

Energy performance certificate (EPC)

Unit 1 Valley Farm Way Leeds LS10 1SE	Energy rating A	Valid until: 14 July 2035
		Certificate number: 5227-0030-8358-1550-4150

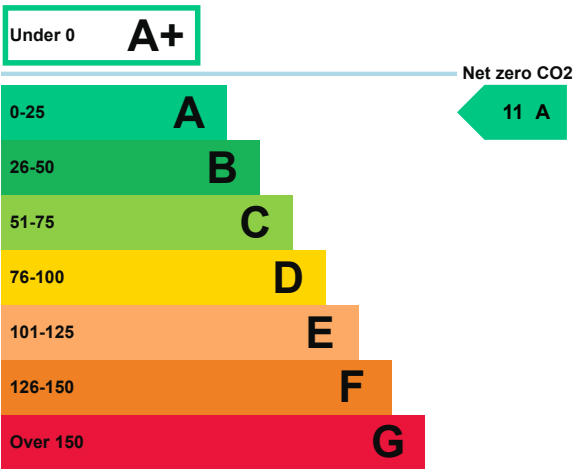
Property type	Storage or Distribution
Total floor area	7,638 square metres

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 A.



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	11 A
If typical of the existing stock	44 B

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO ₂ /m ² per year)	1.65
Primary energy use (kWh/m ² per year)	17

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2197-8498-0175-4619-0304\)](#).

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	Holly Hemmens
Telephone	0000 000 000
Email	hollyhemmens@ridge.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	CIBSE Certification Limited
Assessor's ID	LCEA206374
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Hydrock Stantec Limited
Employer address	Lobb Shippon, Plympton, Plymouth, PL7 5BP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 June 2025
Date of certificate	15 July 2025