

Energy performance certificate (EPC)

Unit 310
Wharfedale Road
WINNERSH
RG41 5TP

Energy rating

C

Valid until: **29 August 2033**

Certificate number: **9789-3544-9979-7175-2714**

Property type Offices and Workshop Businesses

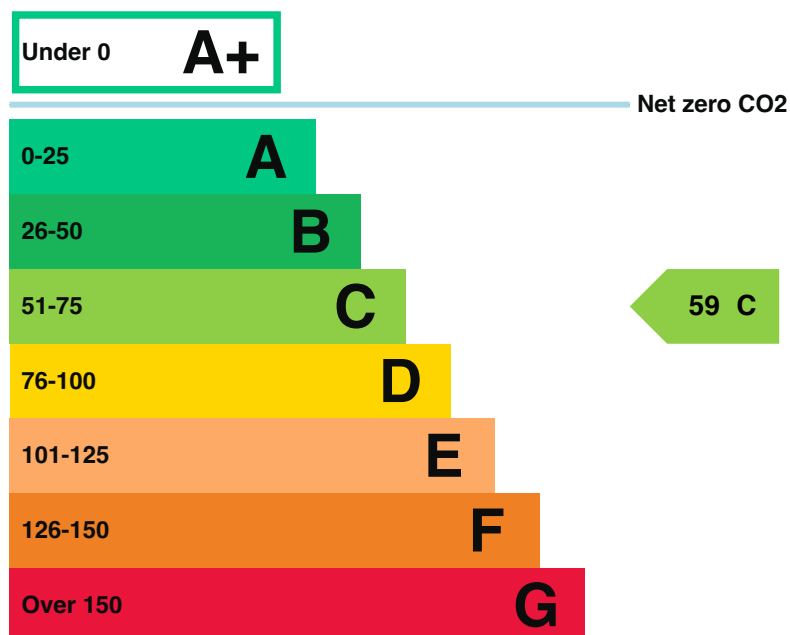
Total floor area 4,738 square metres

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	12 A
If typical of the existing stock	47 B

Breakdown of this property’s energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	4
Building emission rate (kgCO2/m2 per year)	15.73
Primary energy use (kWh/m2 per year)	124

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4606-3140-9317-7538-0554\)](/energy-certificate/4606-3140-9317-7538-0554).

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	Richard Goldsmith
Telephone	01372 745 770
Email	richard@bwspartnership.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/016785
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	www.bwspartnership.co.uk
Employer address	Reaver House, Suite 111, 12 East Street, Epsom, KT17 1HX
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	22 August 2023
Date of certificate	30 August 2023