

# Energy performance certificate (EPC)

City Tower Piccadilly Plaza MANCHESTER M1 4BT	Energy rating <div>C</div>	Valid until: 5 March 2024 <div></div> Certificate number: 9500-3062-0345-0100-0391
--	-------------------------------	--

Property type

B1 Offices and Workshop businesses

Total floor area

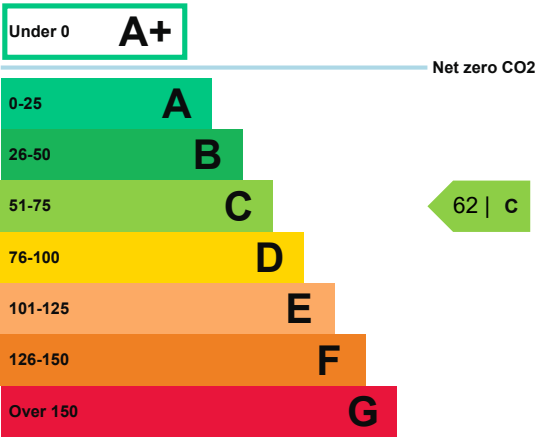
27682 square metres

## 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 (CO2) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

27 | B

If typical of the existing stock

71 | 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
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO2/m2 per year)	34.07

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0050-0144-0359-0692-3002\)](#).

## 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	Jeremy Holgate
Telephone	
Email	<a href="mailto:jeremy@indigozoo.com">jeremy@indigozoo.com</a>

### Accreditation scheme contact details

Accreditation scheme	Sterling Accreditation Ltd
Assessor ID	STER000366
Telephone	0161 727 4303
Email	<a href="mailto:info@sterlingaccreditation.com">info@sterlingaccreditation.com</a>

### Assessment details

Employer	indigoZoo Limited
Employer address	The White Studio, 2 Smallbridge Cottages, Smallbridge Road, Horsmonden, Kent, TN12 8EP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 February 2014
Date of certificate	6 March 2014

---