

Energy performance certificate (EPC)

43-45 Frances Street NEWTOWNARDS BT23 7DX	Energy rating D	Valid until: 2 March 2035
		Certificate number: 9929-7223-1375-3869-1205

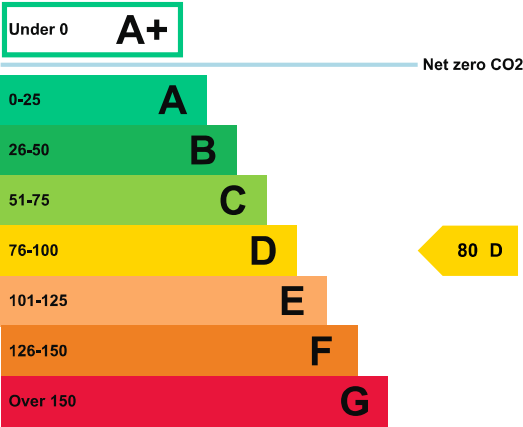
Property type	B1 Offices and Workshop businesses
Total floor area	439 square metres

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	34 B
If typical of the existing stock	90 D

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	4
Building emission rate (kgCO ₂ /m ² per year)	51.77
Primary energy use (kWh/m ² per year)	286

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7262-1446-5543-2591-3553\)](/energy-certificate/7262-1446-5543-2591-3553).

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	Eamon Lynch
Telephone	02838 394090
Email	info@360-energy.co.uk

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/023963
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	360 Energy
Employer address	8 Moores Lane, Lurgan, Craigavon, BT66 8DW
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 January 2025
Date of certificate	3 March 2025