

Energy performance certificate (EPC)

Unit 1 32 Lysander Road Melksham SN12 6SP	Energy rating B	Valid until: 17 June 2034
		Certificate number: 9516-8424-6889-4445-9375

Property type

Storage or Distribution

Total floor area

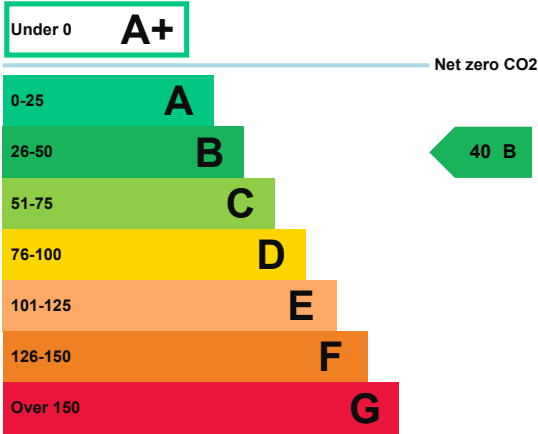
488 square metres

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

13 A

If typical of the existing stock

51 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)	5.27
Primary energy use (kWh/m2 per year)	56

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8098-2072-3856-1993-7567\)](#).

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	Daniel Montlake
Telephone	02071834885
Email	info@coresustainability.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/019813
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Core Sustainability
Employer address	124 City Road
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	29 May 2024
Date of certificate	18 June 2024
