

# Energy performance certificate (EPC)

Aberclydach House C0151 From West Side Of Talybont Reservoir Dam Via Aber-Clydach To Junction With B4558 Talybont-On-Usk BRECON LD3 7YS	Energy rating <b>A</b>	Valid until: <b>9 April 2033</b> Certificate number: <b>4077-5865-7166-5426-0554</b>
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## Property type

Hotels

## Total floor area

1,064 square metres

## Rules on letting this property

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

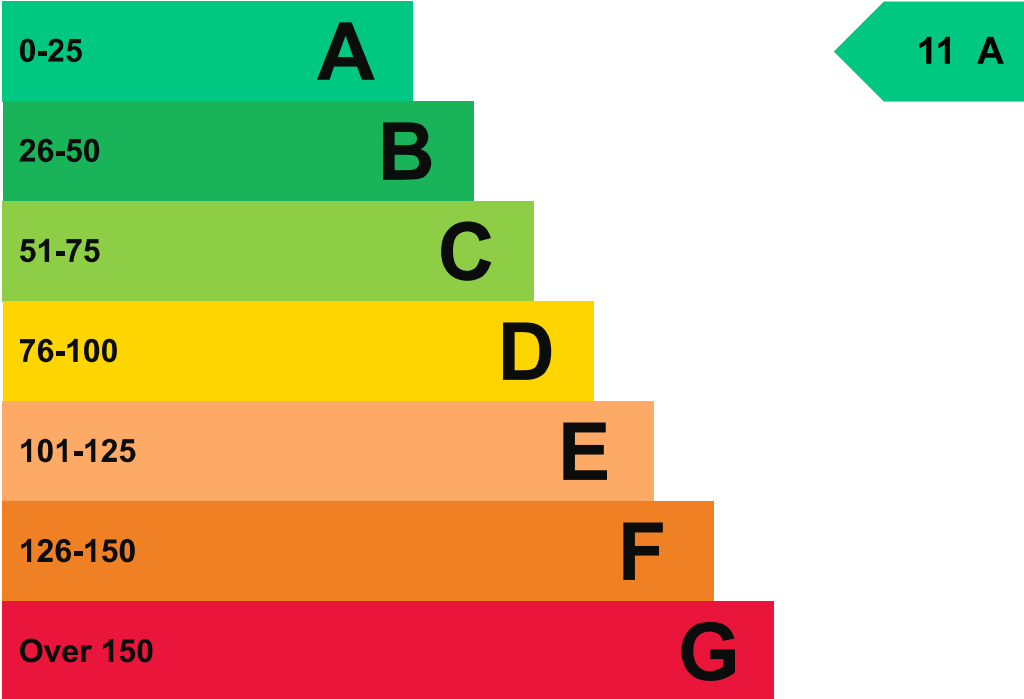
You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

## Energy efficiency rating for this property

This property's current energy rating is A.

Under 0 **A+**

Net zero CO2



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

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

32 B

#### If typical of the existing stock

147 F

### Breakdown of this property's energy performance

#### Main heating fuel

Biomass

#### Building environment

Heating and Natural Ventilation

## Assessment level

3

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

21.29

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

536

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▶ [What is primary energy use?](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6324-1310-0925-5280-2685\)](/energy-certificate/6324-1310-0925-5280-2685).

## 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

Carl Williams

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#### Telephone

07958 365676

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#### Email

[zion.energy@aol.co.uk](mailto:zion.energy@aol.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/019769

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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

Carl Williams

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### Employer address

21 Bryndulais Row, Seven Sisters, Neath, SA10 9EB

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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

31 March 2023

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### Date of certificate

10 April 2023

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

There are no related certificates for this property.