

Energy performance certificate (EPC)

Unit 4 Brookdale Road SHEFFIELD S35 2PW	Energy rating	Valid until: 14 March 2036
	D	Certificate number: 7792-1013-1538-9147-3241

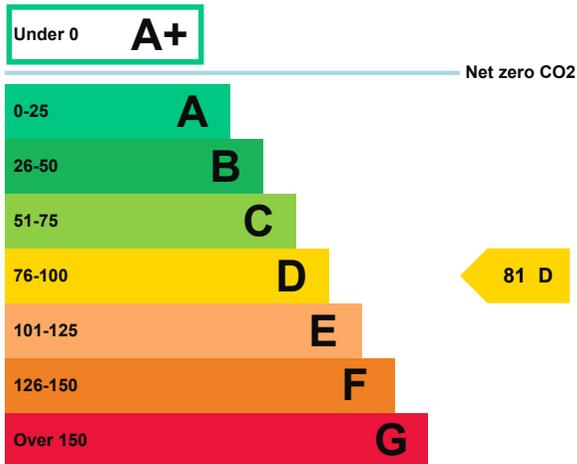
Property type	Storage or Distribution
Total floor area	1,453 square metres

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



If typical of the existing stock



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)	12.16
Primary energy use (kWh/m ² per year)	94

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5038-0733-3111-2662-6597\)](#).

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	Richard Holmes
Telephone	0115 923 1707
Email	richard.holmes@third-stone.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	LCEA085829
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Third Stone Limited
Employer address	10 Denton Drive, West Bridgford, Nottingham. NG2 7FS
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	5 February 2026
Date of certificate	15 March 2026
