

# Energy performance certificate (EPC)

10 Station Avenue  
Chirk  
WREXHAM  
LL14 5LS

Energy rating

C

Valid until: 26 April 2027

Certificate number: 0020-0533-1169-4824-3002

Property type A1/A2 Retail and Financial/Professional services

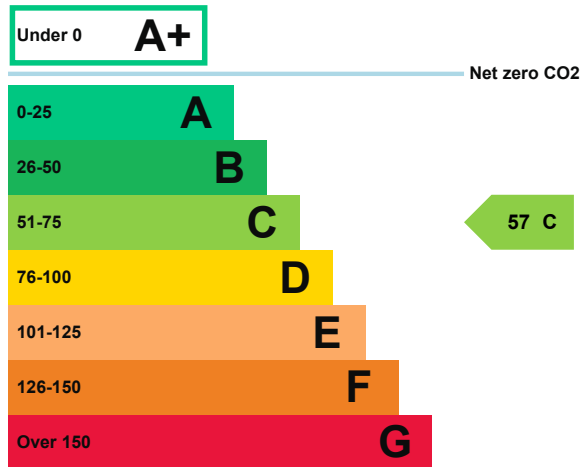
Total floor area 60 square metres

## 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

22 A

If typical of the existing stock

72 C

## Breakdown of this property's energy performance

Main heating fuel	Oil
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	76.24
Primary energy use (kWh/m <sup>2</sup> per year)	409

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0394-2541-6840-0100-2303\)](/energy-certificate/0394-2541-6840-0100-2303).

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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	Nicholas Parrott
Telephone	01691 718960
Email	<a href="mailto:epc@parrotts.co.uk">epc@parrotts.co.uk</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/015538
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Parrotts Energy Services
Employer address	Trearddur, Tyn Dwr Road, Llangollen, LL20 8AR
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	20 April 2017
Date of certificate	27 April 2017

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