

Energy performance certificate (EPC)

87-89, Smedley Street East MATLOCK DE4 3FQ	Energy rating C	Valid until: 16 January 2036
		Certificate number: 9738-9249-7216-1652-2096

Property type	Restaurants and Cafes/Drinking Establishments/Takeaways
Total floor area	76 square metres

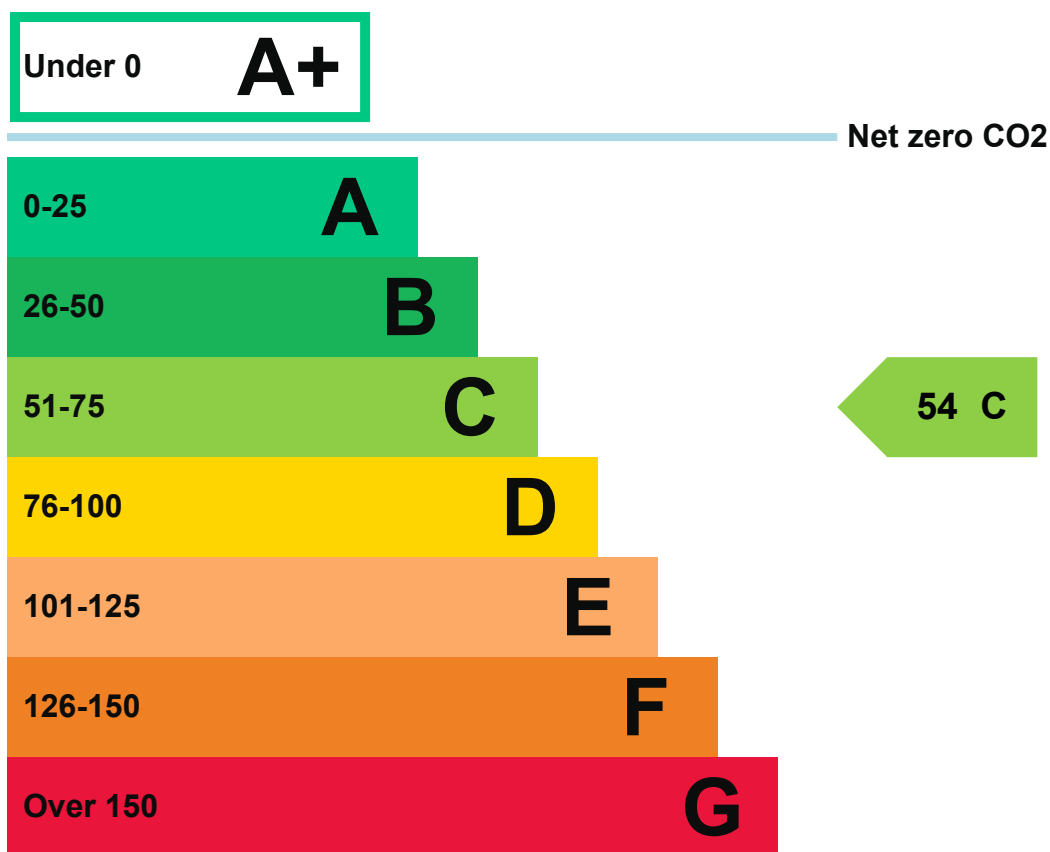
Rules on letting this property

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

18 A

If typical of the existing stock

74 C

Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level	3
Building emission rate (kgCO₂/m² per year)	45.11
Primary energy use (kWh/m² per year)	325

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5111-1402-9607-0969-2716\)](/energy-certificate/5111-1402-9607-0969-2716).

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	Danny Hopkinson
Telephone	07426 081187
Email	danny@homes-property.co.uk

Contacting the accreditation scheme

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

Accreditation scheme	Quidos Limited
Assessor's ID	QUID204810
Telephone	01225 667 570
Email	info@quidos.co.uk

About this assessment

Employer	Home Surveys
Employer address	8 Garton Mill Drive, Matlock, DE4 5PT
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 January 2026
Date of certificate	17 January 2026

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 (Monday to Friday, 9am to 5pm).

Certificate number	0290-9164-0130-2200-2403 (/energy-certificate/0290-9164-0130-2200-2403)
Expired on	11 June 2024



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