

# Energy performance certificate (EPC)

Offices 2, 3 and 4  
38 High Street  
Tunstall  
Stoke on Trent  
ST6 5TH

Energy rating

**E**

Valid until:

**12 May 2034**

Certificate  
number:

**7303-4983-7330-3716-  
8093**

Property type

Offices and Workshop Businesses

Total floor area

97 square metres

## Rules on letting this property

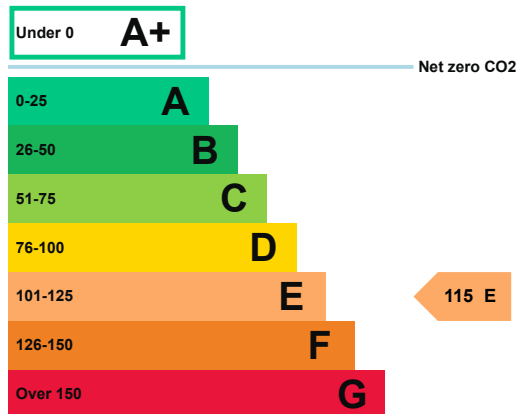
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's energy rating is E.

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

9 A

If typical of the existing stock

37 B

## 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 (kgCO <sub>2</sub> /m <sup>2</sup> per year)	31.37
Primary energy use (kWh/m <sup>2</sup> per year)	285

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9656-0894-9954-8549-7793\)](/energy-certificate/9656-0894-9954-8549-7793).

## 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	Gary Bradley
Telephone	07968 801703
Email	<a href="mailto:grbiea@hotmail.com">grbiea@hotmail.com</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/017616
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Gary R. Bradley
Employer address	9 Shepley Drive, Hazel Grove, Stockport, SK7 6LE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	2 May 2024
Date of certificate	13 May 2024