

# Energy performance certificate (EPC)

Unit 63  
Riverside Estate  
Sir Thomas Longley Road  
Medway City Estate  
ROCHESTER  
ME2 4BH

Energy rating

C

Valid until:

19 February 2034

Certificate number:

8475-7014-1126-2520-8760

|                  |                                 |
|------------------|---------------------------------|
| Property type    | Offices and Workshop Businesses |
| Total floor area | 205 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.

The figure shows a horizontal bar chart representing the energy rating scale. The scale consists of seven colored bars, each representing a rating from A+ to G. The bars are arranged in a descending staircase pattern from left to right. The ratings and their corresponding score ranges are: A+ (Under 0), A (0-25), B (26-50), C (51-75), D (76-100), E (101-125), F (126-150), and G (Over 150). A green arrow points to the C rating bar, which is labeled with the score 69. A blue line at the top of the chart is labeled 'Net zero CO2'.

| Rating | Score Range |
|--------|-------------|
| A+     | Under 0     |
| A      | 0-25        |
| B      | 26-50       |
| C      | 51-75       |
| D      | 76-100      |
| E      | 101-125     |
| F      | 126-150     |
| G      | Over 150    |

<https://find-energy-certificate.service.gov.uk/energy-certificate/8475-7014-1126-2520-8760?print=true>

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### How this property compares to others

Properties similar to this one could have ratings:

|                                  |      |
|----------------------------------|------|
| If newly built                   | 20 A |
| If typical of the existing stock | 81 D |

### 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) | 19.02                           |
| Primary energy use (kWh/m2 per year)       | 133                             |

### Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6572-6421-8718-8355-0476\)](#).

## 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 | Martyn Bloomfield  |
| Telephone       | 01795479579  |
| Email           | <a href="mailto:surveyorsandvaluers@ymail.com">surveyorsandvaluers@ymail.com</a> |

### Contacting the accreditation scheme

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

|                      |  |
|----------------------|--|
| Accreditation scheme | Sterling Accreditation Ltd   |
| Assessor's ID        | STER500171   |
| Telephone            | 0161 727 4303  |
| Email                | <a href="mailto:info@sterlingaccreditation.com">info@sterlingaccreditation.com</a> |

### About this assessment

|                        |   |
|------------------------|---|
| Employer               | Surveyors & Valuers Limited   |
| Employer address       | Top Floor Sears Business Centre, 3-9 Station Street,<br>Sittingbourne, Kent, ME10 3DU |
| Assessor's declaration | The assessor is not related to the owner of the property.                             |
| Date of assessment     | 30 January 2023   |
| Date of certificate    | 20 February 2024  |