

Find an energy certificate (/)

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Energy performance certificate (EPC)

5 The Irwin Centre
Scotland Road
Dry Drayton
CAMBRIDGE
CB23 8AR

Energy rating

C

Valid until:

24 October 2031

Certificate
number:

0197-0785-8465-
7292-7502

Property type

B1 Offices and Workshop businesses

Total floor area

161 square metres

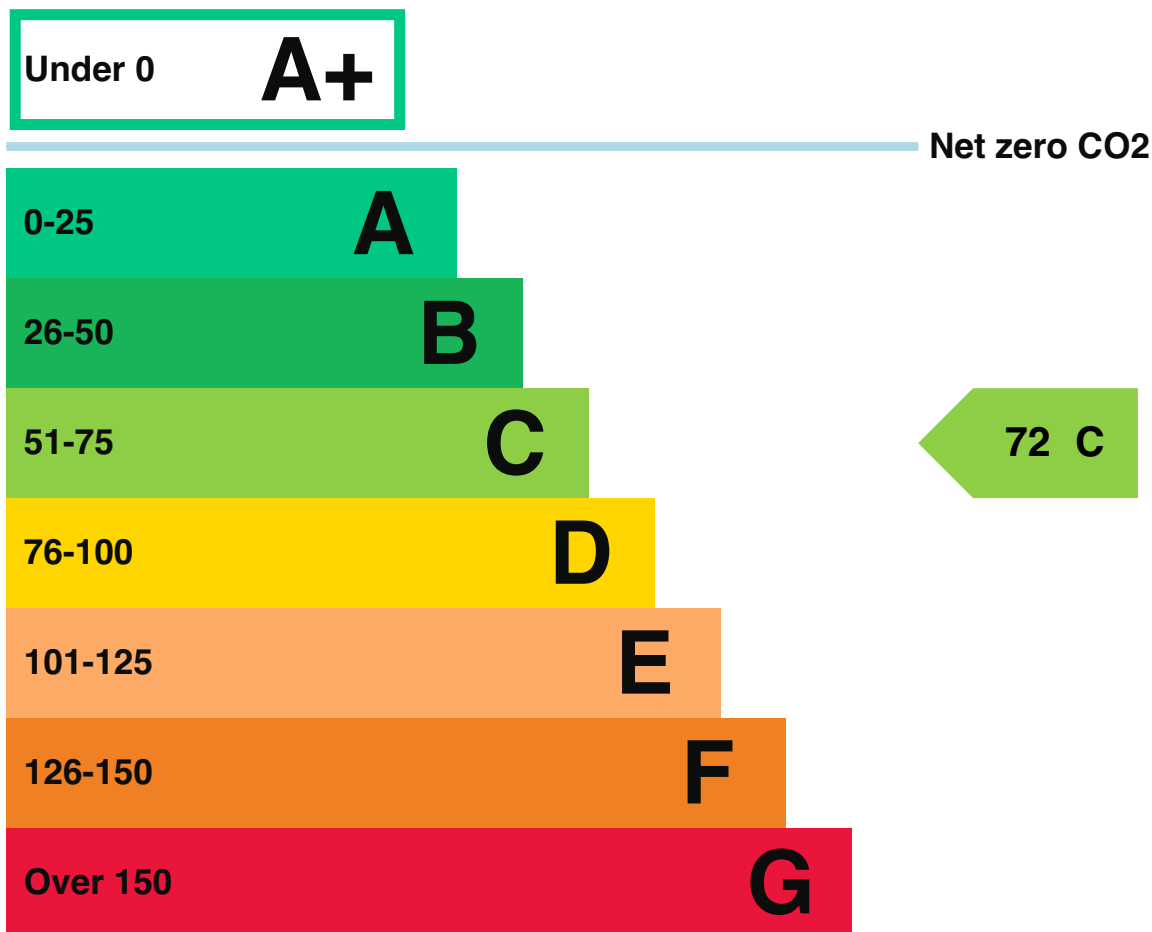
Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

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

23 A

If typical of the existing stock

67 C

Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Air Conditioning

Assessment level

3

Building emission rate (kgCO₂/m² per year)

58.79

Primary energy use (kWh/m² per year)

348

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4275-7222-0589-1240-8741\)](/energy-certificate/4275-7222-0589-1240-8741).

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

John Anscomb

Telephone

[01473310134](tel:01473310134)

Email

johnanscomb@aol.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/019522

Telephone

[01455 883 250](tel:01455883250)

Email

enquiries@elmhurstenergy.co.uk

About this assessment**Employer**

John Anscomb

Employer address

1 Peartree Lodge, Bentley, Ipswich, Suffolk, IP9 2DF

Assessor's declaration

The assessor is not related to the owner of the property.

Date of assessment

12 October 2021

Date of certificate

25 October 2021

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at mhclg.digital-services@communities.gov.uk or call our helpdesk on [020 3829 0748](tel:02038290748) (Monday to Friday, 9am to 5pm).

Certificate number

[9220-5074-0383-6420-0010 \(/energy-certificate/9220-5074-0383-6420-0010\)](/energy-certificate/9220-5074-0383-6420-0010)

Expired on

22 July 2019



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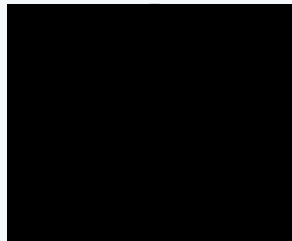
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[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5)

[Service performance \(/service-performance\)](#)

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