Energy performance certificate (EPC)

Unit 1 Pocket Workshops Washington Street BOLTON BL3 5ER	Energy rating **D**	Valid until:	**14 August 2030**
		Certificate number:	**0980-4209-0350-7410-6024**

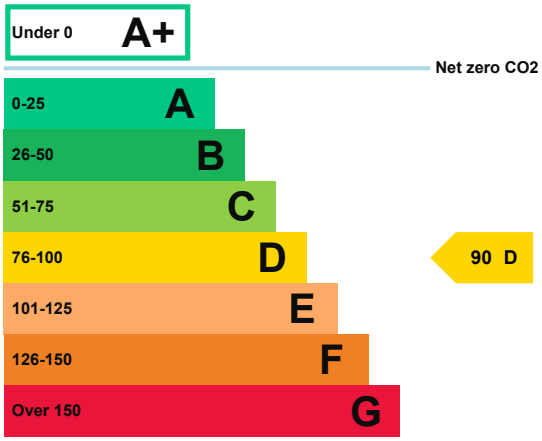
Property type	B1 Offices and Workshop businesses
Total floor area	95 square metres

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 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

22 A

If typical of the existing stock

64 C

Breakdown of this property's energy performance

Main heating fuel	Other
Building environment	Unconditioned
Assessment level	3
Building emission rate (kgCO2/m2 per year)	25.55
Primary energy use (kWh/m2 per year)	151

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/2472-4018-0005-0600-4995).

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 Roberts
Telephone	08000209526
Email	djsr@hotmail.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	Stroma Certification Ltd
Assessor's ID	STRO029841
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Pennine EPC's
Employer address	8 New Road, Littleborough, OL15 8LX
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 August 2020
Date of certificate	15 August 2020