

# Energy performance certificate (EPC)

Sesame Ltd  
Independence House, Holly Bank Road  
HUDDERSFIELD  
HD3 3HN

Energy rating

C

Valid until: 1 June 2026

Certificate number: 9883-3005-0268-0900-9871

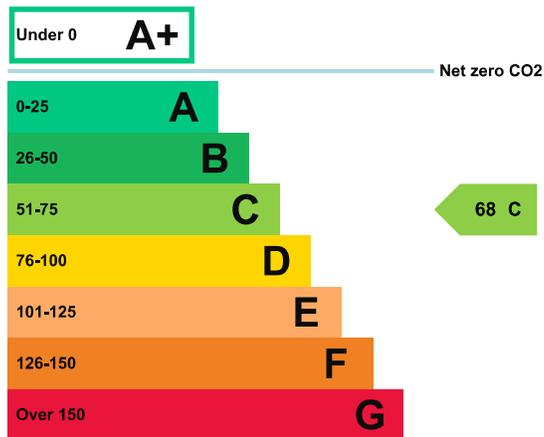
Property type	B1 Offices and Workshop businesses
Total floor area	1,893 square metres

## 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

23 A

If typical of the existing stock

66 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 (kgCO2/m2 per year)	47.92

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0980-0946-8289-3075-8002\)](#).

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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	Denton Guest
Telephone	07974 912620
Email	<a href="mailto:dentonguest@gmail.com">dentonguest@gmail.com</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/015335
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Denton Guest
Employer address	Riverside Mills, Saddleworth Road, Elland, HX5 0RY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	31 May 2016
Date of certificate	2 June 2016

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