

Energy performance certificate (EPC)

Unit 3b
Nine Trees Trading Estate
Morthen Road
Thurcroft
ROTHERHAM
S66 9JG

Energy rating

C

Valid until: 20 March 2035

Certificate number: 7233-5746-9038-4651-7554

Property type General Industrial and Special Industrial Groups

Total floor area 321 square metres

Rules on letting this property

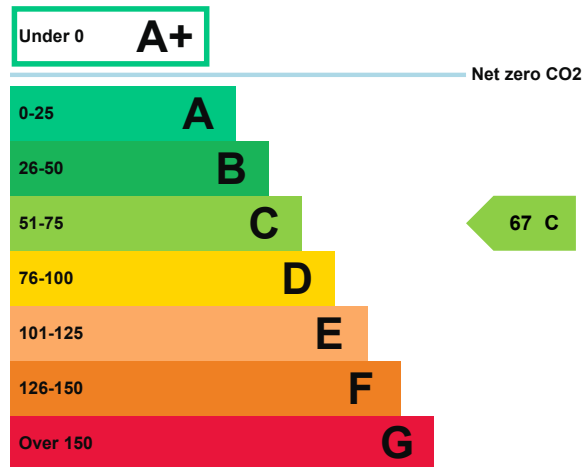
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is C.

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	22 A
If typical of the existing stock	87 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 (kgCO2/m2 per year)	10.31
Primary energy use (kWh/m2 per year)	110

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3133-4692-0337-0271-6371\)](/energy-certificate/3133-4692-0337-0271-6371).

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	Thomas Nelson
Telephone	03304005302
Email	t.nelson@nrgfocus.co.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/021155
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	NRG Focus Ltd
Employer address	Unit 31 Century Business Centre Manvers Way Wath-Upon-Dearne S63 5DA
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 March 2025
Date of certificate	21 March 2025
