

Energy performance certificate (EPC)

117 FULWELL ROAD SUNDERLAND SR6 9QP	Energy rating	Valid until: 16 May 2031
	D	Certificate number: 2052-5335-2566-1002-1710

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	58 square metres

Rules on letting this property

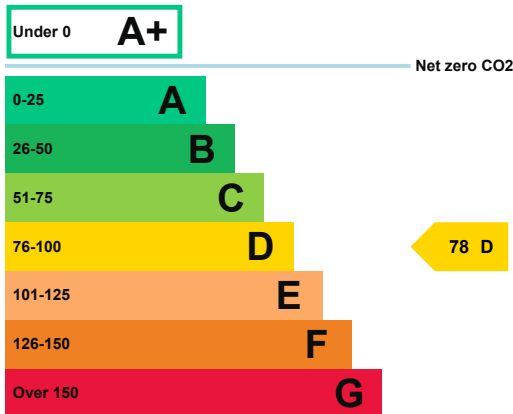
Properties can be let if they have an energy rating from A+ to E.

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	29 B
If typical of the existing stock	84 D

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 (kgCO ₂ /m ² per year)	90.93
Primary energy use (kWh/m ² per year)	538

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0554-5122-7507-9870-1866\)](/energy-certificate/0554-5122-7507-9870-1866).

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	Chris Gowland
Telephone	07707798787
Email	epcguy1@gmail.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/012848
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	epcguy
Employer address	The Granary, Trench Hall Farm, Ravensworth Estate, Gateshead NE11 0HQ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 May 2021
Date of certificate	17 May 2021