

Landlord Home Owner Gas Safety Record

This inspection is for gas safety purposes only to comply with the Gas Safety (Installation and Use) Regulations. Flues have been inspected and checked for satisfactory evacuation of products of combustion. A detailed internal inspection of the flue integrity, construction and the lining has NOT been carried out.



Registered business		Job address		Landlord/agent		Certificate information	
Gas safe ID 213229 Just Gas Ltd 366 Totnes Road Collaton St Mary Devon TQ4 7DG +44 1803 555577		58a Victoria Road Dartmouth Devon TQ6 9DZ		A & N Investments Ltd 6 Mount Boone Dartmouth Devon TQ6 9PB +44 01803 862125		Date 13/10/2025 Number 2461 Next inspection due 13/10/2026	

No	Location	Appliance type	Make/model	Flue type	Landlords appliance	Appliance insp?	Combustion analyser reading	Operating pressure or heat input	Safety device(s) correct operation
1	Bedroom	Combination Boiler	Worcester/Greenstar 28i junior .	RS	Yes	Yes	65, 9.7, .0001	26.4kw	Yes

No	Ventilation provision satisfactory	Visual condition of the flue & termination satisfactory	Flue performance checks	Appliance serviced	Appliance safe to use	Approved CO alarm fitted?	Is CO alarm in date?	Testing of CO alarm satisfactory
1	N/A	Yes	Pass	Yes	Yes	Yes	Yes	Yes

No	Defect(s) identified	Remedial action taken	Warning/Advice notice issued

Engineer information	Received by information	Comments
Engineer name: Jake Madelin Gas safe card ID: Signature:	Name: A & N Investments Ltd Received by: Customer Signature:	All checks satisfactory

Analyser readings	App 1	App 2	App 3	App 4
Working pressure (at meter)	18.9 mbar			
Working appliance pressure	17.7 mbar			
Co parts per million	65			
Percentage co2	9.7			
Percentage oxygen	3.9			
Co/Co2 ratio	.0007			
Gross flue gas temperature				
Gas rate (if applicable)	2.73m ³			