

# Energy performance certificate (EPC)

The Warren Bridge Inn  
Sandygate  
Warren Road  
Dawlish Warren  
Dawlish  
EX7 0PQ

Energy rating

**B**

Valid until: **7 March 2034**

Certificate number: **1002-6247-9779-8768-1654**

Property type

Restaurants and Cafes/Drinking  
Establishments/Takeaways

Total floor area

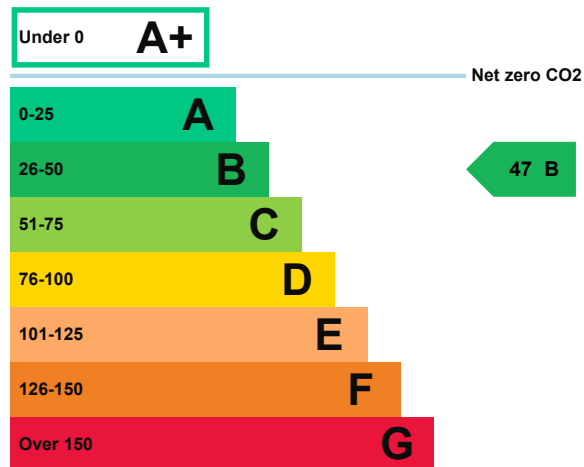
205 square metres

## 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 B.



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

13 A

If typical of the existing stock

53 C

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## 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 <sub>2</sub> /m <sup>2</sup> per year)	60.24
Primary energy use (kWh/m <sup>2</sup> per year)	642

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1975-4972-0635-7878-3106\)](/energy-certificate/1975-4972-0635-7878-3106).

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## 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	Geoff Coleman
Telephone	0800 170 1201
Email	<a href="mailto:admin@easyepc.org">admin@easyepc.org</a>

### 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/010665
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Easy EPC
Employer address	First Floor, 12, Albion Street, BRIGHTON BN2 9NE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	6 March 2024
Date of certificate	8 March 2024

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