

Energy performance certificate (EPC)

162 Gidlow Lane WIGAN WN6 7EA	Energy rating	Valid until: 24 January 2032
	C	Certificate number: 0661-5294-5111-6975-1784

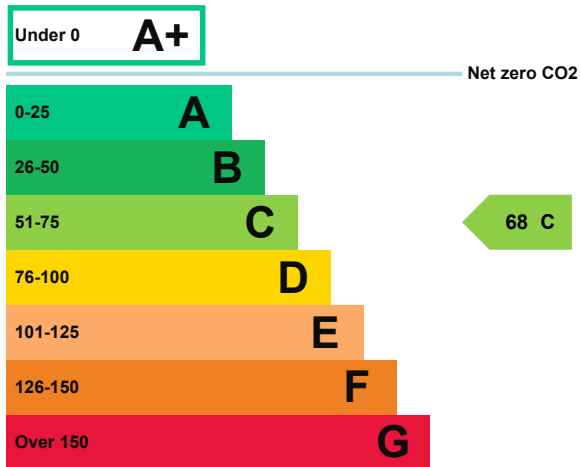
Property type	A1/A2 Retail and Financial/Professional services
Total floor area	62 square metres

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 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

25 A

If typical of the existing stock

75 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 ₂ /m ² per year)	98.9
Primary energy use (kWh/m ² per year)	585

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7676-1204-9511-0955-8308\)](#).

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	Jannson Reilly
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Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO034061
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Home Assessments
Employer address	31 Aylesbury Crescent, Wigan, WN2 4TY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	25 January 2022
Date of certificate	25 January 2022