

# Energy performance certificate (EPC)

Decco Hardware Distributors  
Pontefract Lane  
LEEDS  
LS9 0RR

Energy rating

**C**

Valid until:

**15 November 2033**

Certificate number: **8139-4380-7919-4702-9332**

Property type

Storage or Distribution

Total floor area

6,289 square metres

## Rules on letting this property

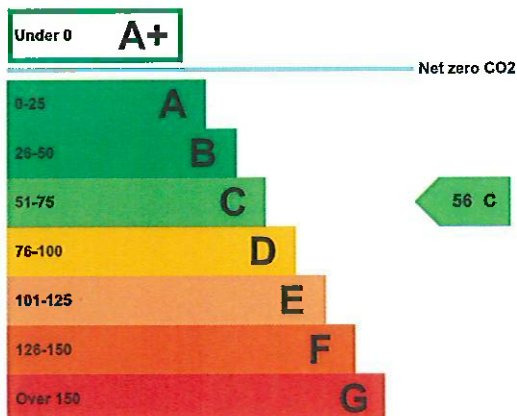
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's current energy rating is C.

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

14 A

If typical of the existing stock

55 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 (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 5.19                            |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 56                              |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6653-6943-3963-6899-5953\)](#).

## 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 | Matthew Broadbent                                            |
| Telephone       | 08452691961                                                  |
| Email           | <a href="mailto:matt@clariuseco.com">matt@clariuseco.com</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/028147                                                                         |
| Telephone            | 01455 883 250                                                                      |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | Clarius Business Services Ltd                             |
| Employer address       | 1 Parkways Court, Oulton, Leeds, LS26 8TR                 |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 9 November 2023                                           |
| Date of certificate    | 16 November 2023                                          |