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# Energy performance certificate (EPC)

54 Otley Road Baildon SHIPLEY BD17 7HH	Energy rating  C	Valid until: 6 July 2035
		Certificate number: 2446-5052-2694-1314-9106

Property type  
Retail/Financial and Professional Services

Total floor area  
55 square metres

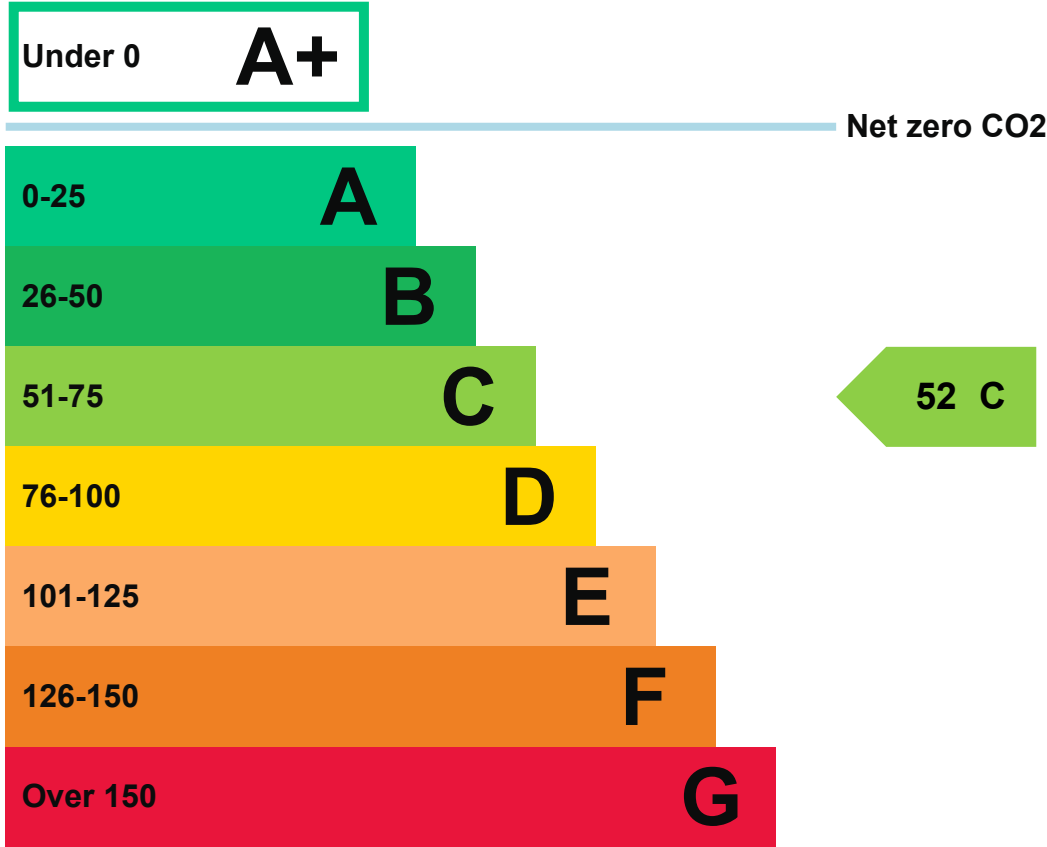
## Rules on letting this property

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



If typical of the existing stock



## Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

### Building environment

## Heating and Natural Ventilation

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### Assessment level

3

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### Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

24.17

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### Primary energy use (kWh/m<sup>2</sup> per year)

251

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► [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3383-7993-0206-0817-3874\)](/energy-certificate/3383-7993-0206-0817-3874).

## 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

Mark Beswick

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#### Telephone

07841845572

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#### Email

[mark@chevinenergyassessors.co.uk](mailto:mark@chevinenergyassessors.co.uk)

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### 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

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#### Assessor's ID

EES/019528

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**Telephone**

01455 883 250

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**Email**

[enquiries@elmhurstenergy.co.uk](mailto:enquiries@elmhurstenergy.co.uk)

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**About this assessment****Employer**

Chevin Energy Assessors Ltd

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**Employer address**

27 Queens Terrace Otley West Yorkshire. LS21 3JE.

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**Assessor's declaration**

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

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**Date of assessment**

7 July 2025

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**Date of certificate**

7 July 2025

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## 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](mailto:mhclg.digital-services@communities.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



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



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