

Energy performance certificate (EPC)

Nelson House Nelson Square BOLTON BL1 1JT	Energy rating E	Valid until: 21 March 2032 <hr/> Certificate number: 4794-5312-0754-5667-5628
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Property type **B1 Offices and Workshop businesses**

Total floor area **835 square metres**

Rules on letting this property

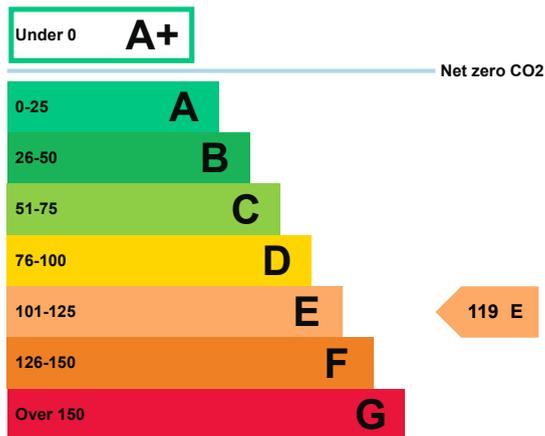
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is E.

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

30 B

If typical of the existing stock

89 D

Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

52.98

Primary energy use (kWh/m² per year)

309

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5110-0971-0234-1244-3048\)](#).

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	Phil Smith
Telephone	01924669940
Email	psmith@compliance365.co.uk

Contacting the accreditation scheme

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

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO036954
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Compliance365
Employer address	Unit 6 Marniner Court Wakefield WF4 3FL
Assessor's declaration	The assessor is a relative of the property owner.
Date of assessment	22 February 2022
Date of certificate	22 March 2022
