Energy performance certificate (EPC)

47, Roman Road MIDDLESBROUGH TS5 6DZ	Energy rating **D**	Valid until:	**8 September 2029**
		Certificate number:	**0010-0931-0819-7078-4002**

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	80 square metres

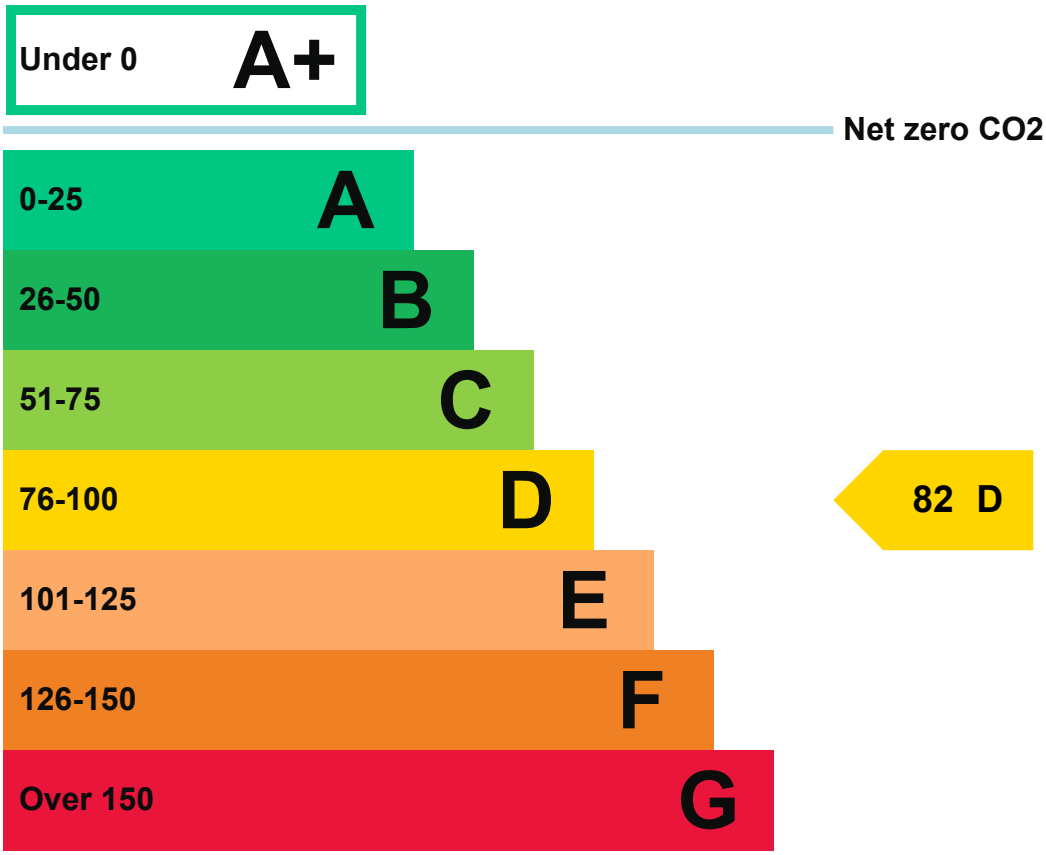
Rules on letting this property

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

You can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

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 30 B

If typical of the existing stock 89 D

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Mixed-mode with Natural Ventilation

Assessment level	3
Building emission rate (kgCO2/m2 per year)	96.48
Primary energy use (kWh/m2 per year)	571

▶ About primary energy use

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/0497-7980-1040-0800-1103).

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	Tanya Lewis
Telephone	07967335802
Email	tlewisepc@yahoo.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/019561
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	LEWIS SURVEYORS ENERGY LTD
Employer address	11 Carr Bridge Close, Aislaby, Yarm, Cleveland, TS16 0GY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	30 August 2019
Date of certificate	9 September 2019

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

OGL

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