

Section 2.1: Planning and Environmental Certificates

2.1.3 EPC Certificates

Energy performance certificate (EPC)

Easy Bathrooms, Peel Avenue Calder Park Wakefield WF2 7UA	Energy rating A	Valid until: 24 August 2032 Certificate number: 6870-4518-5364-1841-1770
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Property type

B8 Storage or Distribution

Total floor area

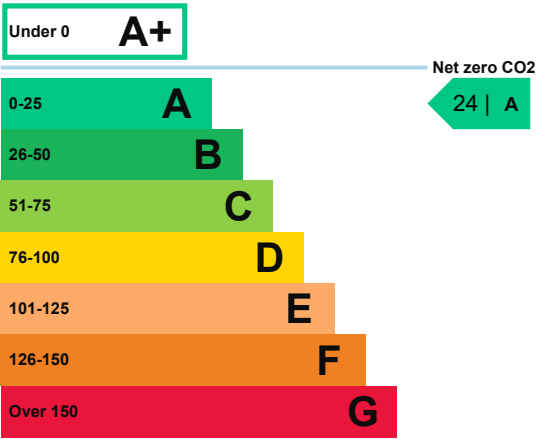
30841 square metres

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

25 | A

If typical of the existing stock

68 | C

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO2/m2 per year)	19.33
Primary energy use (kWh/m2 per year)	114

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6784-7842-5723-3013-2446\)](#).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name	Max Stephenson
Telephone	01134 931 280
Email	max.stephenson@yonderconsulting.co.uk

Accreditation scheme contact details

Accreditation scheme	CIBSE Certification Limited
Assessor ID	LCEA206079
Telephone	020 8772 3649
Email	epc@cibsecertification.org

Assessment details

Employer	Yonder Ltd
Employer address	Third Floor, Concordia Works, 30 Sovereign St, Leeds, LS1 4BA
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	1 August 2022
Date of certificate	25 August 2022
