

Energy performance certificate (EPC)

42-43 Waterdale DONCASTER DN1 3EY	Energy rating C	Valid until: 27 June 2033
		Certificate number: 5311-2819-9269-5452-8098

Property type Restaurants and Cafes/Drinking Establishments/Takeaways

Total floor area 326 square metres

Rules on letting this property

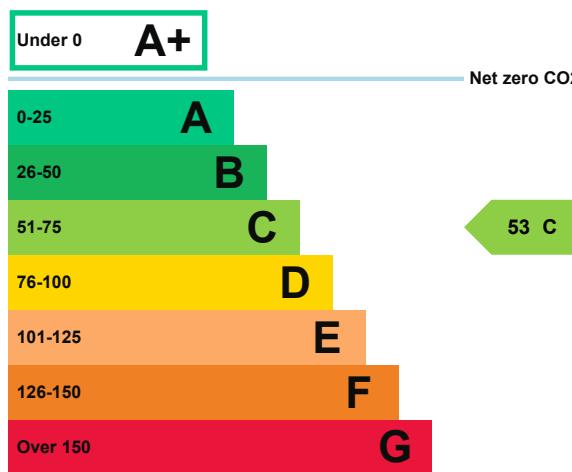
Properties can be let if they have an energy rating from A+ to E.

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

16 A

If typical of the existing stock

64 C

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)	28.65
Primary energy use (kWh/m ² per year)	303

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report](#) ([/energy-certificate/5729-1928-3267-9948-3275](#)).

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	Toby Milner
Telephone	07958956746
Email	toby@tmenergysurveying.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/028121
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	TM Energy Surveying Ltd
Employer address	Bawtry Accountants, Bawtry Hall, Bawtry, Doncaster, South Yorkshire, DN10 6JH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	23 June 2023
Date of certificate	28 June 2023