

# Energy performance certificate (EPC)

60 CARDIFF ROAD  
CAERPHILLY  
CF83 1JQ

Energy rating

C

Valid until: 21 December 2030

Certificate number: 8493-1266-1613-4524-5931

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	49 square metres

## Rules on letting this property

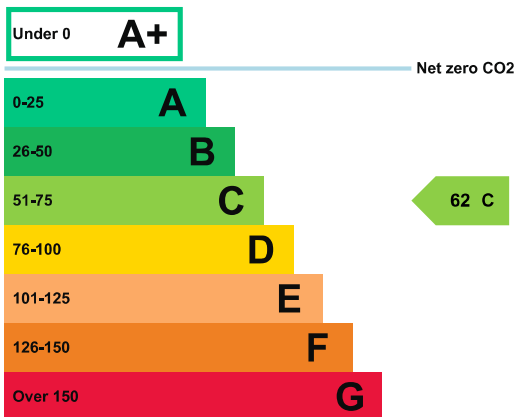
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's energy rating is C.

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

31 B

If typical of the existing stock

103 E

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## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	46.17
Primary energy use (kWh/m <sup>2</sup> per year)	273

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7231-2138-5056-7738-2397\)](/energy-certificate/7231-2138-5056-7738-2397).

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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	T Davis
Telephone	07766737280
Email	<a href="mailto:tim@cotswold-energy.co.uk">tim@cotswold-energy.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/013393
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Cotswold Energy Consultants Ltd
Employer address	Magnolias Buckstone Close Mile End GL16 7QG
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 December 2020
Date of certificate	22 December 2020

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