

# Energy performance certificate (EPC)

|                                                  |                               |                                              |
|--------------------------------------------------|-------------------------------|----------------------------------------------|
| System House<br>Long Road<br>PAIGNTON<br>TQ4 7BB | Energy rating<br><div>D</div> | Valid until: 17 May 2032                     |
|                                                  |                               | Certificate number: 4976-5272-4841-6826-7196 |

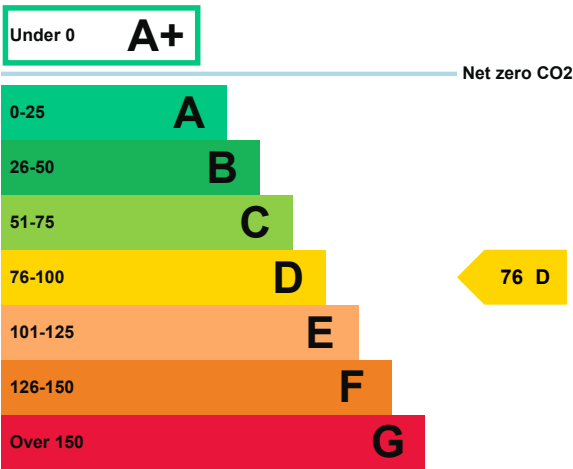
|                  |                                    |
|------------------|------------------------------------|
| Property type    | B1 Offices and Workshop businesses |
| Total floor area | 1,152 square metres                |

## 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                   | 21 A |
| If typical of the existing stock | 62 C |

## Breakdown of this property's energy performance

|                                                                     |                                 |
|---------------------------------------------------------------------|---------------------------------|
| Main heating fuel                                                   | Natural Gas                     |
| Building environment                                                | Heating and Natural Ventilation |
| Assessment level                                                    | 3                               |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 44.53                           |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 257                             |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0673-0779-3333-5566-8553\)](/energy-certificate/0673-0779-3333-5566-8553).

## 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 | Andrew Coleman |
|-----------------|----------------|

### 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        | STRO001688                                                             |
| Telephone            | 0330 124 9660                                                          |
| Email                | <a href="mailto:certification@stroma.com">certification@stroma.com</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | ECO Connect Network Ltd                                   |
| Employer address       | 21 Bryndulais Row Seven Sisters Neath SA10 9EB            |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 17 May 2022                                               |
| Date of certificate    | 18 May 2022                                               |