

Energy performance certificate (EPC)

35 Ilsham Road
Wellswood
TORQUAY
TQ1 2JG

Energy rating

C

Valid until: 6 February 2034

Certificate number: 9631-3096-8001-6928-2628

Property type

Restaurants and Cafes/Drinking
Establishments/Takeaways

Total floor area

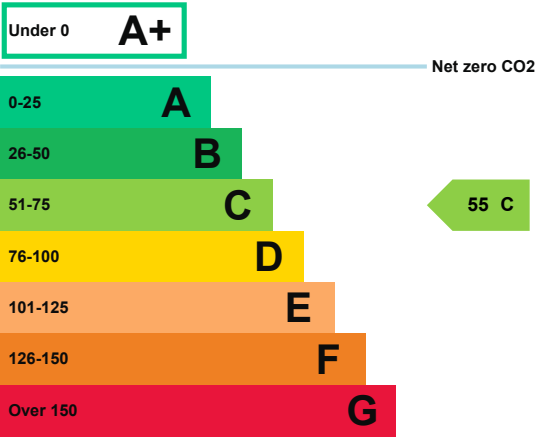
91 square metres

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

28 B

If typical of the existing stock

113 E

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)	82.55
Primary energy use (kWh/m2 per year)	580

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1484-3219-8655-2664-4284\)](#).

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	David John Fletcher
Telephone	01803 416223
Email	davidfletcher700@btinternet.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/001886
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	C/o Elmhurst Energy Systems
Employer address	16 St Johns Business Park Lutterworth Leicestershire LE17 4HB
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	1 February 2024
Date of certificate	7 February 2024
