

Energy performance certificate (EPC)

5 Priory Street WREXHAM LL11 1SU	Energy rating B	Valid until: 8 September 2030
		Certificate number: 0760-0230-7402-4101-0002

Property type

A1/A2 Retail and Financial/Professional services

Total floor area

313 square metres

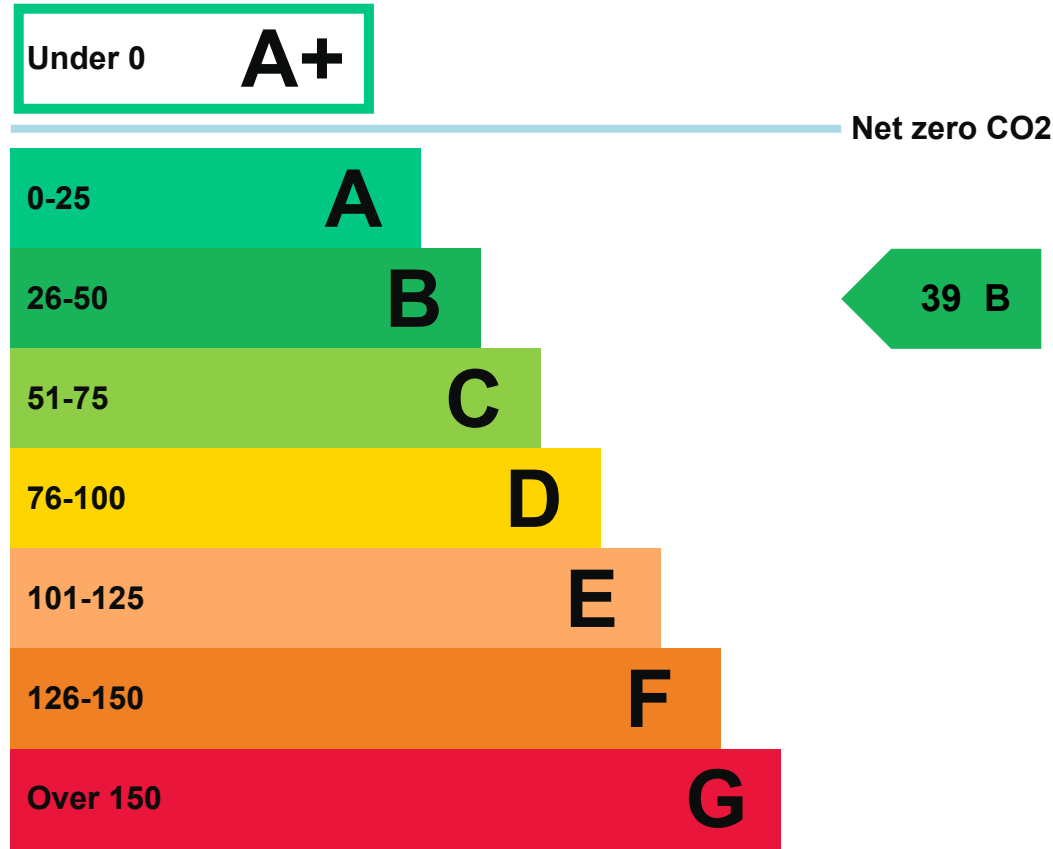
Rules on letting this property

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 current 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

22 A

If typical of the existing stock

63 C

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)

69.25

Primary energy use (kWh/m² per year)

410

▶ [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0024-0217-0140-7400-6003\)](/energy-certificate/0024-0217-0140-7400-6003).

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

Alexander Smith

Telephone

Email

alex.smith@wensleylawz.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/018265

Telephone

01455 883 250

Email

enquiries@elmhurstenergy.co.uk

About this assessment

Employer

Wensley & Lawz Ltd

Employer address

National Westminster Building 116-118 Walsgrave Road Coventry CV2 4ED

Assessor's declaration

The assessor is not related to the owner of the property.

Date of assessment

3 September 2020

Date of certificate

9 September 2020

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 or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

Certificate number

[0920-6040-0301-7310-2040 \(/energy-certificate/0920-6040-0301-7310-2040\)](/energy-certificate/0920-6040-0301-7310-2040)

Expired on

8 March 2019
