

Energy performance certificate (EPC)

Unit 3 Cwm Cynon Business Park MOUNTAIN ASH CF45 4ER	Energy rating C	Valid until: 1 September 2035
		Certificate number: 6300-4575-4979-7235-6246

Property type: General Industrial and Special Industrial Groups

Total floor area: 61 square metres

Rules on letting this property

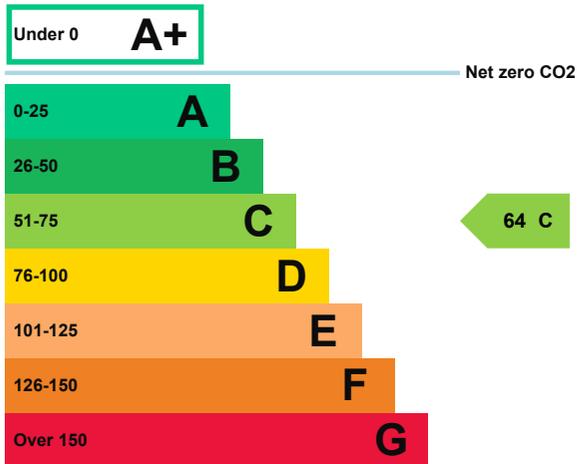
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is 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



If typical of the existing stock



Breakdown of this property's energy performance

Main heating fuel	Other
Building environment	Unconditioned
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	5.05
Primary energy use (kWh/m ² per year)	55

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7930-1786-4781-7286-2333\)](/energy-certificate/7930-1786-4781-7286-2333).

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	Maurice Carter
Telephone	07900 123494
Email	epcdirect123@gmail.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/010018
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	EPC 4 Cardiff
Employer address	19 Clevedon Avenue, Sully, Penarth, Vale of Glamorgan, CF64 5UU
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 August 2025
Date of certificate	2 September 2025
