

Energy performance certificate (EPC)



This certificate has expired.

Brook House Station Road BROADWAY WR12 7DE	Energy rating	This certificate expired on:	27 May 2022
	D	Certificate number:	0950-9973-0362-0950-1090

Property type

Residential spaces

Total floor area

232 square metres

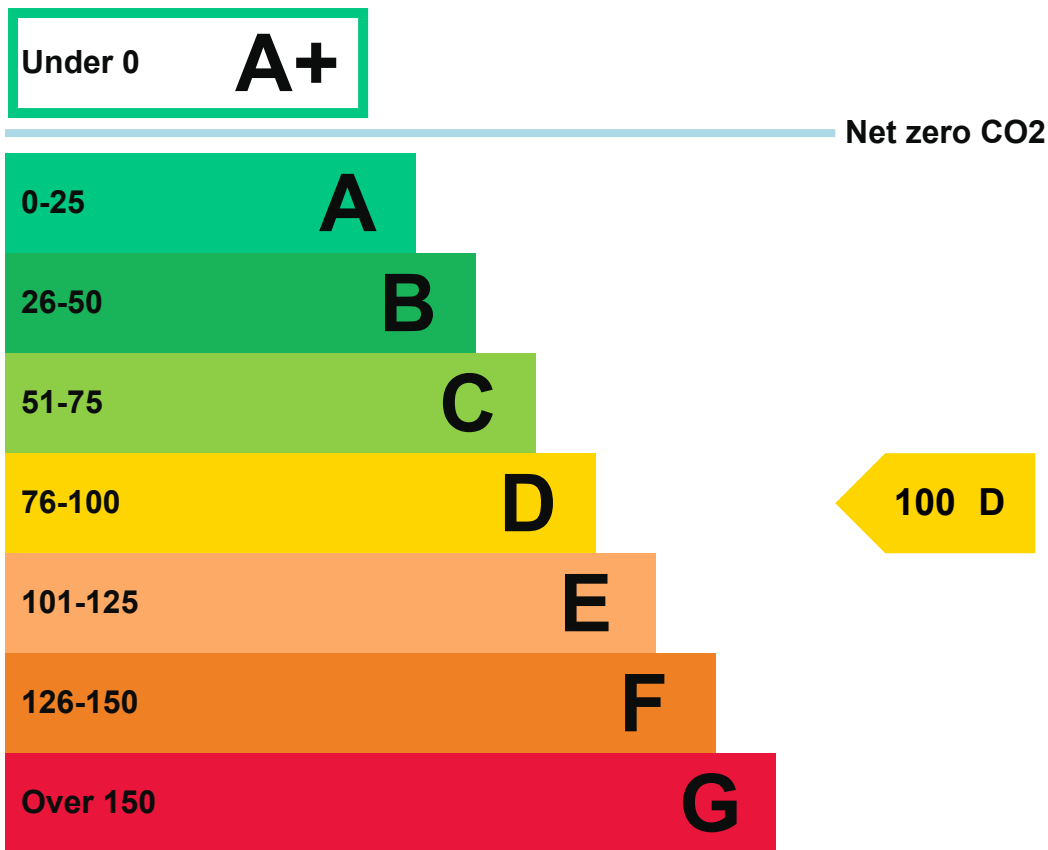
Rules on letting this property

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 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



If typical of the existing stock



Breakdown of this property’s energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level	3
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Building emission rate (kgCO₂/m² per year)	64.89
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Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9909-4055-0726-0100-9391\)](/energy-certificate/9909-4055-0726-0100-9391).

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	Katharine Davenport
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Telephone	(0)8443 270 365
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Email	epc@compliance365.co.uk
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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	Quidos Limited
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Assessor's ID	QUID300058
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Telephone	01225 667 570
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Email	info@quidos.co.uk
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About this assessment

Employer	Compliance365
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Employer address	11-17 Campus Road Listerhills Science Park Bradford BD7 1HR
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 May 2012
Date of certificate	28 May 2012

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 mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



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[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5)

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