

# Energy performance certificate (EPC)

44 Victoria Road Kirkby-in-Ashfield NOTTINGHAM NG17 8AR	Energy rating	Valid until: <b>6 November 2027</b>
	<b>D</b>	Certificate number: <b>9090-2927-0303-5390-9000</b>

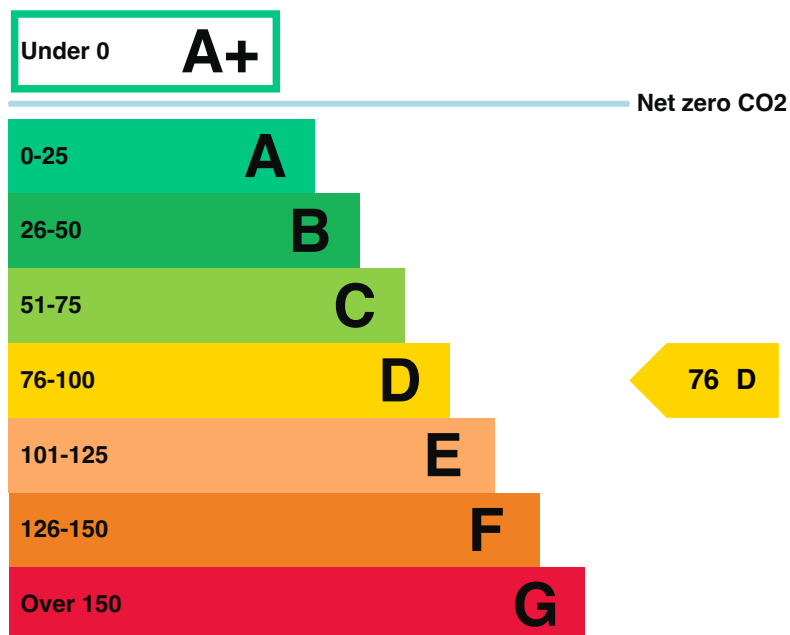
Property type	A1/A2 Retail and Financial/Professional services
Total floor area	169 square metres

## 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

25 A

If typical of the existing stock

73 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 <sub>2</sub> /m <sup>2</sup> per year)	78.71
Primary energy use (kWh/m <sup>2</sup> per year)	457

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9250-4099-0230-0990-3701\)](/energy-certificate/9250-4099-0230-0990-3701).

## 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	Roy Redhead
Telephone	07713634349
Email	<a href="mailto:info@bridgfordenergyconsultants.com">info@bridgfordenergyconsultants.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/002078
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Bridgford Energy Consultants Ltd
Employer address	
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	7 November 2017
Date of certificate	7 November 2017