

Energy performance certificate (EPC)

81, Sibson Road Birstall LEICESTER LE4 4DX		Energy rating C	Valid until: 26 November 2028
			Certificate number: 0680-0438-4429-1029-7096
Property type		A1/A2 Retail and Financial/Professional services	
Total floor area		92 square metres	

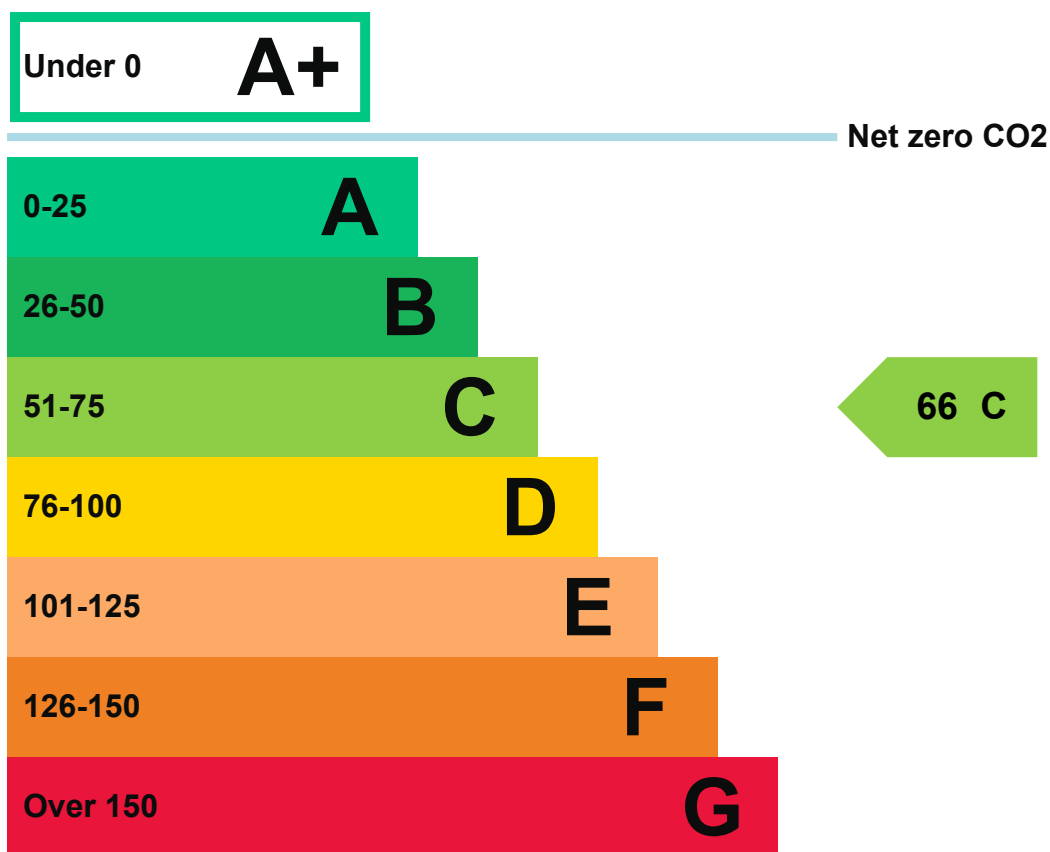
Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

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

59 C

Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Natural Ventilation

Assessment level	3
Building emission rate (kgCO₂/m² per year)	138.47
Primary energy use (kWh/m² per year)	819

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9290-8947-0428-4600-4010\)](/energy-certificate/9290-8947-0428-4600-4010).

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	Robin Lewis
Telephone	07531 522660
Email	robin.lewis150@ntlworld.com

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	STRO002850
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Sherwood Energy Consultants
Employer address	37 Carrfield Avenue, Long Eaton, NOTTINGHAM, NG10 2BW
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	26 November 2018
Date of certificate	27 November 2018

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



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