

Energy performance certificate (EPC)

UNIT A CONFEDERATION BUSINESS PARK LOWFIELDS AVENUE HOLBECK LEEDS LS12 6HH	Energy rating D	Valid until: 1 February 2031
		Certificate number: 5645-7513-5660-7536-0744

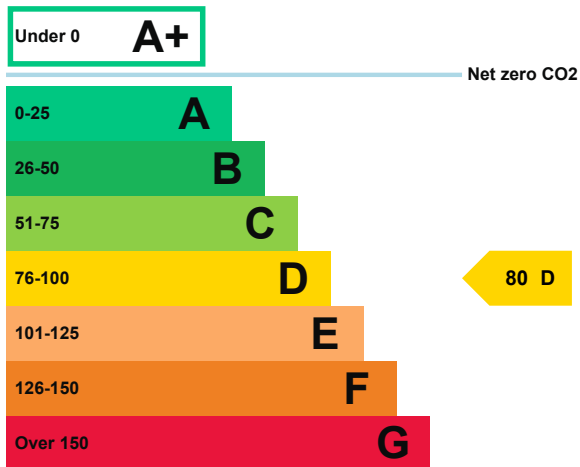
Property type	B1 Offices and Workshop businesses
Total floor area	947 square metres

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 D.



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

25 A

If typical of the existing stock

73 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 (kgCO ₂ /m ² per year)	81.47
Primary energy use (kWh/m ² per year)	465

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0741-4883-5703-3633-5136\)](https://energy-certificate/0741-4883-5703-3633-5136).

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	James McCutcheon
Telephone	01412082036
Email	jmccutcheon@cadssurveyservices.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	STRO035214
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	arbnco-M&G Real Estate
Employer address	Inovo Building 121 George Street Glasgow
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 December 2020
Date of certificate	2 February 2021