

Energy performance certificate (EPC)

Poachers Barn Osgodby Lane SCARBOROUGH YO11 3QH	Energy rating <h1 style="font-size: 2em; margin: 0;">D</h1>	Valid until: 16 October 2023 <hr/> Certificate number: 0791-0402-2630-6890-9703
----------------------------------------------------------	----------------------------------------------------------------	--------------------------------------------------------------------------------------------------

Property type A3/A4/A5 Restaurant and Cafes/Drinking Establishments and Hot Food takeaways

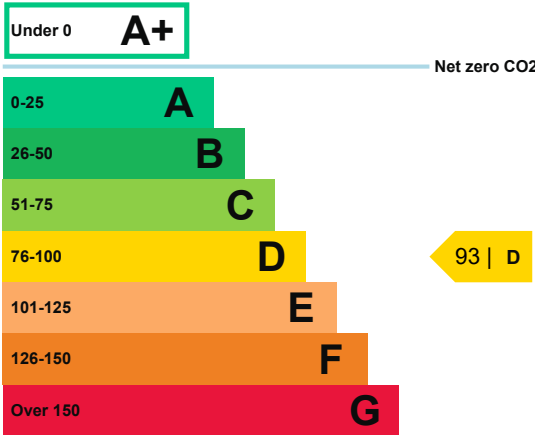
Total floor area 746 square metres

Rules on letting this property

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

Energy efficiency rating for this property

This property's current energy rating is D.



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 36 | B

If typical of the existing stock 96 | D

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

Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

141.35

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9000-9987-0427-2660-4014\)](#).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name	Katie Price
Telephone	01924669940
Email	epc@compliance365.co.uk

Accreditation scheme contact details

Accreditation scheme	Quidos Limited
Assessor ID	QUID202388
Telephone	01225 667 570
Email	info@quidos.co.uk

Assessment details

Employer	Compliance365
Employer address	Unit 6 Mariner Court Calder Park Wakefield WF4 3FL
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	6 October 2013
Date of certificate	17 October 2013
