.1 (N/A)	8.7 (N/A)	12.8	8.9	0
0011680337	1102A	19.2 (N/A)	17.4 (N/A)	36.6	6.2	0
0011679859	1103A	19.8 (N/A)	10.5 (N/A)	30.4	6.9	0
0011680550	1201A	4.2 (N/A)	8.7 (N/A)	12.9	8.9	0
0011680303	1202A	19.4 (N/A)	17.2 (N/A)	36.7	6.2	0
0011679826	1203A	20.1 (N/A)	10.4 (N/A)	30.5	6.9	0
0011680527	1301A	4.3 (N/A)	8.8 (N/A)	13.1	8.9	0
0011680279	1302A	19.9 (N/A)	17.7 (N/A)	37.6	6.1	0
0011679792	1303A	20.4 (N/A)	10.4 (N/A)	30.8	6.9	0
0011680485	1401A	4.3 (N/A)	9.1 (N/A)	13.4	8.8	0
0011680246	1402A	20.0 (N/A)	17.5 (N/A)	37.5	6.1	0
0011679768	1403A	20.6 (N/A)	10.4 (N/A)	31.0	6.9	0



<u>0011680469</u>	1501A	4.4 (N/A)	9.0 (N/A)	13.5	8.8	0
<u>0011680212</u>	1502A	20.2 (N/A)	17.5 (N/A)	37.7	6	0
<u>0011679719</u>	1503A	20.8 (N/A)	10.4 (N/A)	31.2	6.9	0
<u>0011680659</u>	1601A	4.5 (N/A)	9.4 (N/A)	13.9	8.8	0
<u>0011680188</u>	1602A	20.4 (N/A)	17.2 (N/A)	37.6	6.1	0
<u>0011679685</u>	1603A	20.9 (N/A)	10.3 (N/A)	31.2	6.9	0
<u>0011680634</u>	1701A	4.5 (N/A)	9.3 (N/A)	13.8	8.8	0
<u>0011680154</u>	1702A	20.5 (N/A)	16.9 (N/A)	37.4	6.1	0
<u>0011679693</u>	1703A	21.1 (N/A)	10.1 (N/A)	31.2	6.9	0
<u>0011680618</u>	1801A	4.4 (N/A)	9.4 (N/A)	13.8	8.8	0
<u>0011680121</u>	1802A	20.5 (N/A)	17.4 (N/A)	37.9	6	0
<u>0011679701</u>	1803A	21.2 (N/A)	10.1 (N/A)	31.3	6.8	0
<u>0011680295</u>	301B	0.3 (N/A)	12.5 (N/A)	12.7	8.9	0
<u>0011679800</u>	302B	7.4 (N/A)	17.4 (N/A)	24.8	7.5	0
<u>0011680089</u>	303B	11.7 (N/A)	13.3 (N/A)	25.0	7.5	0
<u>0011680261</u>	401B	0.3 (N/A)	12.1 (N/A)	12.4	8.9	0
<u>0011679776</u>	402B	7.9 (N/A)	16.8 (N/A)	24.7	7.5	0
<u>0011680055</u>	403B	12.3 (N/A)	13.5 (N/A)	25.8	7.4	0
<u>0011680238</u>	501B	0.4 (N/A)	11.8 (N/A)	12.2	8.9	0
<u>0011679750</u>	502B	8.2 (N/A)	16.7 (N/A)	24.9	7.5	0
<u>0011680022</u>	503B	12.8 (N/A)	13.9 (N/A)	26.6	7.3	0
<u>0011680196</u>	601B	0.4 (N/A)	11.6 (N/A)	12.0	9	0
<u>0011679735</u>	602B	8.5 (N/A)	16.6 (N/A)	25.1	7.4	0
<u>0011680006</u>	603B	13.0 (N/A)	14.1 (N/A)	27.0	7.3	0
<u>0011680162</u>	701B	0.4 (N/A)	11.3 (N/A)	11.7	9.1	0
<u>0011680436</u>	702B	8.7 (N/A)	16.7 (N/A)	25.4	7.4	0
<u>0011679966</u>	703B	13.3 (N/A)	13.9 (N/A)	27.2	7.3	0
<u>0011680139</u>	801B	0.5 (N/A)	11.2 (N/A)	11.7	9.1	0
<u>0011680402</u>	802B	9.1 (N/A)	16.3 (N/A)	25.4	7.4	0
<u>0011679941</u>	803B	13.6 (N/A)	13.8 (N/A)	27.4	7.3	0
<u>0011680105</u>	901B	0.5 (N/A)	11.2 (N/A)	11.7	9.1	0
<u>0011680378</u>	902B	9.2 (N/A)	15.8 (N/A)	25.0	7.5	0
<u>0011679917</u>	903B	14.0 (N/A)	13.4 (N/A)	27.4	7.3	0
<u>0011680071</u>	1001B	0.6 (N/A)	10.2 (N/A)	10.8	9.2	0
<u>0011680352</u>	1002B	10.5 (N/A)	15.0 (N/A)	25.5	7.4	0
<u>0011679875</u>	1003B	15.9 (N/A)	13.1 (N/A)	29.0	7.1	0
<u>0011680048</u>	1101B	0.6 (N/A)	9.8 (N/A)	10.4	9.3	0
<u>0011680311</u>	1102B	10.8 (N/A)	15.4 (N/A)	26.2	7.4	0



<u>0011679842</u>	1103B	16.2 (N/A)	13.2 (N/A)	29.4	7.1	0
<u>0011680014</u>	1201B	0.6 (N/A)	9.6 (N/A)	10.2	9.3	0
<u>0011680287</u>	1202B	10.9 (N/A)	15.1 (N/A)	26.0	7.4	0
<u>0011679818</u>	1203B	16.4 (N/A)	12.9 (N/A)	29.3	7.1	0
<u>0011679982</u>	1301B	0.6 (N/A)	9.5 (N/A)	10.1	9.3	0
<u>0011680253</u>	1302B	11.2 (N/A)	14.7 (N/A)	25.9	7.4	0
<u>0011679784</u>	1303B	16.7 (N/A)	13.0 (N/A)	29.6	7	0
<u>0011679958</u>	1401B	0.6 (N/A)	9.4 (N/A)	10.1	9.3	0
<u>0011680220</u>	1402B	11.2 (N/A)	14.8 (N/A)	26.0	7.4	0
<u>0011679743</u>	1403B	16.7 (N/A)	13.1 (N/A)	29.8	7	0
<u>0011679925</u>	1501B	0.6 (N/A)	9.3 (N/A)	10.0	9.3	0
<u>0011680204</u>	1502B	11.3 (N/A)	14.1 (N/A)	25.4	7.4	0
<u>0011679727</u>	1503B	16.9 (N/A)	13.0 (N/A)	29.9	7	0
<u>0011679891</u>	1601B	0.7 (N/A)	9.1 (N/A)	9.8	9.4	0
<u>0011680170</u>	1602B	11.6 (N/A)	14.2 (N/A)	25.8	7.4	0
<u>0011680386</u>	1603B	16.9 (N/A)	13.6 (N/A)	30.5	6.9	0
<u>0011679867</u>	1701B	0.7 (N/A)	9.3 (N/A)	10.0	9.3	0
<u>0011680147</u>	1702B	11.7 (N/A)	14.5 (N/A)	26.1	7.4	0
<u>0011680345</u>	1703B	17.1 (N/A)	13.3 (N/A)	30.4	6.9	0
<u>0011679834</u>	1801B	0.7 (N/A)	9.4 (N/A)	10.1	9.3	0
<u>0011680113</u>	1802B	11.8 (N/A)	13.9 (N/A)	25.7	7.4	0
<u>0011680329</u>	1803B	17.2 (N/A)	13.3 (N/A)	30.6	6.9	0

Explanatory notes

About this ratings

The thermal performance star rating in this Certificate is the average rating of all NCC Class 2 dwellings in an apartment block. Individual unit ratings are listed in the 'Summary of all dwellings' section of this Certificate.

NatHERS ratings use computer modelling to evaluate a home's energy efficiency and performance. They use localised climate data and standard assumptions on how people use their home to predict the energy loads and societal cost. The thermal performance star rating uses the home's building specifications, layout, orientation and fabric (i.e. walls, windows, floors, roofs and ceilings) to predict the heating and cooling energy loads.

For more details about an individual dwelling's assessment, refer to the individual dwelling's NatHERS Certificate (accessible via link).

Accredited Assessors

For high quality NatHERS Certificates, always use an accredited or licenced assessor registered with an Assessor Accrediting Organisation (AAO). AAOs have strict quality assurance processes, and professional development requirements ensuring consistently high standards for assessments.

Non-accredited assessors (Raters) have no ongoing training requirements and are not quality assured.

Licensed assessors in the Australian Capital Territory (ACT) can produce assessments for regulatory purposes only, using endorsed software, as listed on the ACT licensing register.

Any queries about this report should be directed to the assessor. If the assessor is unable to address questions or concerns, contact the AAO specified on the front of this certificate.

**Disclaimer**

The NatHERS Certificate format is developed by the NatHERS Administrator. However, the content in certificates is entered by the assessor. It is the assessor's responsibility to use NatHERS accredited software correctly and follow the NatHERS Technical Note to produce a NatHERS Certificate.

The predicted annual energy use, cost and greenhouse gas emissions in this NatHERS Certificate are an estimate based on an assessment of the dwelling's design by the assessor. It is not a prediction of actual energy use, cost or emissions. The information and ratings may be used to compare how other dwellings are likely to perform when used in a similar way.

Information presented in this report relies on a range of standard assumptions (both embedded in NatHERS accredited software and made by the assessor who prepared this report), including assumptions about occupancy, behaviour, appliance performance, indoor air temperature and local climate.

Not all assumptions made by the assessor while using the NatHERS accredited software tool are presented in this report and further details or data files may be available from the assessor.