

# Energy performance certificate (EPC)

Seasons House  
Lakeside Business Village, St. Davids Park  
Ewloe  
DEESIDE  
CH5 3YE

Energy rating

C

Valid until: 16 May 2023

Certificate number: 0950-5909-0387-7470-6050

Property type

B1 Offices and Workshop businesses

Total floor area

1132 square metres

## Rules on letting this property

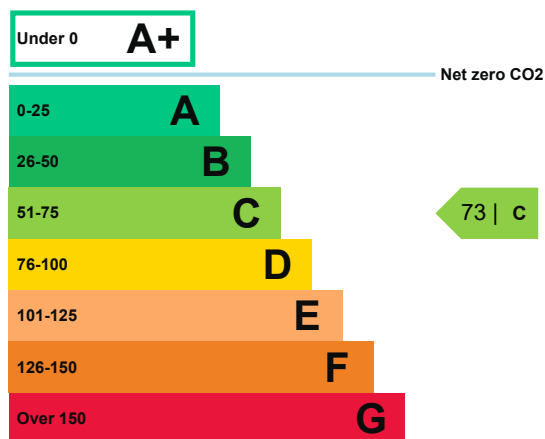
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

## Energy efficiency rating for this property

This property's current energy rating is C.



Properties are also given a score. The larger the number, the more carbon dioxide (CO<sub>2</sub>) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

32 | B

If typical of the existing stock

86 | D

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

## Breakdown of this property's energy performance

Main heating fuel

Natural Gas

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Building environment

Heating and Mechanical Ventilation

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Assessment level

3

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Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

32.15

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9575-4075-0078-0600-4991\)](/energy-certificate/9575-4075-0078-0600-4991).

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## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	Scott Lamont
Telephone	01244 681221
Email	<a href="mailto:scott@brymauestates.co.uk">scott@brymauestates.co.uk</a>

### Accreditation scheme contact details

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor ID	EES/008295
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### Assessment details

Employer	C6 Energy Performance Consultants
Employer address	Red Hill House, Hope Street, Saltney, Chester, CH4 8BU
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 May 2013
Date of certificate	17 May 2013

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