

# Energy performance certificate (EPC)

Anchor Court Keen Road Cardiff CF24 5JW	Energy rating <h1>C</h1>	Valid until: <b>10 November 2031</b> Certificate number: <b>8281-5449-4060-8455-4178</b>
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Property type: B1 Offices and Workshop businesses

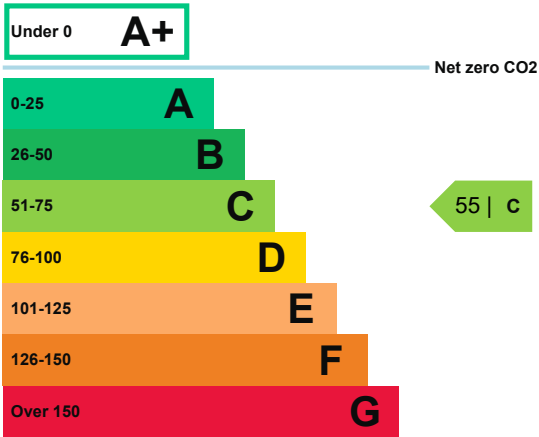
Total floor area: 3837 square metres

## Rules on letting this property

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

## 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 (CO2) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built: 21 | A

If typical of the existing stock: 71 | C

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	Air Conditioning
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Assessment level	4
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Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	35.62
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Primary energy use (kWh/m <sup>2</sup> per year)	210
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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8284-0780-2545-1376-9396\)](#).

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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	Maurice Carter
Telephone	07900123494
Email	<a href="mailto:epcdirect123@gmail.com">epcdirect123@gmail.com</a>

### Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO002235
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### Assessment details

Employer	EPC 4 South Wales
Employer address	23 Slade Close, Sully, Vale of Glamorgan, Wales, CF64 5UU
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	19 October 2021
Date of certificate	11 November 2021

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