

Energy performance certificate (EPC)

Advantage House Poplar Way Catcliffe ROTHERHAM S60 5TR	Energy rating C	Valid until: 29 January 2036
		Certificate number: 5397-7684-7648-5492-0971

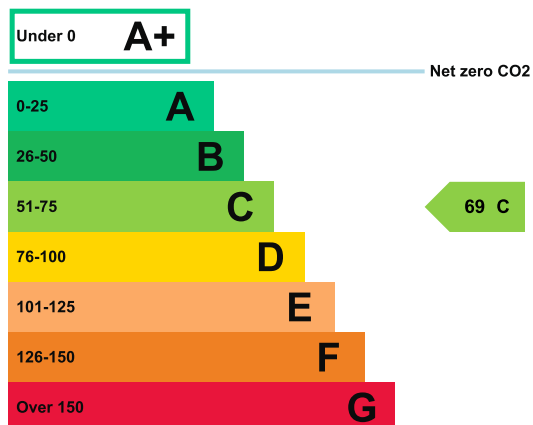
Property type	Offices and Workshop Businesses
Total floor area	2,267 square metres

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	20 A
If typical of the existing stock	79 D

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	22.84
Primary energy use (kWh/m ² per year)	192

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5665-2835-7561-8921-0248\)](/energy-certificate/5665-2835-7561-8921-0248).

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	Andrew Gwynne
Telephone	(0) 1636 850500
Email	andrew.gwynne@bedesign-group.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/008473
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	BE Design Partnership
Employer address	Halifax Court Fernwood Business Park, Cross Ln, Balderton, Newark NG24 3JP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 January 2026
Date of certificate	30 January 2026
