

Energy performance certificate (EPC)

40 High Street Standish WIGAN WN6 0HF	Energy rating	Valid until:	5 February 2030
	B	Certificate number:	0530-0730-9292-7802-8002

Property type A1/A2 Retail and Financial/Professional services

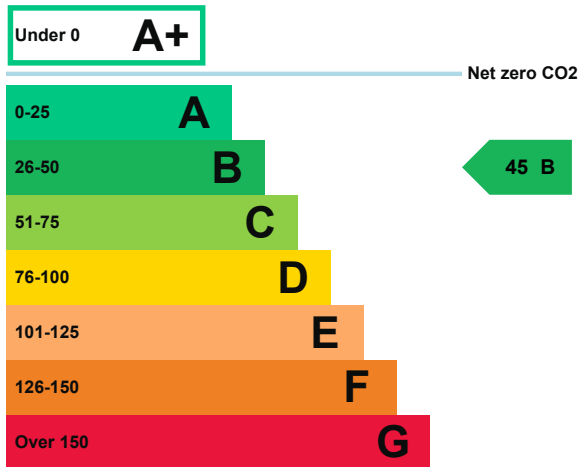
Total floor area 64 square metres

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 B.



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

22 A

If typical of the existing stock

63 C

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 ₂ /m ² per year)	64.52
Primary energy use (kWh/m ² per year)	373

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0827-0729-9840-5200-3003\)](/energy-certificate/0827-0729-9840-5200-3003).

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	Ben Brownley
Telephone	01704 380845
Email	bbrownley@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/022480
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Energy Assessors (Merseyside) Ltd
Employer address	swood House Chambres road Southport PR8 6JQ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	5 February 2020
Date of certificate	6 February 2020