

Energy performance certificate (EPC)

74/74a Cheadle Road Cheadle SK8 5DU	Energy rating E	Valid until: 8 October 2033
		Certificate number: 8052-4659-7701-6296-8662

Property type

Retail/Financial and Professional Services

Total floor area

511 square metres

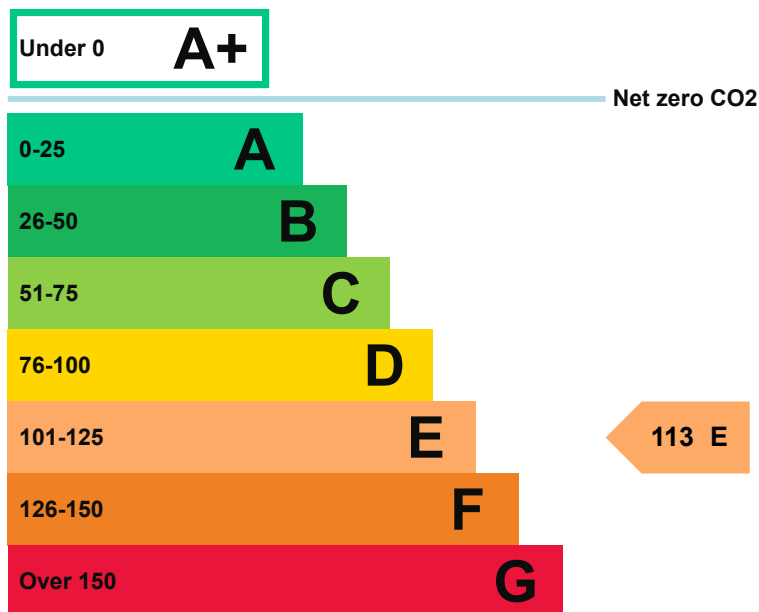
Rules on letting this property

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 E.



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

24 A

If typical of the existing stock

95 D

Breakdown of this property's energy performance**Main heating fuel**Natural Gas

Building environmentHeating and Natural Ventilation

Assessment level3

Building emission rate (kgCO₂/m² per year)42.08

Primary energy use (kWh/m² per year)318

[▶ About primary energy use](#)**Recommendation report**

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2879-5806-8776-7127-9220\)](#).

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 nameNicholas Ormesher

Telephone0771 313 6332

Emailnick@propertyinspectionlimited.co.uk

Contacting the accreditation scheme

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

Accreditation schemeElmhurst Energy Systems Ltd

Assessor's IDEES/006982

Telephone01455 883 250

Emailenquiries@elmhurstenergy.co.uk

About this assessment**Employer**

Property Inspection Limited

Employer address

7 Brooklyn Drive, Lymm, WA13 9DN

Assessor's declaration

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

Date of assessment

14 September 2023

Date of certificate

9 October 2023

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).

There are no related certificates for this property.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

OGL

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