

Energy performance certificate (EPC)

30 Albert Road
MORECAMBE
LA4 4HB

Energy rating

C

Valid until:

7 March 2033

Certificate number:

5848-6823-3845-0384-2116

Property type

Retail/Financial and Professional Services

Total floor area

203 square metres

Rules on letting this property

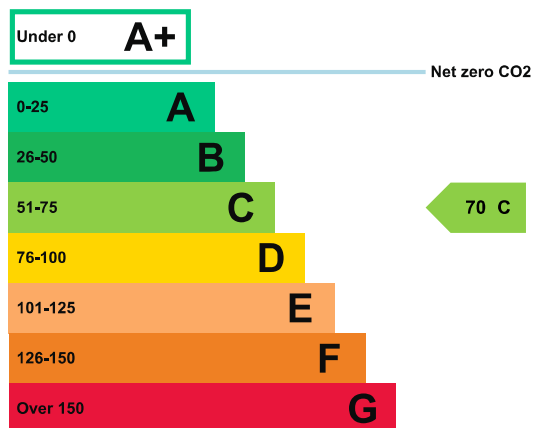
Properties can be let if they have an energy rating from A+ to E.

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.



How this property compares to others

Properties similar to this one could have ratings:

If newly built

23 A

If typical of the existing stock

93 D

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 ₂ /m ² per year)	53.24
Primary energy use (kWh/m ² per year)	352

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7990-3524-3381-3653-0499\)](/energy-certificate/7990-3524-3381-3653-0499).

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	Alasdair Muir
Telephone	07837598482
Email	info@amuirsurveying.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/018913
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	A Muir Surveying
Employer address	Moss Side Cottage, Crook Road, Staveley, Kendal, Cumbria, LA8 9NG
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	8 March 2023
Date of certificate	8 March 2023