

Energy performance certificate (EPC)

12 Edward Park Grange Way COLCHESTER CO2 8FZ	Energy rating C	Valid until: 16 February 2035
		Certificate number: 6257-0963-9953-9034-3949

Property type

Storage or Distribution

Total floor area

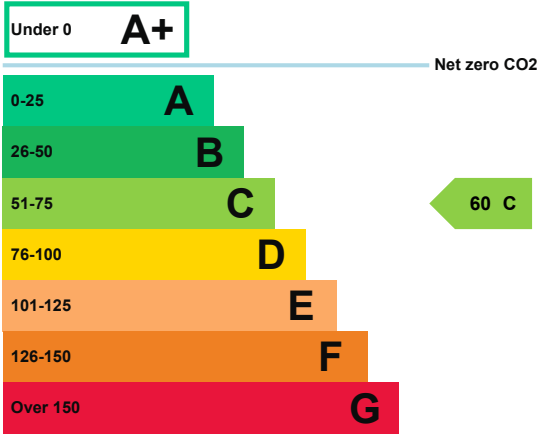
330 square metres

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

93 D

Breakdown of this property’s energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	15.99
Primary energy use (kWh/m2 per year)	130

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8273-8471-3858-1683-8512\)](/energy-certificate/8273-8471-3858-1683-8512).

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	Mike Redmon
Telephone	07540880343
Email	mr@oysterenergy.co.uk

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/028183
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Oyster Energy (NDEA) Ltd
Employer address	Hill House, Red Hill Road, Hadleigh, IP7 6BU
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 February 2025
Date of certificate	17 February 2025
