

# Energy performance certificate (EPC)

13 Hilderthorpe Road  
BRIDLINGTON  
YO15 3AY

Energy rating

**D**

Valid until: **28 February 2034**

Certificate number: **4722-2629-1343-6759-0527**

Property type	Retail/Financial and Professional Services
Total floor area	99 square metres

## Rules on letting this property

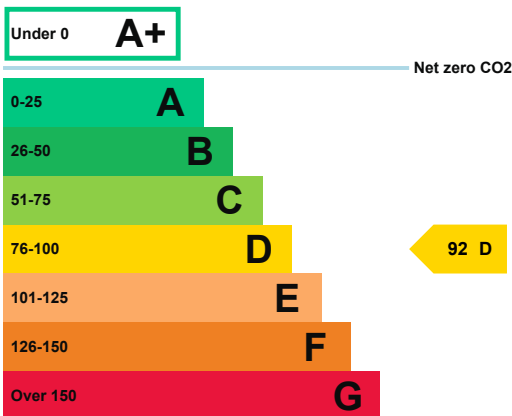
Properties can be let if they have an energy rating from A+ to E.

## 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

29 B

If typical of the existing stock

117 E

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	34.33
Primary energy use (kWh/m <sup>2</sup> per year)	283

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8544-3644-7748-2105-1452\)](/energy-certificate/8544-3644-7748-2105-1452).

## 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	David Wilson
Telephone	07815738049
Email	<a href="mailto:david@wilsondea.co.uk">david@wilsondea.co.uk</a>

### Contacting the accreditation scheme

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

Accreditation scheme	Sterling Accreditation Ltd
Assessor's ID	STER000120
Telephone	0161 727 4303
Email	<a href="mailto:info@sterlingaccreditation.com">info@sterlingaccreditation.com</a>

### About this assessment

Employer	Wilson Energy Assessors
Employer address	18 Westway, Scarborough, North Yorkshire, YO11 3ED
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	29 February 2024
Date of certificate	1 March 2024

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