

Energy performance certificate (EPC)

Offices 11 Portland Street Manchester M1 3HU	Energy rating B	Valid until: 24 September 2034
		Certificate number: 4994-7108-2818-5869-1083

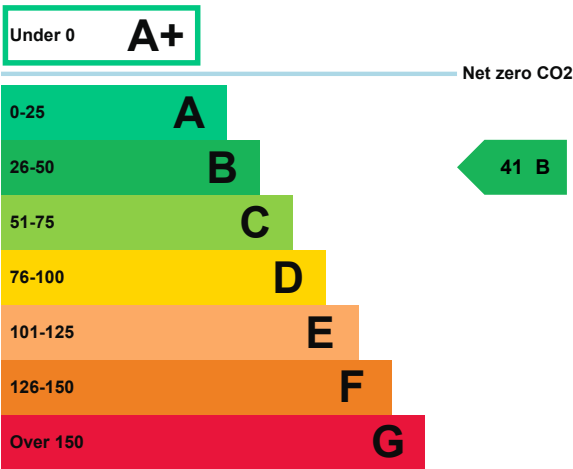
Property type	Offices and Workshop Businesses
Total floor area	17,333 square metres

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	20 A
If typical of the existing stock	78 D

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO ₂ /m ² per year)	13.16
Primary energy use (kWh/m ² per year)	107

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0477-2963-3225-0002-4064\)](/energy-certificate/0477-2963-3225-0002-4064).

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	Dan Castle
Telephone	07555537899
Email	dan.castle@carbonplan.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/017667
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Carbon Plan Engineering
Employer address	12 St Georges Square Huddersfield
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 September 2024
Date of certificate	25 September 2024