

Energy performance certificate (EPC)

FIRST FLOOR
Unit A
Fountain Court
Fountain Lane, St Mellons
CARDIFF
CF3 0FB

Energy rating

B

Valid until: **29 July 2029**

Certificate number: **0391-9130-6830-9600-6113**

Property type **B1 Offices and Workshop businesses**

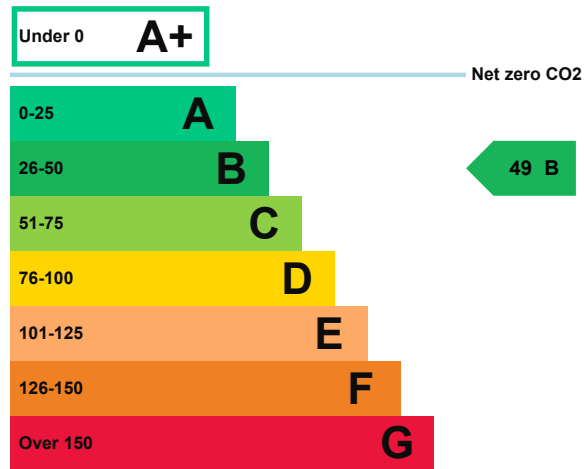
Total floor area **472 square metres**

Rules on letting this property

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

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	25 A
If typical of the existing stock	82 D

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO2/m2 per year)	45.25
Primary energy use (kWh/m2 per year)	268

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0930-6963-0461-0981-1014\)](#).

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	Peter Philipson
Telephone	01600750561
Email	plp@cedaruk.org.uk

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Sterling Accreditation Ltd
Assessor's ID	STER500203
Telephone	0161 727 4303
Email	info@sterlingaccreditation.com

About this assessment

Employer	Cedar Professional Services (UK) Ltd
Employer address	Crocadwr, Welsh Newton, Monmouth, NP25 5RY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 July 2019
Date of certificate	30 July 2019