

# Energy performance certificate (EPC)

7c Cooper Drive BRAINTREE CM7 2RF	Energy rating	Valid until: <b>23 July 2035</b>
	<b>E</b>	Certificate number: <b>8530-6760-9155-3740-8038</b>

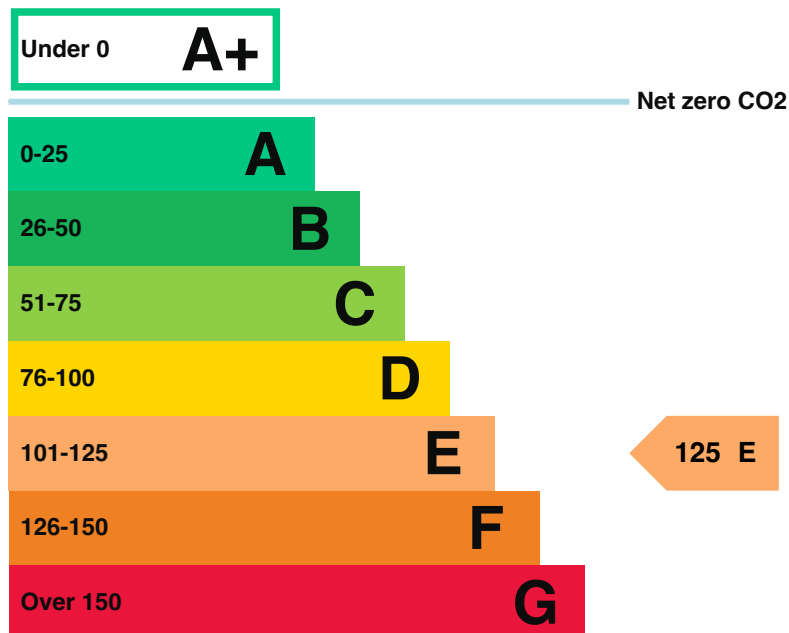
Property type	Storage or Distribution
Total floor area	139 square metres

## 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 E.



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

27 B

If typical of the existing stock

109 E

## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	52.08
Primary energy use (kWh/m <sup>2</sup> per year)	301

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7342-5085-5411-7325-6218\)](/energy-certificate/7342-5085-5411-7325-6218).

## 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	Michael Carter
Telephone	01255507830
Email	<a href="mailto:energyepc@hotmail.co.uk">energyepc@hotmail.co.uk</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/028179
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Elephant EPC's
Employer address	12 Artillery Drive Dovercourt Harwich Essex CO12 5FG
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	21 July 2025
Date of certificate	24 July 2025