

Energy performance certificate (EPC)

85-89 Colmore Row
BIRMINGHAM
B3 2BB

Energy rating

D

Valid until:

13 June 2032

Certificate number:

7601-9688-5347-1427-3259

Property type	B1 Offices and Workshop businesses
Total floor area	2,590 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.

The figure shows a horizontal bar chart representing the energy rating scale. The scale ranges from A+ (Under 0) to G (Over 150). A vertical line marks the 'Net zero CO2' point. The property's rating of 91 D is highlighted with a yellow arrow pointing to the D band (76-100).

Rating	Score Range
A+	Under 0
A	0-25
B	26-50
C	51-75
D	76-100
E	101-125
F	126-150
G	Over 150

<https://find-energy-certificate.service.gov.uk/energy-certificate/7601-9688-5347-1427-3259?print=true>

1/3

How this property compares to others

Properties similar to this one could have ratings:

If newly built	37 B
If typical of the existing stock	98 D

Breakdown of this property’s energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO2/m2 per year)	49.96
Primary energy use (kWh/m2 per year)	290

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2892-5080-1422-1492-9991\)](#).

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	Paul Graham Miller
Telephone	0131 225 7117
Email	paul.miller@kjtait.com

Contacting the accreditation scheme

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

Accreditation scheme	CIBSE Certification Limited
Assessor's ID	LCEA196235
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	KJ Tait Engineers
Employer address	4 Rothesay Place, Edinburgh, EH3 7SL
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	1 June 2022
Date of certificate	14 June 2022