

Energy performance certificate (EPC)

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|--|------------------------|--|
| 297-299 Ecclesall Road SHEFFIELD S11 8NX | Energy rating C | Valid until: 21 March 2035 |
| | | Certificate number: 7498-7530-8836-0193-1997 |
| Property type | | Retail/Financial and Professional Services |
| Total floor area | | 160 square metres |

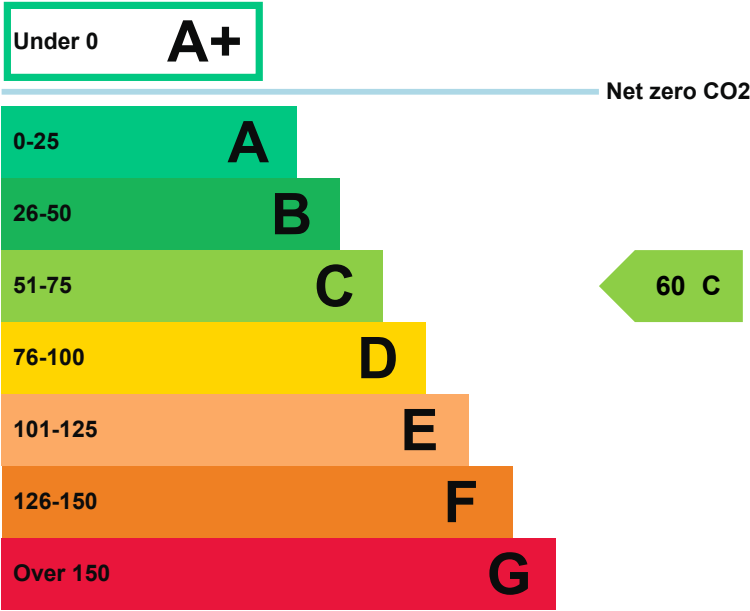
Rules on letting this property

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) (<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 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

6 A

If typical of the existing stock

22 A

Breakdown of this property's energy performance

| | |
|---|---------------------------|
| Main heating fuel | Grid Supplied Electricity |
| Building environment | Air Conditioning |
| Assessment level | 3 |
| Building emission rate (kgCO ₂ /m ² per year) | 18.5 |
| Primary energy use (kWh/m ² per year) | 199 |

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5420-2135-5025-4411-7568\)](#).

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 | Keith Scott |
| Telephone | 01302731062 |
| Email | keith@3counties-epcs.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/006301 |
| Telephone | 01455 883 250 |
| Email | enquiries@elmhurstenergy.co.uk |

About this assessment

| | |
|------------------|---|
| Employer | 3 Counties Energy Assessments Ltd |
| Employer address | Hayfield Lane, Auckley, Doncaster DN9 3NP |

| | |
|-------------------------------|---|
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 12 March 2025 |
| Date of certificate | 22 March 2025 |

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.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5) [Service performance \(/service-performance\)](#)

OGL

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