

Energy performance certificate (EPC)

Parkway Four
Parkway Business Centre
Princess Road
MANCHESTER
M14 7HR

Energy rating

B

Valid until: **7 August 2032**

Certificate number: **0598-8909-6154-6180-7257**

Property type

Offices and Workshop Businesses

Total floor area

2976 square metres

Rules on letting this property

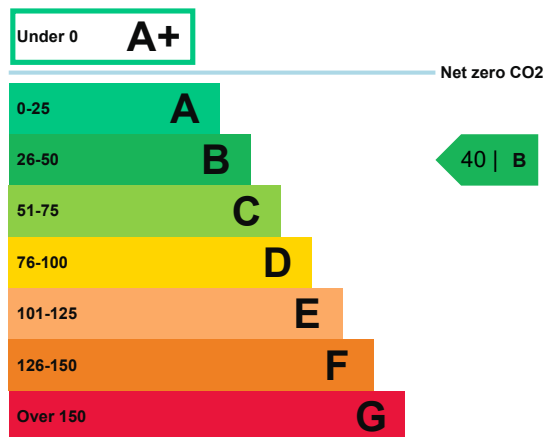
Properties can be let if they have an energy rating from A+ to E.

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 B.



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

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

20 | A

If typical of the existing stock

80 | D

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	James Spinks
Telephone	02073077500
Email	j.spinks@fhpecc.com

Accreditation scheme contact details

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor ID	EES/012277
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

Assessment details

Employer	FHPECC
Employer address	7th Floor Cornerblock 2 Cornwall Street
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	15 July 2022
Date of certificate	8 August 2022
