

Energy performance certificate (EPC)

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| Unit 5, Vantage Court Riverside Way Barrowford Nelson BB9 6BP | Energy rating <h1 style="font-size: 2em; margin: 0;">B</h1> | Valid until: 5 December 2032 <hr/> Certificate number: 5235-6088-7432-7036-7974 |
|---|--|--|

Property type Offices and Workshop Businesses

Total floor area 206 square metres

Rules on letting this property

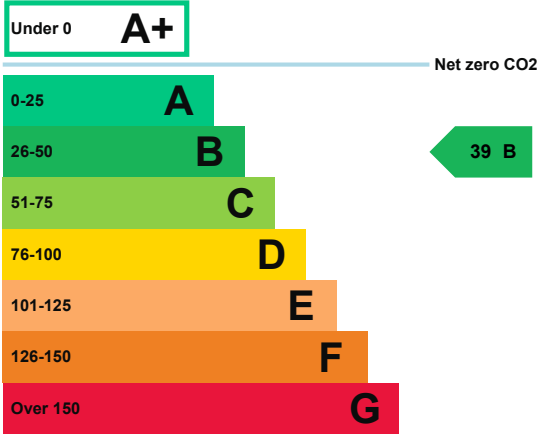
Properties can be let if they have an energy rating from A+ to E.

Energy efficiency rating for this property

This property's current energy rating is B.

Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.



How this property compares to others

Properties similar to this one could have ratings:

If newly built

9 A

If typical of the existing stock

36 B

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) | 12.61 |
| Primary energy use (kWh/m ² per year) | 136 |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2042-2739-2717-3442-5900\)](#).

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.

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|-----------------|--|
| Assessor's name | Neil Austin |
| Telephone | 01253486919 |
| Email | neil.austin@ener-services.co.uk |

Contacting the accreditation scheme

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

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|----------------------|--|
| Accreditation scheme | Elmhurst Energy Systems Ltd |
| Assessor's ID | EES/017379 |
| Telephone | 01455 883 250 |
| Email | enquiries@elmhurstenergy.co.uk |

About this assessment

| | |
|------------------------|---|
| Employer | Ener Services & Surveys Ltd |
| Employer address | Airey House Shepherd Road Lytham St Annes |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 2 December 2022 |
| Date of certificate | 6 December 2022 |
