

# Energy performance certificate (EPC)

3 South Alnwick Trade Park Larch Drive Lionheart Enterprise Park ALNWICK NE66 2FP	Energy rating <h1 style="text-align: center;">A</h1>	Valid until: <b>20 June 2033</b> <hr/> Certificate number: <b>6398-0798-7144-1387-3121</b>
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Property type B1 Offices and Workshop businesses

Total floor area 596 square metres

## Rules on letting this property

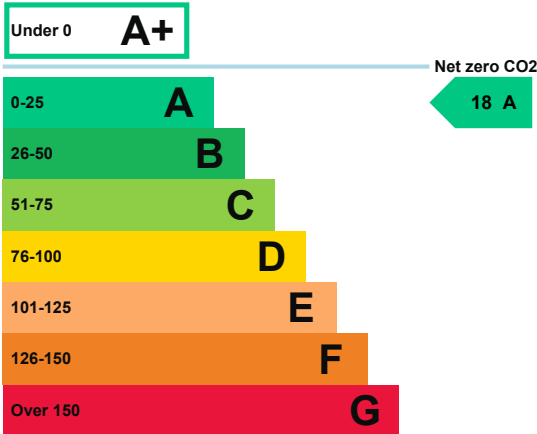
Properties can be let if they have an energy rating from A+ to E.

## Energy efficiency rating for this property

This property's current energy rating is A.

Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.



## How this property compares to others

Properties similar to this one could have ratings:

If newly built

21 A

If typical of the existing stock

63 C

## Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level

4

Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

9.09

Primary energy use (kWh/m<sup>2</sup> per year)

53

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7857-8874-7449-2800-0391\)](#).

## 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	Jamie Smith
Telephone	0191 370 6690
Email	<a href="mailto:jamie@sineconsulting.com">jamie@sineconsulting.com</a>

### 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/015728
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Sine Consulting Ltd
Employer address	Derwent House, Mandale Business Park, Belmont, Durham, DH1 1TH
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	21 June 2023
Date of certificate	21 June 2023

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