

# Energy performance certificate (EPC)

|   |               |                     |                          |
|---|---------------|---------------------|--------------------------|
| 49 Holtshill Lane<br>WALSALL<br>WS1 2JA | Energy rating | Valid until:        | 10 May 2034              |
|   | <b>C</b>      | Certificate number: | 4798-7338-0637-3562-2821 |

|                  |  |
|------------------|--|
| Property type    | Retail/Financial and Professional Services |
| Total floor area | 31 square metres                           |

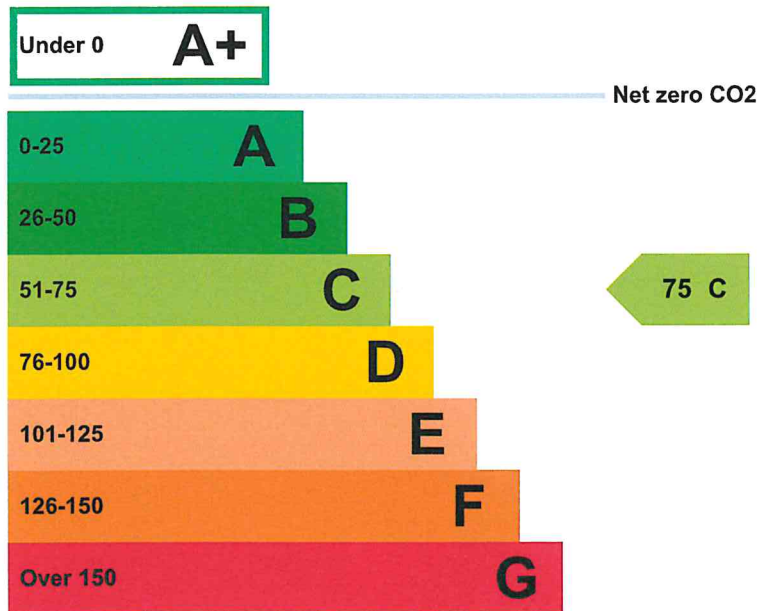
## Rules on letting this property

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

8 A

If typical of the existing stock

33 B

## Breakdown of this property's energy performance

|   |                                 |
|---|---------------------------------|
| Main heating fuel   | Grid Supplied Electricity       |
| Building environment  | Heating and Natural Ventilation |
| Assessment level  | 3                               |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 51.78                           |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 543                             |

▶ [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0388-8552-6663-9233-6409\)](#).

## 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 | Jonathan Parkes  |
| Telephone       | 01922 898171   |
| Email           | <a href="mailto:jonathan@midlandassessenergy.co.uk">jonathan@midlandassessenergy.co.uk</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/005659   |
| Telephone            | 01455 883 250  |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                  |  |
|------------------|--|
| Employer         | Midland Assess Energy                      |
| Employer address | 7 Stanley Place, Rushall, Walsall, WS4 1EL |

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|                               |   |
|-------------------------------|---|
| <b>Assessor's declaration</b> | The assessor is not related to the owner of the property. |
| <b>Date of assessment</b>     | 10 May 2024   |
| <b>Date of certificate</b>    | 11 May 2024   |

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## 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 [dluhc.digital-services@levellingup.gov.uk](mailto:dluhc.digital-services@levellingup.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

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[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

### OGI

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