



Edenstone Homes has pledged to offer carbon zero homes across its developments by 2021 with its first “green” house now on sale in Aberthin.

The Magor-based homebuilder uses good design, new products and innovative construction methods to reduce the impact its homes have on the planet.

The company aims to lead the way in zero carbon construction and living and has built its very first eco-friendly house at its Llanfair Meadow development in Aberthin.

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One of the first new build zero carbon homes to be released for sale in Wales, the four-bedroom “Tewkesbury” home is designed to produce more energy than it will require over the year.

Martin Taylor, managing director of Edenstone Homes, explained: “When people think of a zero carbon home they tend to assume that it will have a much more contemporary design, but that doesn’t have to be the case. The zero carbon home we have built at Llanfair Meadow looks just like the other homes, but has the ‘hidden’ benefit of being kinder to the environment. It has a dual benefit in that while saving energy, it should also save on running costs.

“We are committed to sustainability and take our environmental responsibilities very seriously. Our vision is that by 2021 we will have carbon zero homes on every development we create.”

Edenstone has taken a “fabric first” approach when designing its prototype carbon zero home maximising the performance of the components and materials that make up the building fabric itself.

The zero carbon home includes 27 PV panels capable of producing 8.64kW of energy, with an innovative home battery system to store the electricity generated. Hot water and heating will be provided by an air source heat pump and there is even an electric car charger built in to the garage.

The property achieves an Energy Performance Certificate rating of 119, putting it in band A. The same home built to 2016 Welsh Building Regulations would achieve an EPC rating of 84 or band B.

Edenstone has calculated that someone buying the zero carbon home would pay £1,399 less on running costs compared with if they bought the same property built to current regulations.

Plot 17 at Llanfair Meadow	1995 Regulations	Current Regulations	Zero Carbon
Heating, domestic water, lighting and ventilation	£933	£560	-£881
Cooking and appliances	£839	£839	£839
Cost to run each household	£1,772	£1,399	-£42*

Priced at £535,000, the carbon zero Tewkesbury is one of the final few homes to be released at Llanfair Meadow.

The Tewkesbury features a lounge to the front, with combined kitchen, dining and family room spanning the width of the property. A practical utility and convenient cloakroom complete the ground floor. With the master and second bedroom each having an en-suite, just two bedrooms will be served by the main bathroom. The master also benefits from a dressing room.

Homes at Llanfair Meadow are perfectly positioned on the edge of Aberthin amid beautiful scenic surroundings, enabling homeowners to embrace modern village living at its very best.

The market town of Cowbridge is just over a mile away with good schools and a wider array of amenities. Cardiff and the magnificent beaches of the Glamorgan Heritage Coast are also within striking distance.

For more information, or to make an appointment with the sales team, call 07392 090258 or see <http://edenstonehomes.com/aberthin-cowbridge> for details.

\* Additional savings will be achieved through the use of battery storage, however there is currently no mechanism to calculate this within the EPC.