

Energy performance certificate (EPC)

2 Yarborough Court
Front Street
ULCEBY
DN39 6RZ

Energy rating

D

Valid until: **25 September 2032**

Certificate number: **5891-1490-5225-1468-4468**

Property type: **Offices and Workshop Businesses**

Total floor area: **69 square metres**

Rules on letting this property

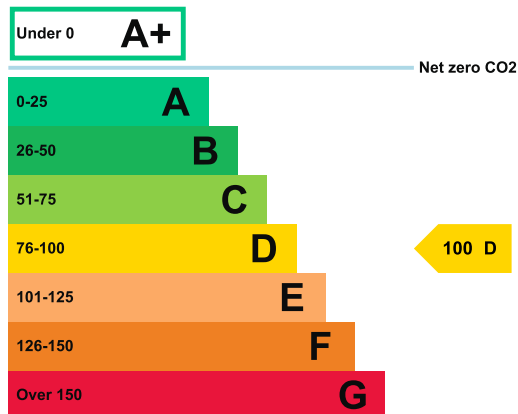
Properties can be let if they have an energy rating from A+ to E.

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

19 A

If typical of the existing stock

76 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 (kgCO ₂ /m ² per year)	51.65
Primary energy use (kWh/m ² per year)	328

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2173-1209-6100-0868-5630\)](/energy-certificate/2173-1209-6100-0868-5630).

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	Ben Smithson
Telephone	07533 205653
Email	bensmithson@hotmail.com

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/017424
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	BCS Consulting
Employer address	14 Newlaithes Road, Horsforth, Leeds, LS18 4LG
Assessor's declaration	The assessor is a relative of the property owner.
Date of assessment	13 September 2022
Date of certificate	26 September 2022
