# Energy performance certificate (EPC)

Meadow Court
Meadow Street
NORTHWICH
CW9 5FP

Energy rating
Valid until: 6 June 2032

Certificate 1158-4432-9669-5300-2109
number:

## **Property type**

**B1 Offices and Workshop businesses** 

## **Total floor area**

376 square metres

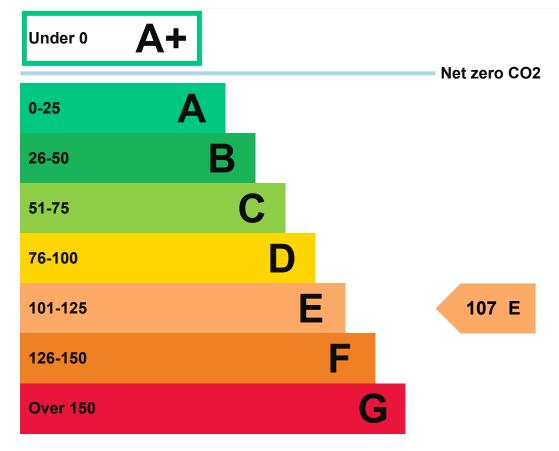
## Rules on letting this property

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

You can read <u>guidance</u> for <u>landlords</u> on the <u>regulations</u> and <u>exemptions</u> (<u>https://www.gov.uk/government/publications/nondomestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance</u>).

## **Energy rating and score**

This property's current 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

78 D

## Breakdown of this property's energy performance

# Main heating fuel

**Natural Gas** 

# **Building environment**

Heating and Natural Ventilation

## Assessment level

3

## Building emission rate (kgCO2/m2 per year)

68.67

## Primary energy use (kWh/m2 per year)

395

About primary energy use

## **Recommendation report**

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/1089-6306-9090-4064-3370).

#### 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

Steven Morris

## **Telephone**

01244 322 500

## **Email**

steve@morganmaire.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/015332

## **Telephone**

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enquiries@elmhurstenergy.co.uk

# **About this assessment**

## **Employer**

Morgan Maire & Co Limited

# **Employer address**

3B Uppereastgate Row, Chester, CH1 1LQ

## Assessor's declaration

The assessor is not related to the owner of the property.

## **Date of assessment**

24 May 2022

## **Date of certificate**

Other certificates for this property
f you are aware of previous certificates for this property and they are not listed here, please contact us at <a href="mailto:lluhc.digital-services@levellingup.gov.uk">lluhc.digital-services@levellingup.gov.uk</a> or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pr
here are no related certificates for this property.