

## Energy performance certificate (EPC)

81 Fountain Street  
MANCHESTER  
M2 2EE

Energy rating

**B**

Valid until:

**16 March 2027**

Certificate number:

**0690-0133-0909-1797-1002**

Property type

**B1 Offices and Workshop businesses**

Total floor area

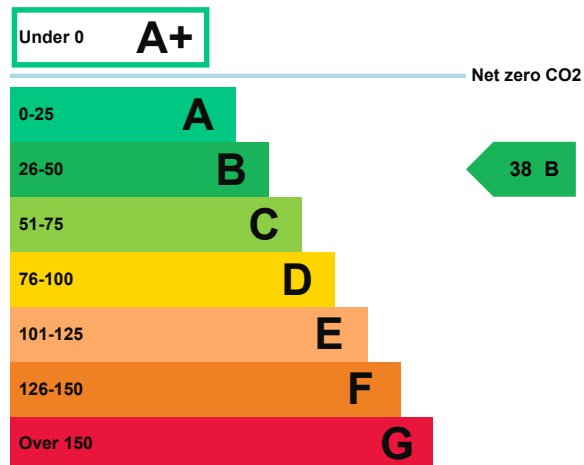
**4,069 square metres**

### 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

**35 B**

If typical of the existing stock

**93 D**

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	18.84
Primary energy use (kWh/m <sup>2</sup> per year)	152

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0191-9170-0740-6900-9303\)](/energy-certificate/0191-9170-0740-6900-9303).

## 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	Maged Hanna
Telephone	0207 645 2000
Email	<a href="mailto:maged.hanna@aecon.com">maged.hanna@aecon.com</a>

### 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	LCEA900109
Telephone	020 8772 3649
Email	<a href="mailto:epc@cibsecertification.org">epc@cibsecertification.org</a>

### About this assessment

Employer	Hatton Garden Energy Modelling LTD
Employer address	10 Moreton Close, London
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 March 2017
Date of certificate	17 March 2017