

Energy performance certificate (EPC)

Unit A13\_B2\_B6  
Radshape Business Park  
Shefford Road  
Aston  
BIRMINGHAM  
B6 4PL

Energy rating

B

Valid until:

6 December 2034

Certificate number:

2351-7052-7753-9805-9481

|                  |                                 |
|------------------|---------------------------------|
| Property type    | Offices and Workshop Businesses |
| Total floor area | 202 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.

The figure shows a horizontal bar chart representing the energy rating scale. The scale consists of seven colored bars, each representing a rating from A+ to G. The bars are arranged in a descending staircase pattern from left to right. The ratings and their corresponding score ranges are: A+ (Under 0), A (0-25), B (26-50), C (51-75), D (76-100), E (101-125), F (126-150), and G (Over 150). A green arrow points to the B rating bar, which is labeled with the score 48. A light blue line extends from the A+ rating to the right, labeled 'Net zero CO2'.

| Rating | Score Range |
|--------|-------------|
| A+     | Under 0     |
| A      | 0-25        |
| B      | 26-50       |
| C      | 51-75       |
| D      | 76-100      |
| E      | 101-125     |
| F      | 126-150     |
| G      | Over 150    |

<https://find-energy-certificate.service.gov.uk/energy-certificate/2351-7052-7753-9805-9481?print=true>

1/3

How this property compares to others

Properties similar to this one could have ratings:

|                                  |      |
|----------------------------------|------|
| If newly built                   | 10 A |
| If typical of the existing stock | 42 B |

Breakdown of this property’s energy performance

|                                            |                           |
|--------------------------------------------|---------------------------|
| Main heating fuel                          | Grid Supplied Electricity |
| Building environment                       | Air Conditioning          |
| Assessment level                           | 3                         |
| Building emission rate (kgCO2/m2 per year) | 15.12                     |
| Primary energy use (kWh/m2 per year)       | 165                       |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3956-4091-0020-7530-2775\)](#).

## 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 | Avtar Sandhu                                                         |
| Telephone       | 07803 909109                                                         |
| Email           | <a href="mailto:sandhu@blueyonder.co.uk">sandhu@blueyonder.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/008325                                                                         |
| Telephone            | 01455 883 250                                                                      |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | Simple Green Surveys                                      |
| Employer address       | Oxfordshire                                               |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 4 November 2024                                           |
| Date of certificate    | 7 December 2024                                           |