

Energy performance certificate (EPC)

33a Moorland Way
Nelson Industrial Estate
CRAMLINGTON
NE23 1WE

Energy rating

C

Valid until: 26 May 2036

Certificate number: 1921-4486-5302-5738-6732

Property type Storage or Distribution

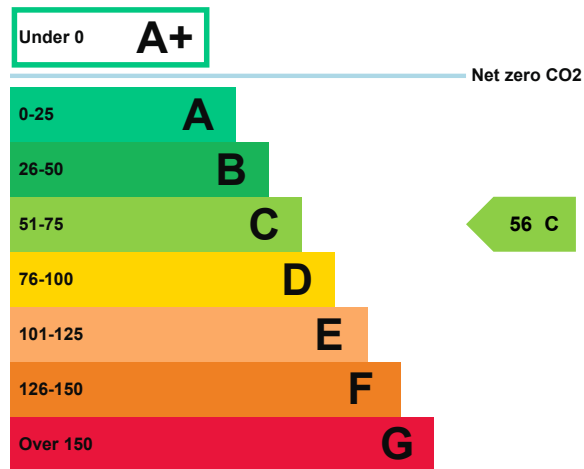
Total floor area 594 square metres

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

94 D

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 (kgCO ₂ /m ² per year)	4.52
Primary energy use (kWh/m ² per year)	47

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3379-4811-1235-7583-0090\)](/energy-certificate/3379-4811-1235-7583-0090).

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	Rachel Errington
Telephone	07739 805 405
Email	blueskypropertyandassessments@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/028141
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Bluesky Property and Assessments
Employer address	94c Tynemouth Road, North Shields. NE30 1EE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	19 May 2026
Date of certificate	27 May 2026
