Energy performance certificate (EPC)

25b Marsh Road Lords Meadow Industrial Estate CREDITON EX17 1EU	Energy rating **E**	Valid until:	**13 March 2032**
		Certificate number:	**9357-7941-8589-1251-6500**

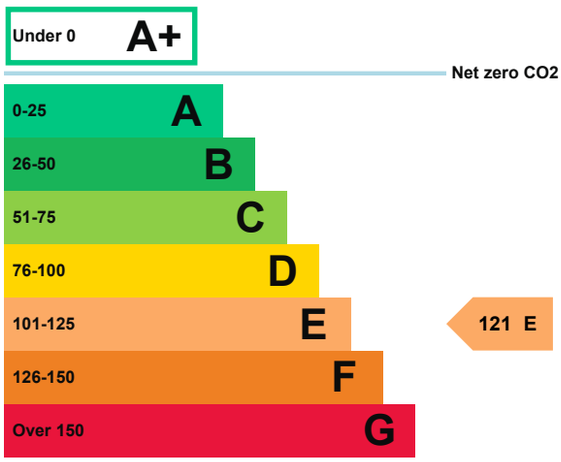
Property type	B8 Storage or Distribution
Total floor area	388 square metres

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 E.



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	41 B
If typical of the existing stock	119 E

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 (kgCO2/m2 per year)	26.48
Primary energy use (kWh/m2 per year)	157

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/6045-8289-8909-1408-5093).

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	Tom Le Gallez
Telephone	07863 254599
Email	tom@legallez.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/008693
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Le Gallez & CO LTD
Employer address	13 Laura Grove Paignton
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 March 2022
Date of certificate	14 March 2022