

Energy performance certificate (EPC)

Unit 54 Richmond Hill Wigan WN5 8AA	Energy rating C	Valid until: 17 May 2033 Certificate number: 2325-3245-1178-7001-3595
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Property type

General Industrial and Special Industrial Groups

Total floor area

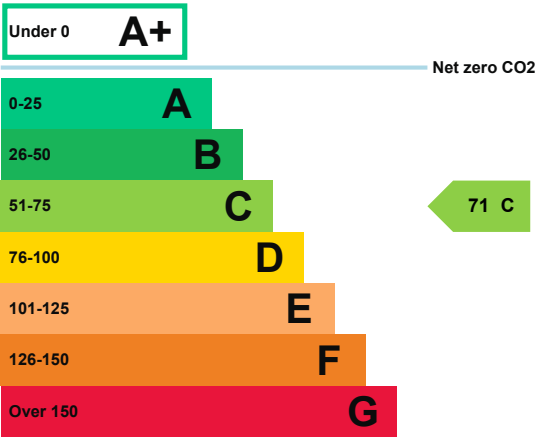
90 square metres

Rules on letting this property

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

Energy efficiency rating for this property

This property's current energy rating is C.



Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

How this property compares to others

Properties similar to this one could have ratings:

If newly built

15 A

If typical of the existing stock

61 C

Properties are given a rating from A+ (most efficient) to G (least efficient).

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 (kgCO2/m2 per year)	7.66
Primary energy use (kWh/m2 per year)	82

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2331-1047-2182-5495-5706\)](#).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property’s energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor’s accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor’s name	Eli Librae
Telephone	07845076521
Email	info@efficientepcs.co.uk

Accreditation scheme contact details

Accreditation scheme	Quidos Limited
Assessor ID	QUID209664
Telephone	01225 667 570
Email	info@quidos.co.uk

Assessment details

Employer	
Employer address	
Assessor’s declaration	The assessor is not related to the owner of the property.
Date of assessment	17 May 2023
Date of certificate	18 May 2023
