

# Energy performance certificate (EPC)

167 Gelli Road  
Gelli  
PENTRE  
CF41 7ND

Energy rating

**D**

Valid until: **18 June 2033**

Certificate number: **9082-8690-6818-3268-4355**

Property type

Retail/Financial and Professional Services

Total floor area

197 square metres

## Rules on letting this property

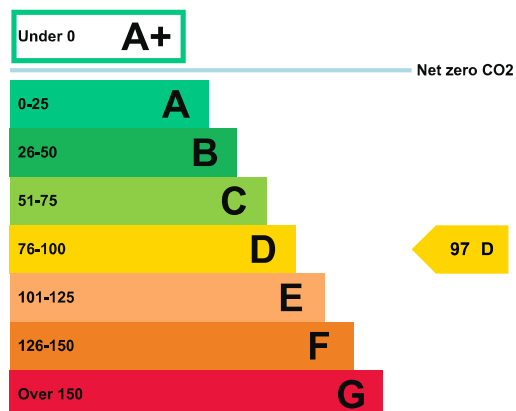
Properties can be let if they have an energy rating from A+ to E.

## Energy efficiency rating for this property

This property's current energy rating is D.

Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO<sub>2</sub>) your property is likely to emit.



## How this property compares to others

Properties similar to this one could have ratings:

If newly built

31 B

If typical of the existing stock

143 F

## 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)

32.6

Primary energy use (kWh/m<sup>2</sup> per year)

235

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8602-6503-4033-5546-6249\)](#).

## 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	Kevin McGrath
Telephone	07789982237
Email	<a href="mailto:kevin.mcgrath@ntlworld.com">kevin.mcgrath@ntlworld.com</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/019664
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	K and M Property Services
Employer address	37 Ton Road, Cwmbran, Torfaen, NP44 7LE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 May 2023
Date of certificate	19 June 2023

---