

# Energy performance certificate (EPC)

13 Bridge Street LLANGOLLEN LL20 8PF	Energy rating <h1 style="font-size: 2em; margin: 0;">D</h1>	Valid until: <b>17 October 2032</b> <hr/> Certificate number: <b>3416-7069-9446-0481-1607</b>
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Property type A3/A4/A5 Restaurant and Cafes/Drinking Establishments and Hot Food takeaways

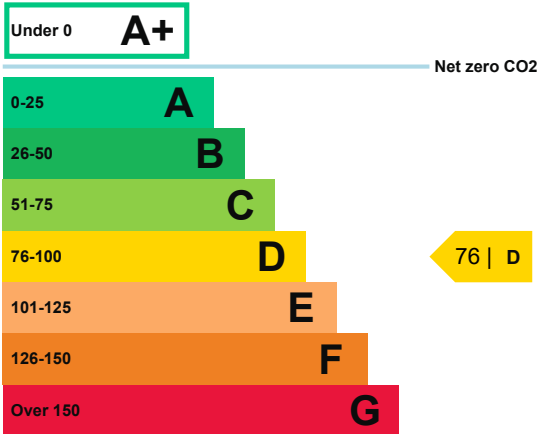
Total floor area 214 square metres

## Rules on letting this property

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

## Energy efficiency rating for this property

This property's current energy rating is D.



Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built 27 | B

If typical of the existing stock 89 | D

Properties are given a rating from A+ (most efficient) to G (least efficient).

## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	148.04
Primary energy use (kWh/m <sup>2</sup> per year)	861

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6842-8742-5424-6135-4366\)](#).

## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	Ieuan Stevens
Telephone	07828639998
Email	<a href="mailto:info@dragon-energy.co.uk">info@dragon-energy.co.uk</a>

### Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO002630
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### Assessment details

Employer	Dragon Energy
Employer address	31 Cae Crwn, Machynlleth, SY20 8HG
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	7 October 2022
Date of certificate	18 October 2022

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