

Energy performance certificate (EPC)

UNIT 3A
THE IRON WORKS
DALE STREET
ACCRINGTON
BB5 0AP

Energy rating

D

Valid until: **23 May 2031**

Certificate number: **6127-1185-8325-0428-5144**

Property type **B8 Storage or Distribution**

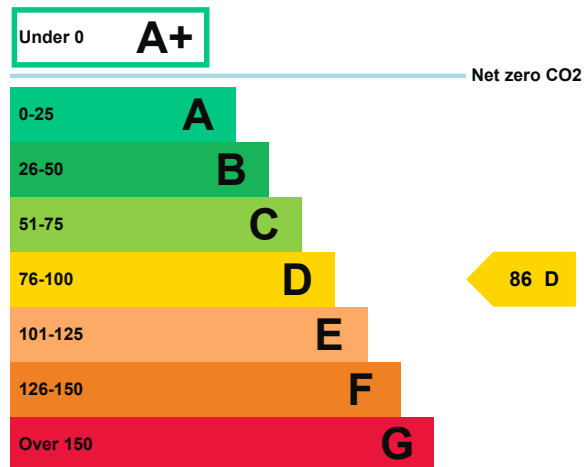
Total floor area **489 square metres**

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 D.



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

25 A

If typical of the existing stock

72 C

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	89.28
Primary energy use (kWh/m ² per year)	517

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0262-0584-3151-1477-3428\)](/energy-certificate/0262-0584-3151-1477-3428).

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	Michael Yates
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Contacting the accreditation scheme

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

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO003954
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	MY Energy Ltd
Employer address	188 Booth Road, Stacksteads, Bacup, OL13 0TH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	12 May 2021
Date of certificate	24 May 2021