

Energy performance certificate (EPC)

6 The Atrium
Phoenix Square
Wyncolls Road
COLCHESTER
CO4 9AS

Energy rating

C

Valid until: 25 March 2028

Certificate number: 9310-3037-0785-0600-3201

Property type B1 Offices and Workshop businesses

Total floor area 353 square metres

Rules on letting this property

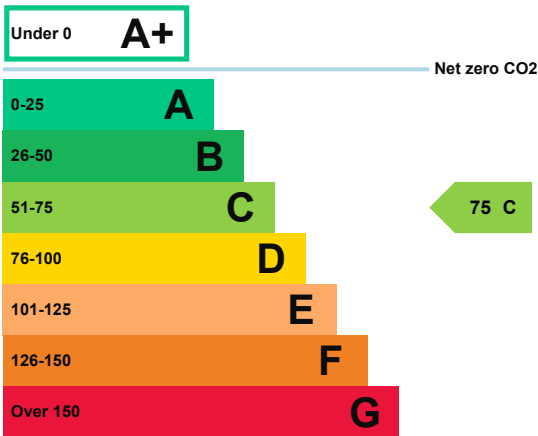
Properties can be let if they have an energy rating from A+ to E.

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

28 B

If typical of the existing stock

83 D

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	34.96
Primary energy use (kWh/m2 per year)	207

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0330-0648-1759-0307-2002\)](/energy-certificate/0330-0648-1759-0307-2002).

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	Ray Hutchins
Telephone	0789 2681 495
Email	ray.epc@gmail.com

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/019803
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Benchmark Surveys
Employer address	As above
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	7 March 2018
Date of certificate	26 March 2018
