

Energy performance certificate (EPC)

115-123 Alexandra Road
St Austell
PL25 4QL

Energy rating

F

Valid until:

11 December 2032

Certificate
number:

5338-9370-4058-7368-
5404

Property type

General Assembly and Leisure, Night Clubs, and
Theatres

Total floor area

1,475 square metres

Rules on letting this property



You may not be able to let this property.

This property has an energy rating of F. 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.

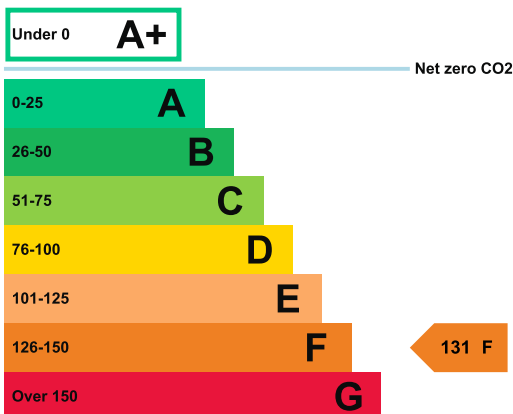
Properties can be let if they have an energy rating from A+ to E. The [recommendation report](#) sets out changes you can make to improve the property's rating.

Energy rating and score

Properties get a rating from A+ (best) to G (worst) and a score.

This property's energy rating is F.

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

16 A

If typical of the existing stock

65 C

Breakdown of this property's energy performance

Main heating fuel	Oil
Building environment	Heating and Mechanical Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	71.58
Primary energy use (kWh/m ² per year)	488

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0380-8494-6040-9456-2201\)](/energy-certificate/0380-8494-6040-9456-2201).

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	Andrew Nunn
Telephone	01872870800 📞
Email	aadnunn@btinternet.com

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/012361
Telephone	01455 883 250 📞
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	aadnunn energy assessors
Employer address	1 Belle Vue Terrace Perranwell Station Truro TR3 7LE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	6 December 2022
Date of certificate	12 December 2022
