

Energy performance certificate (EPC)

2a Victoria Road
SANDFIELDS
SA12 6AB

Energy rating

D

Valid until: 21 January 2033

Certificate number: 4199-1920-7899-9825-8456

Property type A1/A2 Retail and Financial/Professional services

Total floor area 191 square metres

Rules on letting this property

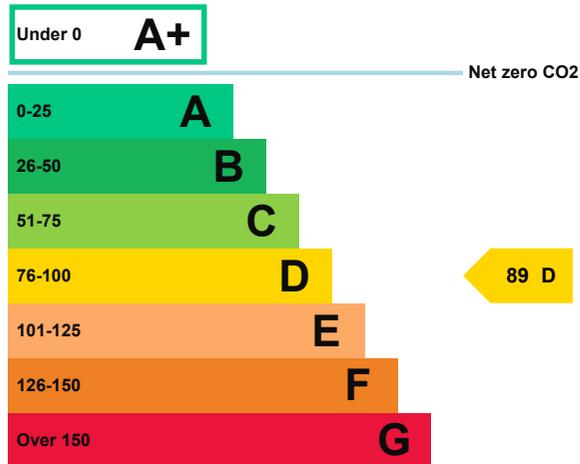
Properties can be let if they have an energy rating from A+ to E.

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

16 A

If typical of the existing stock

54 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 ₂ /m ² per year)	77.5
Primary energy use (kWh/m ² per year)	445

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0544-8246-6653-4262-8539\)](/energy-certificate/0544-8246-6653-4262-8539).

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	Carl Williams
Telephone	07958 365676
Email	surveys@ecoconnectnetwork.com

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/019769
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Carl Williams
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	18 January 2023
Date of certificate	22 January 2023