

Energy performance certificate (EPC)

Unit 2A Gatehouse Trading Estate BROWNHILLS WS8 6JZ	Energy rating D	Valid until: 21 April 2031
		Certificate number: 0353-3921- 7132-5771- 6701

Property type B8 Storage or Distribution

Total floor area 116 square metres

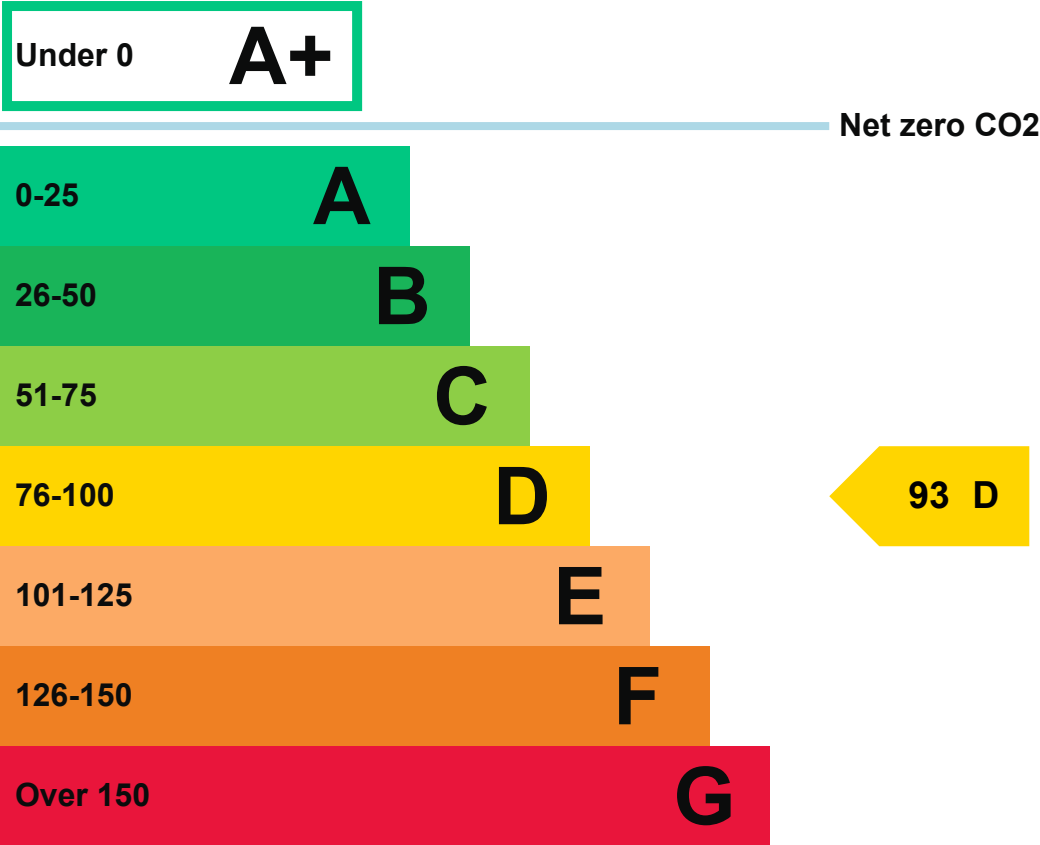
Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is D.



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	28 B
If typical of the existing stock	81 D

Breakdown of this property’s energy performance

Main heating fuel	Other
Building environment	Unconditioned

Assessment level	3
Building emission rate (kgCO₂/m² per year)	32.01
Primary energy use (kWh/m² per year)	189

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3419-6084-2444-7216-9841\)](/energy-certificate/3419-6084-2444-7216-9841).

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	James Cutter
Telephone	07920843259
Email	james.cutter@e-first.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	Sterling Accreditation Ltd
Assessor's ID	STER000543
Telephone	0161 727 4303
Email	info@sterlingaccreditation.com

About this assessment

Employer	E-First Surveyors Ltd
Employer address	Suite 18, Imex Building, Redditch, B98 0RE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	6 April 2021
Date of certificate	22 April 2021

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



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