

Energy performance certificate (EPC)

Unit 2
Kelberdale Court
Market Place
LEYBURN
DL8 5AW

Energy rating

D

Valid until: **19 July 2035**

Certificate number: **5078-4926-5106-6094-2088**

Property type: Retail/Financial and Professional Services

Total floor area: 51 square metres

Rules on letting this property

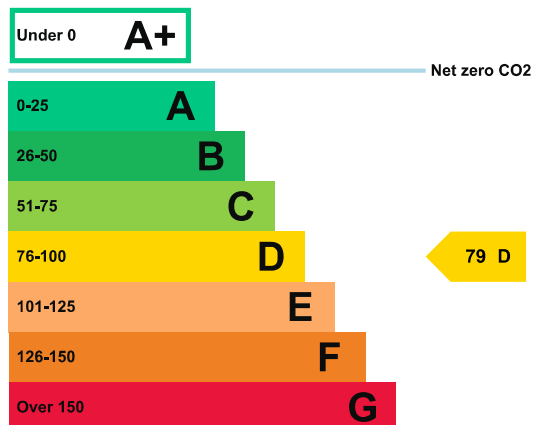
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is D.

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

7 A

If typical of the existing stock

27 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 ₂ /m ² per year)	31.6
Primary energy use (kWh/m ² per year)	329

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3072-2841-3281-1862-1278\)](/energy-certificate/3072-2841-3281-1862-1278).

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	Tanya Lewis
Telephone	07967335802
Email	tlewisepc@yahoo.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/019561
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Lewis Surveyors Energy Ltd
Employer address	3 Lavender Lane, Wynyard, Billingham, Stockton on Tees, TS22 5GX
Assessor's declaration	The assessor is contracted by the owner to provide other energy assessment services.
Date of assessment	18 July 2025
Date of certificate	20 July 2025