

Energy performance certificate (EPC)

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|---|---------------------------|---|
| UNIT 3/4 Rudyerd House Benton Road West Allotment NEWCASTLE UPON TYNE NE27 0EP | Energy rating C | Valid until: 30 April 2027 |
| | | Certificate number: 0591-9747-3430-1000-7333 |

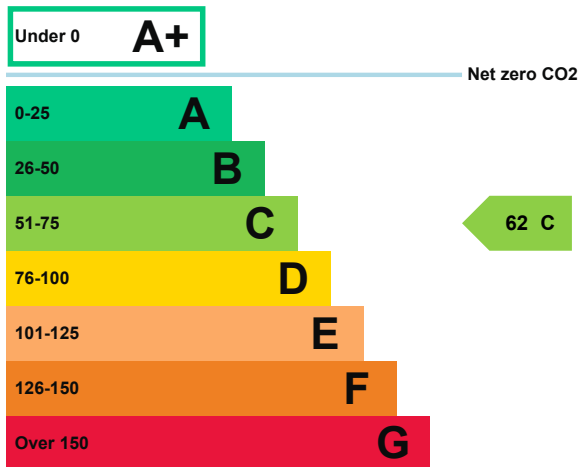
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| Property type | A1/A2 Retail and Financial/Professional services |
| Total floor area | 124 square metres |

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



If typical of the existing stock



Breakdown of this property's energy performance

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| Main heating fuel | Grid Supplied Electricity |
| Building environment | Heating and Natural Ventilation |
| Assessment level | 3 |
| Building emission rate (kgCO2/m2 per year) | 82.92 |
| Primary energy use (kWh/m2 per year) | 491 |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0940-7905-0433-7143-7014\)](#).

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.

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|-----------------|--|
| Assessor's name | Philip Ternent |
| Telephone | 07771 888843 |
| Email | philternent@gmail.com |

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

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|----------------------|--|
| Accreditation scheme | Elmhurst Energy Systems Ltd |
| Assessor's ID | EES/010461 |
| Telephone | 01455 883 250 |
| Email | enquiries@elmhurstenergy.co.uk |

About this assessment

| | |
|------------------------|---|
| Employer | The Bell Partnership CES Ltd |
| Employer address | 17 Linden Road, Newcastle |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 19 April 2017 |
| Date of certificate | 1 May 2017 |