

Energy performance certificate (EPC)

5a Burrell Way THETFORD IP24 3QS	Energy rating A	Valid until:	22 December 2032
		Certificate number:	2871-9771-7111-6780-5889
Property type		Storage or Distribution	
Total floor area		1,670 square metres	

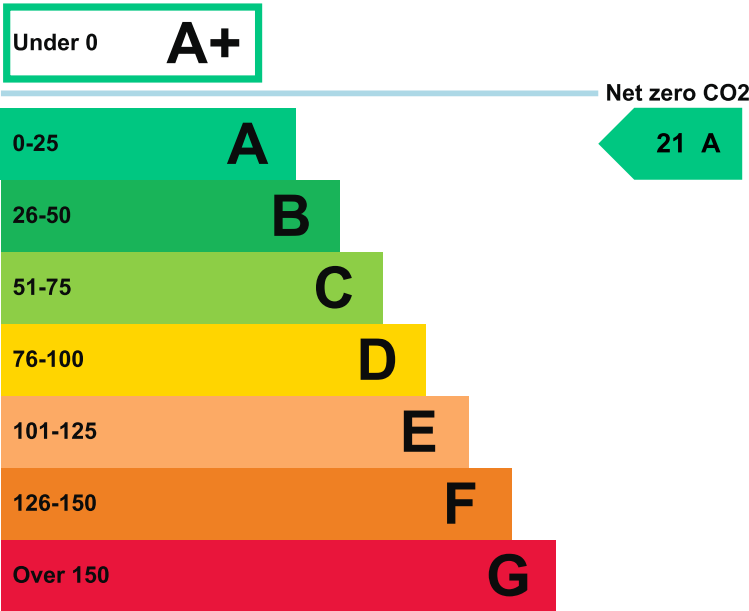
Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Energy rating and score

This property's energy rating is A.



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	13 A
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Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO ₂ /m ² per year)	1.83
Primary energy use (kWh/m ² per year)	20

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1194-8929-5526-0117-8663\)](#).

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	Doug Whiffen
Telephone	02476233144
Email	doug.whiffen@wensleylawz.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	LCEA151063
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Wensley & Lawz Ltd
Employer address	116 Walsgrave Road, Coventry, CV2 4ED
Assessor's declaration	The assessor is not related to the owner of the property.

Date of assessment

24 October 2022

Date of certificate

23 December 2022

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

Certificate number

[0790-0330-2502-5706-2002 \(/energy-certificate/0790-0330-2502-5706-2002\)](#)

Valid until

11 June 2030

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5) [Service performance \(/service-performance\)](#)

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