

Energy performance certificate (EPC)

16 Bridgeman Terrace WIGAN WN1 1TD	Energy rating E	Valid until: 3 May 2033
		Certificate number: 9202-5524-5359-7451-7355

Property type	Offices and Workshop Businesses
Total floor area	263 square metres

Rules on letting this property

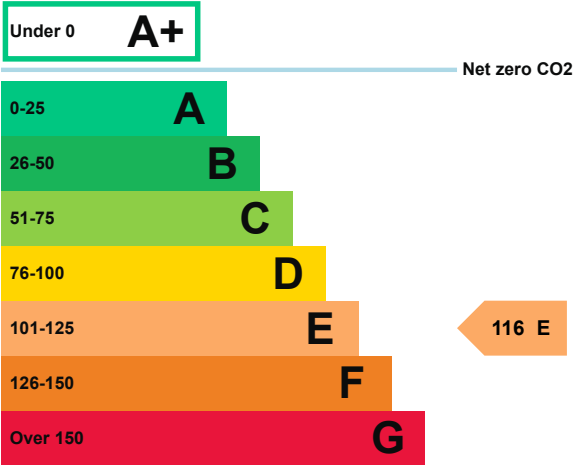
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is E.

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	10 A
If typical of the existing stock	40 B

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)	28.3
Primary energy use (kWh/m ² per year)	184

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1733-7735-4204-4114-0149\)](#).

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	Wayne Slater
Telephone	01254 772 430
Email	w_slater@sky.com

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/019720
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	North West EPC
Employer address	
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 May 2023
Date of certificate	4 May 2023