

Energy performance certificate (EPC)

UNIT 1
SOUTH PRESTON OFFICE VILLAGE
CUERDEN WAY
BAMBER BRIDGE
PR5 6BL

Energy rating

C

Valid until: 2 March 2031

Certificate number: 6533-4754-7946-4826-3614

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	179 square metres

Rules on letting this property

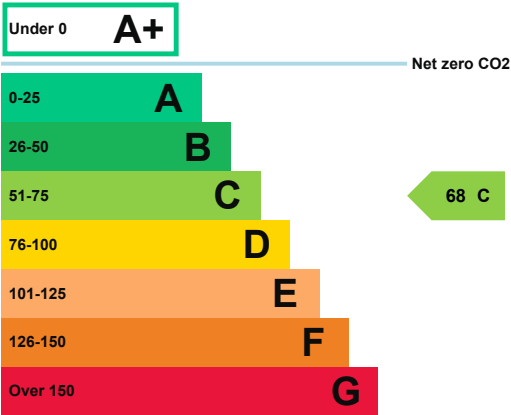
Properties can be let if they have an energy rating from A+ to E.

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	23 A
If typical of the existing stock	67 C

Breakdown of this property’s energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO2/m2 per year)	69.24
Primary energy use (kWh/m2 per year)	405

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8804-2594-6733-7606-5066\)](#).

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	John Maddock
Telephone	01772696745
Email	john@e-missionltd.co.uk

Contacting the accreditation scheme

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

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO001673
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	e-mission GB Ltd
Employer address	22 The Ferns Walton Park Preston
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	22 February 2021
Date of certificate	3 March 2021