

# Energy performance certificate (EPC)

The Forge Wainfleet Road Freiston BOSTON PE22 0PF	Energy rating  <b>E</b>	Valid until: <b>27 October 2034</b>
		Certificate number: <b>5019-9303-2255-6384-3985</b>

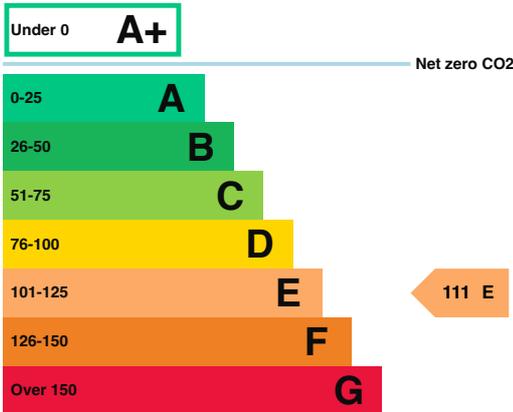
Property type	Offices and Workshop Businesses
Total floor area	329 square metres

## 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 E.



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	<b>22 A</b>
If typical of the existing stock	<b>88 D</b>

## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	19.72
Primary energy use (kWh/m <sup>2</sup> per year)	135

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6557-6608-5478-0995-9660\)](/energy-certificate/6557-6608-5478-0995-9660).

## 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	Leanne Wells
Telephone	07763 913515
Email	<a href="mailto:leanne@epcservicesonline.com">leanne@epcservicesonline.com</a>

### 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/018239
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	EPC Services
Employer address	Aldergrove, Dozens Bank, West Pinchbeck, Spalding, Lincolnshire, PE11 3NF
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 October 2024
Date of certificate	28 October 2024