

# Energy performance certificate (EPC)

Unit 1 Wash Farm Queen Street SIBLE HEDINGHAM CO9 3RH	Energy rating <b>B</b>	Valid until: <b>7 November 2034</b>
		Certificate number: <b>8165-0219-5991-1272-0049</b>

Property type	Retail/Financial and Professional Services
Total floor area	140 square metres

## Rules on letting this property

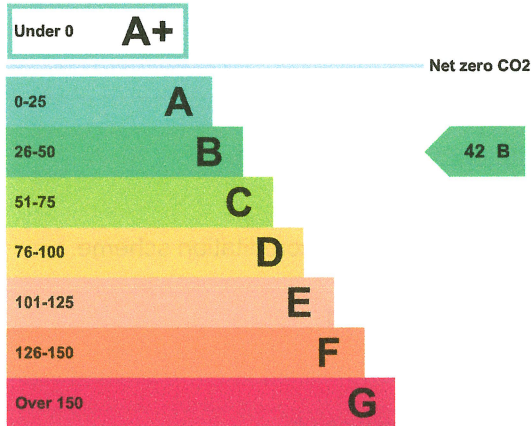
Properties can be let if they have an energy rating from A+ to E.

## 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	<b>0 A</b>
If typical of the existing stock	<b>52 C</b>

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	10.54
Primary energy use (kWh/m2 per year)	112

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1269-3145-2852-8830-1672\)](#).

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## 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	Michael Robeson
Telephone	01473 829672
Email	<a href="mailto:robsonm@energy-evaluations.co.uk">robsonm@energy-evaluations.co.uk</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/008329
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Energy Evaluations & Solutions Ltd
Employer address	Hadleigh Business Centre, Crockatt Road, Hadleigh, Ipswich, IP7 6RH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	30 October 2024
Date of certificate	8 November 2024

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# Energy performance certificate (EPC)

Unit 2 & 3 Wash Farm Queen Street SIBLE HEDINGHAM CO9 3RH	Energy rating	Valid until: 7 November 2034
	<b>B</b>	Certificate number: 9371-0458-6702-2413-6845

Property type: General Assembly and Leisure, Night Clubs, and Theatres

Total floor area: 405 square metres

## Rules on letting this property

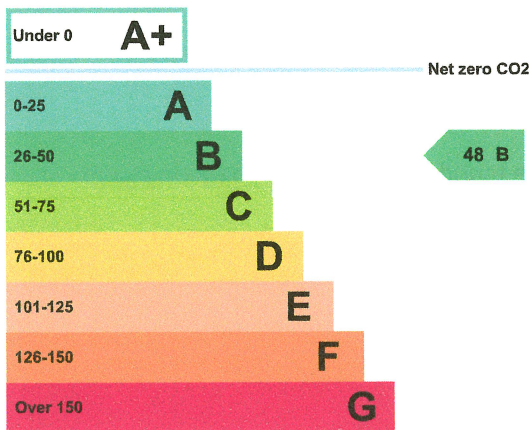
Properties can be let if they have an energy rating from A+ to E.

## 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

11 A

If typical of the existing stock

43 B

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## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	42.25
Primary energy use (kWh/m <sup>2</sup> per year)	438

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8591-5806-9502-2069-8111\)](#).

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## 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	Michael Robeson
Telephone	01473 829672
Email	<a href="mailto:robesonm@energy-evaluations.co.uk">robesonm@energy-evaluations.co.uk</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/008329
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Energy Evaluations & Solutions Ltd
Employer address	Hadleigh Business Centre, Crockatt Road, Hadleigh, Ipswich, IP7 6RH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	30 October 2024
Date of certificate	8 November 2024

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# Energy performance certificate (EPC)

Unit 6 Wash Farm Queen Street SIBLE HEDINGHAM CO9 3RH	Energy rating <b>D</b>	Valid until: <b>7 November 2034</b>
		Certificate number: <b>7391-5387-8609-2168-7102</b>

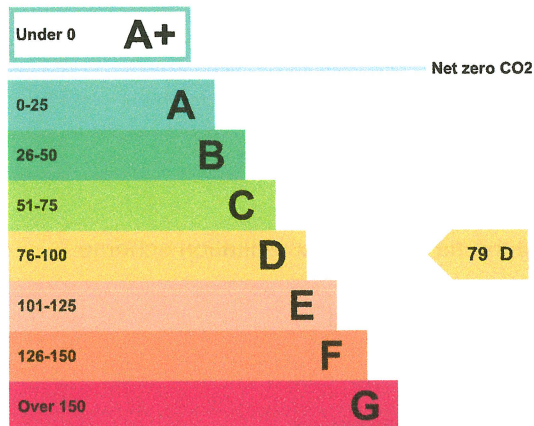
Property type	Offices and Workshop Businesses
Total floor area	86 square metres

## 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 D.



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	<b>0 A</b>
If typical of the existing stock	<b>79 D</b>



## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	8.84
Primary energy use (kWh/m <sup>2</sup> per year)	94

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0691-1062-0703-6184-1487\)](/energy-certificate/0691-1062-0703-6184-1487).

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## 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	Michael Robeson
Telephone	01473 829672
Email	<a href="mailto:robesonm@energy-evaluations.co.uk">robesonm@energy-evaluations.co.uk</a>

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