

Energy performance certificate (EPC)

Morgan House
Gilbert Drive
Wyberton Fen
BOSTON
PE21 7TQ

Energy rating

B

Valid until:

6 February 2031

Certificate number:

8759-4053-6755-5888-9264

Property type

B1 Offices and Workshop businesses

Total floor area

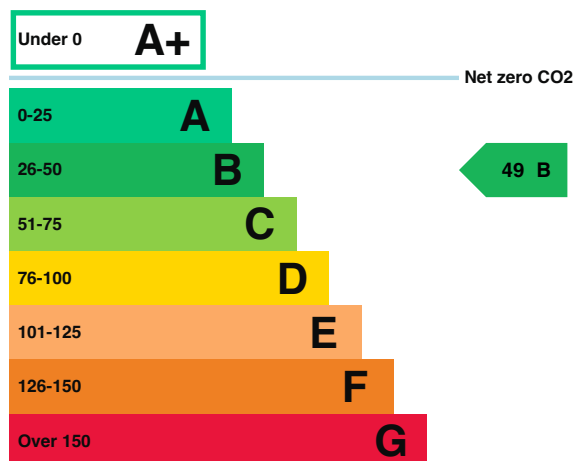
871 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is B.



Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.

How this property compares to others

Properties similar to this one could have ratings:

If newly built

26 B

If typical of the existing stock

78 D

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	34.35
Primary energy use (kWh/m ² per year)	203

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7694-4203-8843-5786-8578\)](/energy-certificate/7694-4203-8843-5786-8578).

Who to contact about this certificate

Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Martyn Green
Telephone	01476 591 546
Email	martyn.green@alexander-green.org.uk

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/015466
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Alexander Green Surveyors Ltd
Employer address	11 Chelmsford Drive, Grantham, Lincolnshire, NG31 8PF
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 January 2021
Date of certificate	7 February 2021