

Energy performance certificate (EPC)

Unit 1100 Western Avenue Central Park BRIDGEND CF31 3TY	Energy rating B	Valid until: 12 September 2034
		Certificate number: 7366-1306-0328-2997-3545

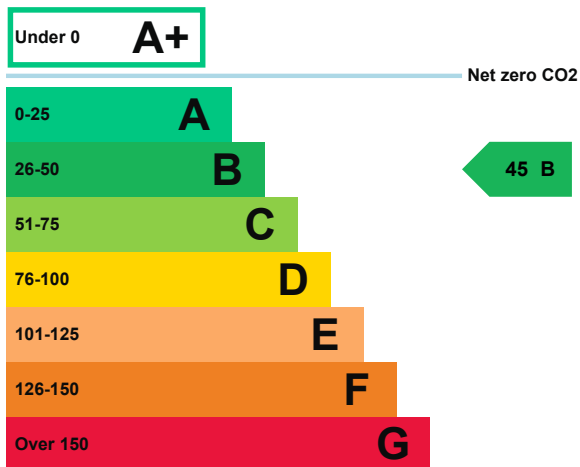
Property type	Offices and Workshop Businesses
Total floor area	895 square metres

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 B.



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

14 A

If typical of the existing stock

63 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)	13.13
Primary energy use (kWh/m ² per year)	117

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5736-8206-4821-9732-5459\)](#).

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	Ingrid Edwards
Telephone	07515806040
Email	info@litenergy.co.uk

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	STER400439
Telephone	0161 727 4303
Email	info@sterlingaccreditation.com

About this assessment

Employer	Energy Assessors Wales
Employer address	24 Windsor Place, Cardiff, South Wales, CF10 3BY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 September 2024
Date of certificate	13 September 2024