

Energy performance certificate (EPC)

Units 5 & 6
Station Approach
Hayes
UB3 4BX

Energy rating

B

Valid until:

13 August 2033

Certificate number:

9744-0041-2069-4059-5776

Property type

Restaurants and Cafes/Drinking
Establishments/Takeaways

Total floor area

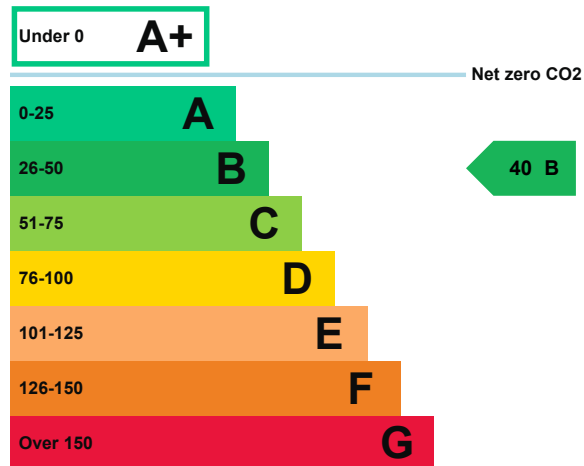
131 square metres

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 B.



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	13 A
If typical of the existing stock	54 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)	69.74
Primary energy use (kWh/m2 per year)	741

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2716-1988-9221-2415-3650\)](#).

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	Jacob Redmon
Telephone	07719 032 790
Email	jacobredmon.ndea@gmail.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/028123
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Redmon Energy Limited
Employer address	87 Rosehill Road Ipswich IP3 8ET
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 July 2023
Date of certificate	14 August 2023
