

## Energy performance certificate (EPC)

Unit 7  
Norden Court  
Alan Ramsbottom Way  
GREAT HARWOOD  
BB6 7UR

Energy rating

**B**

Valid until: **29 April 2035**

Certificate number: **5073-6002-7432-5371-5009**

Property type

Storage or Distribution

Total floor area

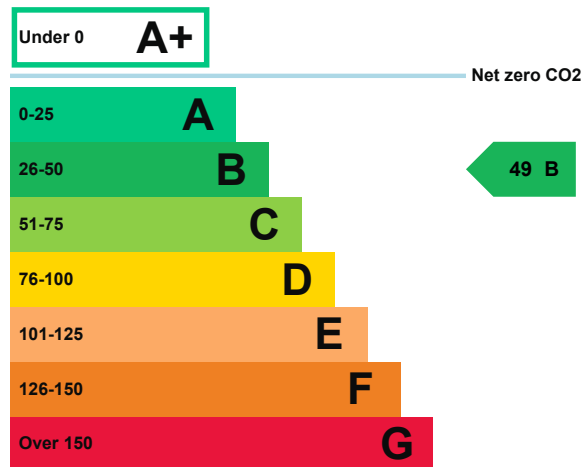
143 square metres

### 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

**21 A**

If typical of the existing stock

**84 D**

## Breakdown of this property's energy performance

|   |                                 |
|---|---------------------------------|
| Main heating fuel   | Grid Supplied Electricity       |
| Building environment  | Heating and Natural Ventilation |
| Assessment level  | 3                               |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 11.77                           |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 125                             |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5666-4611-2334-0236-5386\)](/energy-certificate/5666-4611-2334-0236-5386).

## 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 | Lionel Braceiner   |
| Telephone       | 07813139837  |
| Email           | <a href="mailto:lionel@bandheco.co.uk">lionel@bandheco.co.uk</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/019534   |
| Telephone            | 01455 883 250  |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |   |
|------------------------|---|
| Employer               | B & H Eco Ltd   |
| Employer address       | 14 Limefield Road, Salford, Manchester, M7 4LZ            |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 1 October 2024  |
| Date of certificate    | 30 April 2025   |