Energy Performance Certificate

Non-Domestic Building

Northern Ireland

7TH FLOOR OFFICES
2-12 Montgomery Street
BELFAST
BT1 4NX

Certificate Reference Number:
0980-4992-0385-9721-4040

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

A+

Net zero CO_2 emissions

A 0-25

B 26-50

C 51-75

D 76-100

E 101-125

F 126-150

G Over 150

45 **This is how energy efficient the building is.**

Less energy efficient

Technical Information

Main heating fuel:	Natural Gas
Building environment:	Heating and Natural Ventilation
Total useful floor area (m²):	199
Building complexity (NOS level):	3
Building emission rate ($kgCO_2/m^2$ per year):	43.5
Primary energy use (kWh/m² per year):	Not available

Benchmarks

Buildings similar to this one could have rating as follows:

20 If newly built

53 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.e using calculation engine SBEM v4.1.e.5
Property Reference:	448924290001
Assessor Name:	Niall Conn
Assessor Number:	QUID201005
Accreditation Scheme:	Quidos
Employer/Trading Name:	Energy (NI) Ltd
Employer/Trading Address:	15 Ilford Avenue Belfast BT6 9SF
Issue Date:	14 Aug 2015
Valid Until:	13 Aug 2025 (unless superseded by a later certificate)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: 9494-4028-0958-0401-7291

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.