Energy performance certificate (EPC)

UNIT 1 258, Brook Street BIRKENHEAD CH41 3PH	**Energy rating** **E**	**Valid until:** **23 July 2034** **Certificate number:** **8802-2649-1670-0982-6393**

Property type	General Industrial and Special Industrial Groups
Total floor area	1,212 square metres

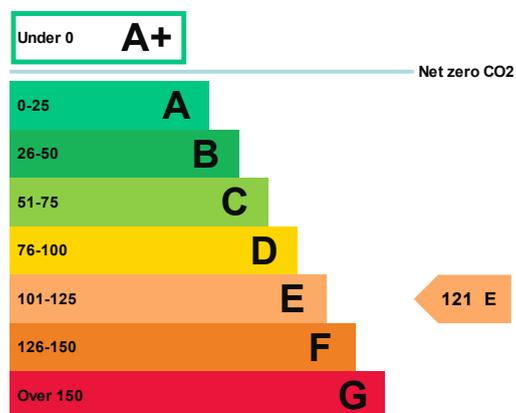## Rules on letting this property

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

Energy rating and score

This property's energy rating is E.

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.

Under 0 **A+**	
Net zero CO2	
0-25 **A**	
26-50 **B**	
51-75 **C**	
76-100 **D**	
101-125 **E**	121 E
126-150 **F**	
Over 150 **G**	

How this property compares to others

Properties similar to this one could have ratings:

If newly built

14 A

If typical of the existing stock

56 C

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO2/m2 per year)	21.32
Primary energy use (kWh/m2 per year)	200

Recommendation report

Guidance on improving the energy performance of this property can be found in the
recommendation report (/energy-certificate/0949-4818-1593-3381-1975).

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	Terence Martin
Telephone	0151 343 0432
Email	t.martin@terencemartin.net

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/028118
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Terence L MartinLtd
Employer address	Fair-Lee
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	15 July 2024
Date of certificate	24 July 2024