

# Energy performance certificate (EPC)

1a College Street WELLINGBOROUGH NN8 3HF	Energy rating <b>D</b>	Valid until: <b>19 March 2034</b>
		Certificate number: <b>4391-5030-1586-4830-7711</b>

**Property type** Offices and Workshop Businesses

**Total floor area** 103 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).

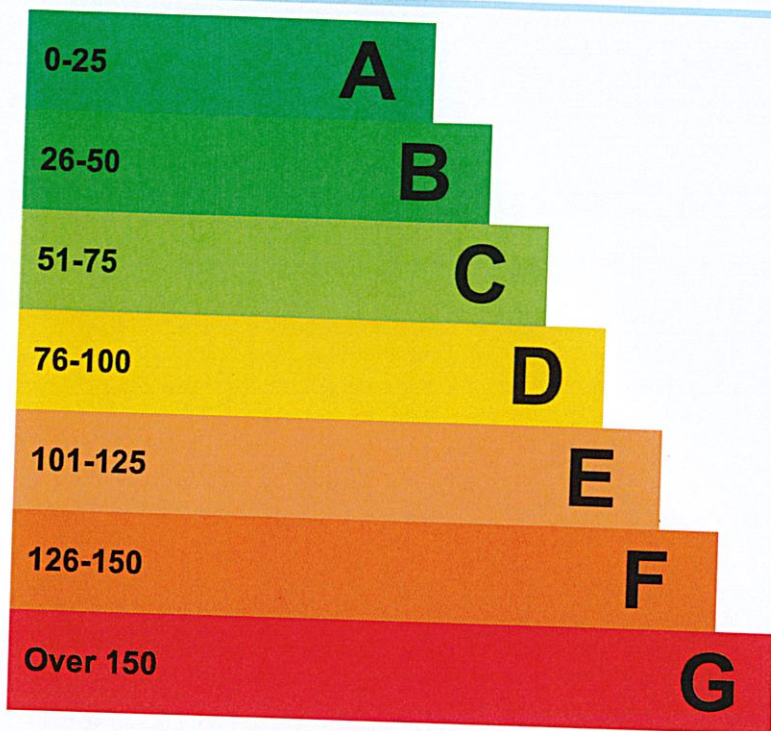
## Energy rating and score

This property's energy rating is D.

Under 0

**A+**

Net zero CO2



83 **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**

9 **A**

**If typical of the existing stock**

35 **B**

## Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Natural Ventilation

Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	41.07
Primary energy use (kWh/m <sup>2</sup> per year)	433

► [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6102-8821-7493-7298-1289\)](/energy-certificate/6102-8821-7493-7298-1289).

## 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	Mark Brookes
Telephone	01933 441464
Email	<a href="mailto:mark@harwoodsproperty.co.uk">mark@harwoodsproperty.co.uk</a>

### 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/019537
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

## About this assessment

Employer	Harwoods Chartered Surveyors and Estate Agents
Employer address	21 Silver Street, Wellingborough, NN8 1AY
Assessor's declaration	The assessor is the owner or director of the organisation dealing with the property transaction.
Date of assessment	5 March 2024
Date of certificate	20 March 2024

## 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](mailto:mhclg.digital-services@communities.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

Certificate number	<a href="#">9095-0954-6939-3839-2886 (/energy-certificate/9095-0954-6939-3839-2886)</a>
Valid until	13 March 2033



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