

Energy Performance Certificate

Non-Domestic Building

Northern Ireland

Unit 2
Quaygate
Station Street
Belfast
BT3 9DB

Certificate Reference Number:
0280-8958-0383-4590-7094

This certificate shows the energy rating of this building. It indicates the energy efficiency of the building fabric and the heating, ventilation, cooling and lighting systems. The rating is compared to two benchmarks for this type of building: one appropriate for new buildings and one appropriate for existing buildings. There is more advice on how to interpret this information on the website for the Department of Finance at www.finance-ni.gov.uk.

Energy Performance Asset Rating

More energy efficient



..... Net zero CO₂ emissions

A 0-25

B 26-50

C 51-75

D 76-100

◀ **77** This is how energy efficient the building is.

E 101-125

F 126-150

G Over 150

Less energy efficient

Technical Information

| | |
|--|---------------------------------|
| Main heating fuel: | Grid Supplied Electricity |
| Building environment: | Heating and Natural Ventilation |
| Total useful floor area (m ²): | 136 |
| Building complexity (NOS level): | 3 |
| Building emission rate (kgCO ₂ /m ² per year): | 44.14 |
| Primary energy use (kWh/m ² per year): | 249.32 |

Benchmarks

Buildings similar to this one could have rating as follows:

| | |
|-----------|----------------------------------|
| 31 | If newly built |
| 83 | If typical of the existing stock |

Administrative Information

This is an Energy Performance Certificate as defined in the Energy Performance of Buildings (Certificates and Inspections) Regulations (Northern Ireland) 2008 (as amended).

Assessment Software: iSBEM v4.1.g using calculation engine SBEM v4.1.g.0

Property Reference: 898587940000

Assessor Name: Niall Conn

Assessor Number: QUID201005

Accreditation Scheme: Quidos Limited

Employer/Trading Name: EPC-NI Ltd

Employer/Trading Address: 15 Ilford Avenue Belfast BT6 9SF

Issue Date: 01 Sep 2017

Valid Until: 31 Aug 2027 (unless superseded by a later certificate)

Related Party Disclosure: Not related to the owner.

Recommendations for improving the property are contained in Report Reference Number: 9849-4098-0538-0700-5825

If you have a complaint or wish to confirm that the certificate is genuine

Details of the assessor and the relevant accreditation scheme are on the certificate. You can get the contact details of the accreditation scheme from the website for the Department of Finance at **www.finance-ni.gov.uk**, together with details of the procedures for confirming authenticity of a certificate and for making a complaint.