

Energy performance certificate (EPC)

8 Wind Street NEATH SA11 3EG	Energy rating <h1 style="font-size: 2em; margin: 0;">D</h1>	Valid until: 21 September 2031 <hr/> Certificate number: 9667-6404-2686-8692-0749
------------------------------------	--	--

Property type B1 Offices and Workshop businesses

Total floor area 526 square metres

Rules on letting this property

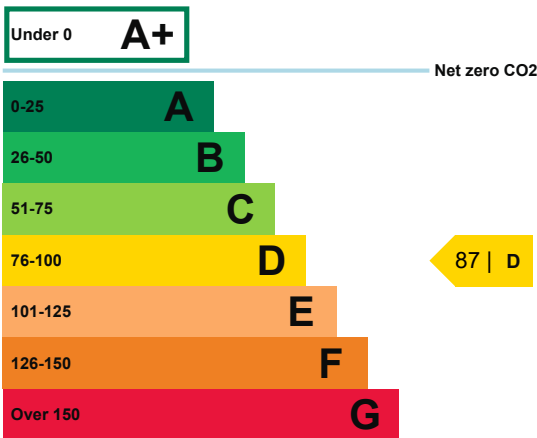
Properties can be let if they have an energy rating from A+ to E.

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 D.



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 26 | B

If typical of the existing stock 85 | 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

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

56.84

Primary energy use (kWh/m² per year)

330

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3882-4784-4456-5241-7004\)](/energy-certificate/3882-4784-4456-5241-7004).

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	Gerald Israel
Telephone	01443-206062
Email	gerald.israel@yahoo.co.uk

Accreditation scheme contact details

Accreditation scheme	CIBSE Certification Limited
Assessor ID	LCEA020320
Telephone	020 8772 3649
Email	epc@cibsecertification.org

Assessment details

Employer	GAI Associates Limited
Employer address	7 Coed-y-Broch, Church Village, Pontypridd, CF38 1BQ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 August 2021
Date of certificate	22 September 2021
