

Energy performance certificate (EPC)

4 High Street  
SHREWSBURY  
SY1 1SP

Energy rating  

C

Valid until:10 March 2034

Certificate number:4391-2005-8054-3415-2926

|                  |  |
|------------------|--|
| Property type    | Retail/Financial and Professional Services |
| Total floor area | 50 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.

The figure shows a horizontal bar chart representing the energy rating scale. The scale consists of eight colored bars, each representing a rating from A+ to G. The bars are arranged in descending order of rating. A green arrow points to the 'C' rating bar, which has a score of 56. A vertical line indicates the 'Net zero CO2' target at the 'A+' rating.

| Rating | Score Range |
|--------|-------------|
| A+     | Under 0     |
| A      | 0-25        |
| B      | 26-50       |
| C      | 51-75       |
| D      | 76-100      |
| E      | 101-125     |
| F      | 126-150     |
| G      | Over 150    |

<https://find-energy-certificate.service.gov.uk/energy-certificate/4391-2005-8054-3415-2926?print=true>

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## How this property compares to others

Properties similar to this one could have ratings:

|                                  |      |
|----------------------------------|------|
| If newly built                   | 14 A |
| If typical of the existing stock | 54 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) | 17.82                     |
| Primary energy use (kWh/m2 per year)       | 194                       |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6499-9121-7909-5834-6577\)](#).

## 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 | Jacinta Walton   |
| Telephone       | 07791529405  |
| Email           | <a href="mailto:jacinta@idea-ingham.co.uk">jacinta@idea-ingham.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 | Elmhurst Energy Systems Ltd  |
| Assessor's ID        | EES/022049   |
| Telephone            | 01455 883 250  |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |   |
|------------------------|---|
| Employer               | IDEA Ingham Energy Ltd                                    |
| Employer address       | Bank House, Longden, Shrewsbury, Shropshire, SY5 8ES      |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 28 February 2024  |
| Date of certificate    | 11 March 2024   |