

# Energy performance certificate (EPC)

47, High Street FERNDALE CF43 4RH	Energy rating <b>C</b>	Valid until: <b>2 June 2030</b>
		Certificate number: <b>0060-2232-0320-8720-3020</b>

<b>Property type</b>	A1/A2 Retail and Financial/Professional services
<b>Total floor area</b>	37 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>).

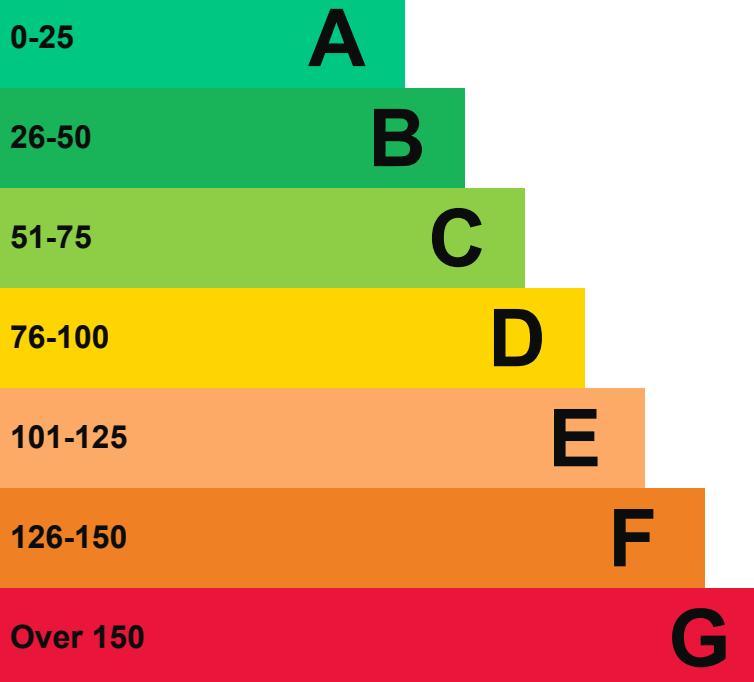
## Energy rating and score

This property's energy rating is C.

Under 0

**A+**

Net zero CO2



71 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

25 A

If typical of the existing stock

85 D

## Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Natural Ventilation

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<b>Assessment level</b>	3
<b>Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)</b>	81.85
<b>Primary energy use (kWh/m<sup>2</sup> per year)</b>	484

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► [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2282-4026-0302-0300-7201\)](#).

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

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### 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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<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>

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# About this assessment

## Employer

<b>Employer address</b>	South Wales Bristol South Glos
<b>Assessor's declaration</b>	The assessor is not related to the owner of the property.
<b>Date of assessment</b>	3 June 2020
<b>Date of certificate</b>	3 June 2020

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

<b>Certificate number</b>	<a href="#">9637-3045-0072-0800-1201 (/energy-certificate/9637-3045-0072-0800-1201)</a>
<b>Expired on</b>	3 June 2023



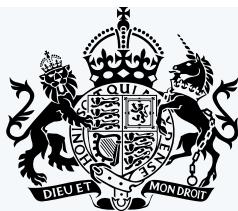
[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(<https://forms.office.com/e/KX25htGMX5>\)](#)

[Service performance \(/service-performance\)](#)

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