

# Energy performance certificate (EPC)

Ground Floor Office 8 Green Meadow Springs Business Park Village Way Cardiff CF15 7AB	Energy rating  <b>B</b>	Valid until:	<b>21 April 2035</b>
		Certificate number:	<b>5588-9313-5242-1259-9129</b>
Property type		Offices and Workshop Businesses	
Total floor area		144 square metres	

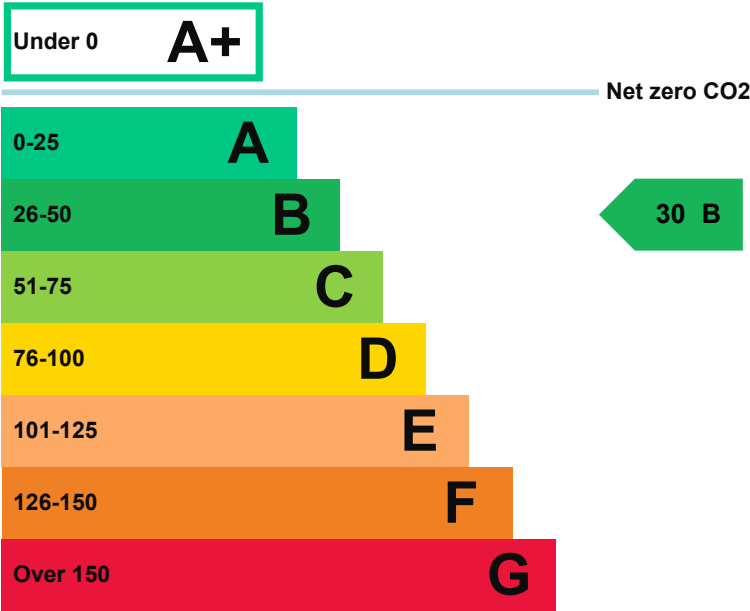
## Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

## Energy rating and score

This property's energy rating is B.



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

20 A

If typical of the existing stock

92 D

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	7.63
Primary energy use (kWh/m <sup>2</sup> per year)	83

► [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3266-4053-7030-3239-2716\)](#).

## 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	Maurice Carter
Telephone	07900 123494
Email	<a href="mailto:epcdirect123@gmail.com">epcdirect123@gmail.com</a>

### 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/010018
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	EPC 4 South Wales
Employer address	23 Slade Close, Sully, Vale of Glamorgan, Penarth

Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	22 April 2025
Date of certificate	22 April 2025

## Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at [mhclg.digital-services@communities.gov.uk](mailto:mhclg.digital-services@communities.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5) [Service performance \(/service-performance\)](#)

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