

Energy performance certificate (EPC)

469 Falls Road
BELFAST
BT12 6DD

Energy rating

C

Valid until: 11 February 2034

Certificate number: 1635-0525-2601-5894-3699

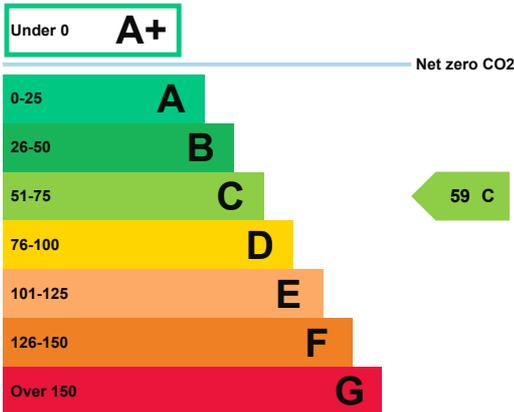
Property type	A1/A2 Retail and Financial/Professional services
Total floor area	133 square metres

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

26 B

If typical of the existing stock

71 C

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	94.31
Primary energy use (kWh/m ² per year)	517

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5332-9144-6158-2002-8436\)](/energy-certificate/5332-9144-6158-2002-8436).

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	Christopher Smyth
Telephone	07870437496
Email	info@belfast-epc.com

Contacting the accreditation scheme

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

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/017195
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Belfast EPC
Employer address	219 Upper Lisburn Road
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	12 February 2024
Date of certificate	12 February 2024
