

OXTON ESTATES LTD

PROPERTY OWNERS & CONSULTANTS • FREEHOLD MANAGEMENT

By E Mail.

Date 28th March 2024.

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Website: www.oxtonestates.com

Consultant - Martin Walford F.R.I.C.S

Reference: 56 Christchurch Road Oxton. Prenton. CH43 5SF

With Compliments

For Information
New EPC Certificate



Property type Retail/Financial and Professional Services

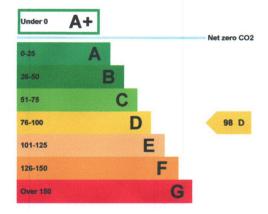
Total floor area 74 square metres

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 D.



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	13 A
If typical of the existing stock	
	54 C

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 (kgCO2/m2 per year)	40.66
Primary energy use (kWh/m2 per year)	427

Recommendation report

Guidance on improving the energy performance of this property can be found in the <u>recommendation</u> report (/energy-certificate/2438-9646-9353-0221-2192).

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	Michael Jones	
Telephone	0151 645 1744	etti Bunkan kolonia teren in kolonia tila tila tila susikan kulonni, asemenytian mis etti Pute tin susikan kes I
Email	epc@dualhi.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/019550
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk
About this assessment Employer	Dual Home Inspectors

ectors
Road, Birkenhead, CH42 2DU
not related to the owner of the