

# Energy performance certificate (EPC)

Crayke House Birch Way EASINGWOLD YO61 3FB	Energy rating <b>C</b>	Valid until: <b>26 August 2031</b>
		Certificate number: <b>5461-4087-6282-7091-5339</b>

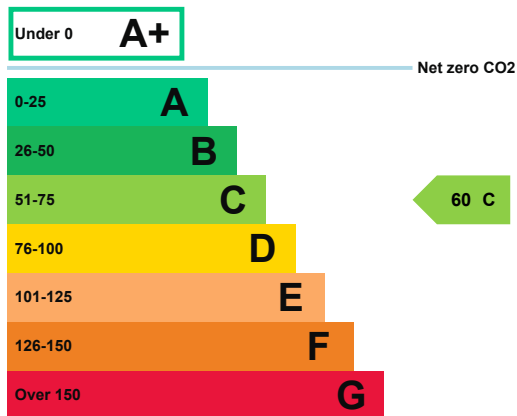
Property type	B1 Offices and Workshop businesses
Total floor area	411 square metres

## 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	<b>25 A</b>
If typical of the existing stock	<b>73 C</b>

## 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 <sub>2</sub> /m <sup>2</sup> per year)	45.01
Primary energy use (kWh/m <sup>2</sup> per year)	263

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0135-8173-3763-8001-9090\)](/energy-certificate/0135-8173-3763-8001-9090).

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## 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	Matthew Fletcher
Telephone	07812 768806
Email	<a href="mailto:hendersonholdmat@aol.com">hendersonholdmat@aol.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/019611
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Matthew Fletcher Energy Surveyor
Employer address	21 Allerton Drive, Nether Poppleton, York, YO26 6HN
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	26 August 2021
Date of certificate	27 August 2021

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