

Energy performance certificate (EPC)

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| The Riverside 49 Furnival Road SHEFFIELD S4 7YA | Energy rating B | Valid until: 1 February 2034 |
| | | Certificate number: 4790-0575-8403-2319-3580 |

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|------------------|-------------------------|
| Property type | Storage or Distribution |
| Total floor area | 819 square metres |

Rules on letting this property

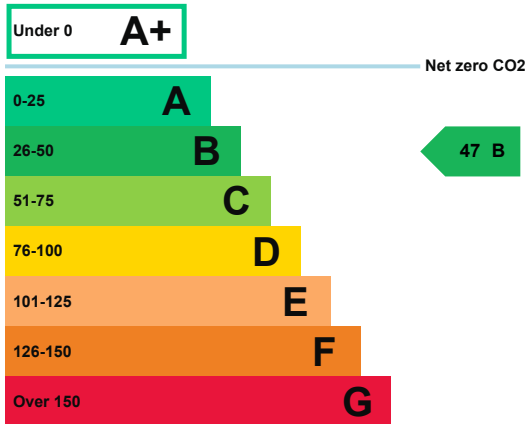
Properties can be let if they have an energy rating from A+ to E.

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:

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|----------------------------------|-------------|
| If newly built | 14 A |
| If typical of the existing stock | 57 C |

Breakdown of this property's energy performance

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|---|---------------|
| Main heating fuel | Other |
| Building environment | Unconditioned |
| Assessment level | 3 |
| Building emission rate (kgCO ₂ /m ² per year) | 3.61 |
| Primary energy use (kWh/m ² per year) | 39 |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1925-4347-4100-1134-1709\)](#).

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.

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|-----------------|--|
| Assessor's name | Toby Milner |
| Telephone | 07958956746 |
| Email | toby@tmenergysurveying.co.uk |

Contacting the accreditation scheme

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

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|----------------------|--|
| Accreditation scheme | Elmhurst Energy Systems Ltd |
| Assessor's ID | EES/028121 |
| Telephone | 01455 883 250 |
| Email | enquiries@elmhurstenergy.co.uk |

About this assessment

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|------------------------|--|
| Employer | Mansard Energy Ltd |
| Employer address | 1 Corner Farm Close, Sutton Cum Lound, Retfrod, Nottinghamshire, DN22 8PJ |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 1 February 2024 |
| Date of certificate | 2 February 2024 |