

Energy performance certificate (EPC)

523 Garstang Road Broughton PRESTON PR3 5DL	Energy rating	Valid until: 7 June 2027
	B	Certificate number: 0030-1933-0376-1570-4014

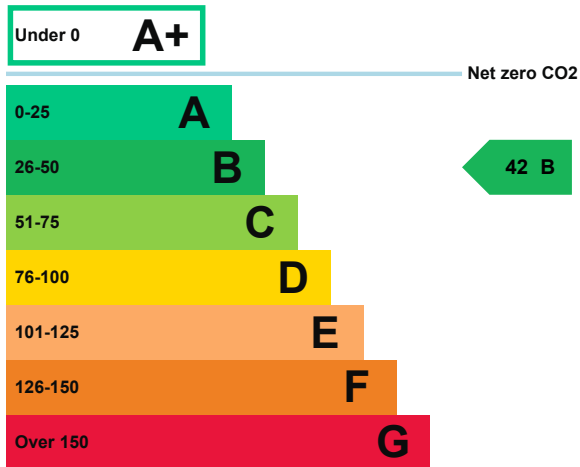
Property type	B1 Offices and Workshop businesses
Total floor area	525 square metres

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	33 B
If typical of the existing stock	97 D

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO ₂ /m ² per year)	59.91
Primary energy use (kWh/m ² per year)	354

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9111-4073-0367-0400-5305\)](/energy-certificate/9111-4073-0367-0400-5305).

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	Guy Shorrock
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Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO002747
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Aldrock Surveyors Ltd
Employer address	Unit 5, Cunningham Court, Lions Drive, Shadsworth Business Park, Blackburn BB1 2QS
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	5 July 2016
Date of certificate	8 June 2017