

# Energy performance certificate (EPC)

Post Office  
Ivanhoe, The Street  
Grundisburgh  
WOODBRIDGE  
IP13 6TD

Energy rating

**C**

Valid until: **9 April 2027**

Certificate number: **0070-0033-1819-7494-2002**

Property type

A1/A2 Retail and Financial/Professional services

Total floor area

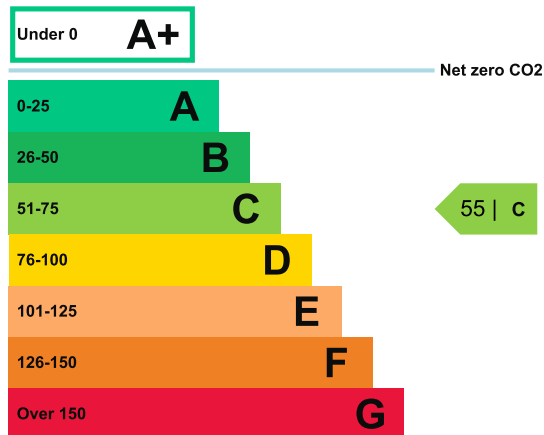
60 square metres

## Rules on letting this property

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

## Energy efficiency rating for this property

This property's current energy rating is C.



Properties are also given a score. The larger the number, the more carbon dioxide (CO<sub>2</sub>) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

21 | A

If typical of the existing stock

61 | C

Properties are given a rating from A+ (most efficient) to G (least efficient).

## Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

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Building environment

Heating and Natural Ventilation

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Assessment level

3

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Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

92.16

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Primary energy use (kWh/m<sup>2</sup> per year)

545

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0297-9041-1440-0800-7303\)](/energy-certificate/0297-9041-1440-0800-7303).

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## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	M H Simpson
Telephone	(0)7770 580 902
Email	<a href="mailto:mike@epcmarketing.co.uk">mike@epcmarketing.co.uk</a>

### Accreditation scheme contact details

Accreditation scheme	Quidos Limited
Assessor ID	QUID201186
Telephone	01225 667 570
Email	<a href="mailto:info@quidos.co.uk">info@quidos.co.uk</a>

### Assessment details

Employer	EPC Marketing Ltd
Employer address	Dolphin Cottage, 36 B Bredfield St., Woodbridge IP12 4NH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 April 2017
Date of certificate	10 April 2017

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