

Energy performance certificate (EPC)

The Coffee Lodge and Community Shop
Market Road
Penhow
Parc-Seymour
NP26 3AW

Energy rating

B

Valid until:

21 September 2032

Certificate number:

5997-3972-2554-0583-6388

Property type

A3/A4/A5 Restaurant and Cafes/Drinking
Establishments and Hot Food takeaways

Total floor area

55 square metres

Rules on letting this property

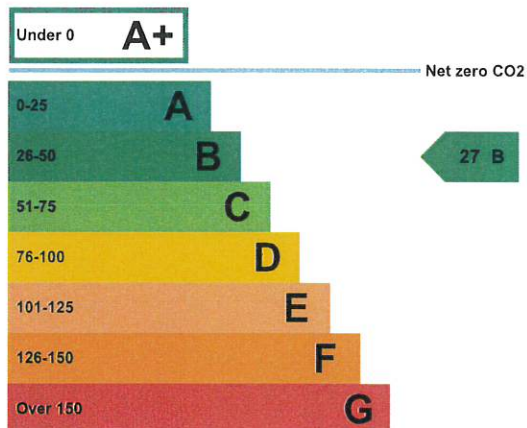
Properties can be let if they have an energy rating from A+ to E.

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

36 B

If typical of the existing stock

121 E

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO2/m2 per year)	69.26
Primary energy use (kWh/m2 per year)	603

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9792-8734-0723-8613-7554\)](#).

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	Adam Freeman
Telephone	07706683601
Email	adam@cbem-uk.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/017715
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	CBEM-UK LTD
Employer address	South Wales Bristol National (SBEM only)
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	20 September 2022
Date of certificate	22 September 2022

Energy performance certificate (EPC) recommendation report

The Coffee Lodge and Community Shop
Market Road
Penhow
Parc-Seymour
NP26 3AW

Report number
9792-8734-0723-8613-7554

Valid until
21 September 2032

Energy rating and EPC

This property's energy rating is B.

For more information on the property's energy performance, see the EPC for this property.

Recommendations

Additional recommendations

Recommendation	Potential impact on carbon emissions
Consider installing an air source heat pump.	High
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Low
Consider installing building mounted wind turbine(s).	Low
Consider installing solar water heating.	Medium
Consider low tariff battery storage	High

Property and report details

Report issued on	22 September 2022
Total useful floor area	55 square metres
Building environment	Air Conditioning
Calculation tool	DesignBuilder Software Ltd, DesignBuilder SBEM, v6.1.8, SBEM, v5.6.b.0

Assessor's details

Assessor's name	Adam Freeman
Telephone	07706683601
Email	adam@cbem-uk.com
Employer's name	CBEM-UK LTD
Employer's address	South Wales Bristol National (SBEM only)
Assessor ID	EES/017715
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Elmhurst Energy Systems Ltd