

# Energy performance certificate (EPC)

36, Hannah Street  
PORTH  
CF39 9RB

Energy rating

**E**

Valid until: 7 December 2031

Certificate number: 9378-6592-0872-4015-5194

**Property type**

A1/A2 Retail and Financial/Professional services

**Total floor area**

122 square metres

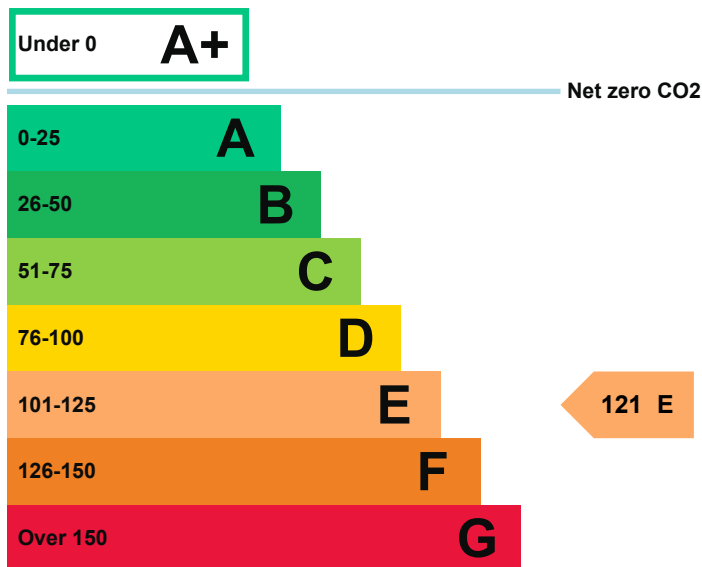
## Rules on letting this property

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 current energy rating is E.



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**

**19 A**

**If typical of the existing stock**

**65 C**

## Breakdown of this property's energy performance

**Main heating fuel**

Grid Supplied Electricity

<b>Building environment</b>	Heating and Natural Ventilation
<b>Assessment level</b>	3
<b>Building emission rate (kgCO2/m2 per year)</b>	123.96
<b>Primary energy use (kWh/m2 per year)</b>	733

► [About primary energy use](#)

#### Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0397-4602-0808-7913-8787\)](#).

#### 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.

<b>Assessor's name</b>	Adam Freeman
<b>Telephone</b>	07510090633
<b>Email</b>	<a href="mailto:adam@freemansurveying.com">adam@freemansurveying.com</a>

### Contacting the accreditation scheme

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

<b>Accreditation scheme</b>	ECMK
<b>Assessor's ID</b>	ECMK301829
<b>Telephone</b>	0333 123 1418
<b>Email</b>	<a href="mailto:info@ecmk.co.uk">info@ecmk.co.uk</a>

### About this assessment

<b>Employer</b>	CBEM-UK Ltd
<b>Employer address</b>	48 Queens Hill Newport NP20 5HJ
<b>Assessor's declaration</b>	The assessor is not related to the owner of the property.
<b>Date of assessment</b>	8 December 2021
<b>Date of certificate</b>	8 December 2021

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

<b>Certificate number</b>	<a href="#">0230-1964-0339-1260-1034 (/energy-certificate/0230-1964-0339-1260-1034)</a>
<b>Expired on</b>	26 July 2021

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

## **OGL**

All content is available under the [Open Government Licence v3.0 \(https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/\)](https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/), except where otherwise stated



[ght \(https://www.nationalarchives.gov.uk/information-management/re-using-public-sector-information/uk-government-licensing-framework/crown-c](https://www.nationalarchives.gov.uk/information-management/re-using-public-sector-information/uk-government-licensing-framework/crown-c)