

# Energy performance certificate (EPC)

|                                                                                   |                               |                                                     |
|-----------------------------------------------------------------------------------|-------------------------------|-----------------------------------------------------|
| Unit C2<br>Dewsbury Road<br>Fenton Industrial Estate<br>STOKE-ON-TRENT<br>ST4 2TE | Energy rating<br><br><b>C</b> | Valid until: <b>21 July 2031</b>                    |
|                                                                                   |                               | Certificate number: <b>5495-4619-2729-9066-2751</b> |

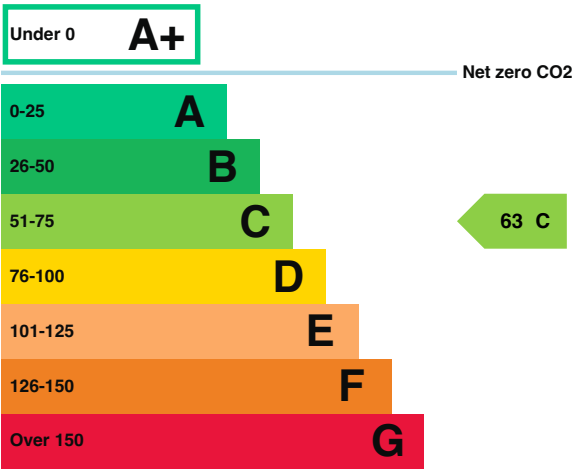
|                  |                                    |
|------------------|------------------------------------|
| Property type    | B1 Offices and Workshop businesses |
| Total floor area | 371 square metres                  |

## 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>29 B</b> |
| If typical of the existing stock | <b>85 D</b> |

## Breakdown of this property's energy performance

|                                                                     |                  |
|---------------------------------------------------------------------|------------------|
| Main heating fuel                                                   | Natural Gas      |
| Building environment                                                | Air Conditioning |
| Assessment level                                                    | 3                |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 36.95            |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 217              |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4167-9176-8877-9745-4478\)](#).

## 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 | Sarah Grace                                                                          |
| Telephone       | 0333 566 0182                                                                        |
| Email           | <a href="mailto:sarah.grace@meessolutions.co.uk">sarah.grace@meessolutions.co.uk</a> |

### Contacting the accreditation scheme

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

|                      |                                                                            |
|----------------------|----------------------------------------------------------------------------|
| Accreditation scheme | CIBSE Certification Limited                                                |
| Assessor's ID        | LCEA206144                                                                 |
| Telephone            | 020 8772 3649                                                              |
| Email                | <a href="mailto:epc@cibsecertification.org">epc@cibsecertification.org</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | MEES Solutions Ltd                                        |
| Employer address       | Unit 5 Ram Court Wicklesham Lodge Faringdon. SN7 7PN      |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 13 July 2021                                              |
| Date of certificate    | 22 July 2021                                              |