

# Energy performance certificate (EPC)

Unit 12  
Southampton Trade Park  
Third Avenue  
SOUTHAMPTON  
SO15 0AD

Energy rating

C

Valid until:

27 August 2029

Certificate  
number:

0280-3943-0301-0280-  
4020

Property type A1/A2 Retail and Financial/Professional services

Total floor area 918 square metres

## Rules on letting this property

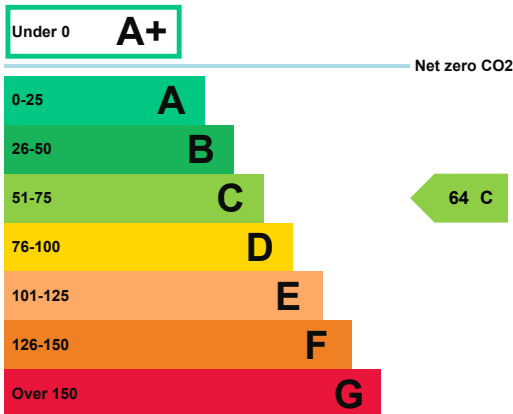
Properties can be let if they have an energy rating from A+ to E.

## 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

25 A

If typical of the existing stock

74 C

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## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	47.04
Primary energy use (kWh/m <sup>2</sup> per year)	278

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9302-4088-0410-0400-2321\)](/energy-certificate/9302-4088-0410-0400-2321).

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## 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	Paul Harris
Telephone	01327811166
Email	<a href="mailto:paul.harris@socotec.com">paul.harris@socotec.com</a>

### Contacting the accreditation scheme

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

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO034308
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### About this assessment

Employer	SOCOTEC LTD
Employer address	Bretby Business Park Ashby Road Burton-on-trent DERBYSHIRE DE15 0YZ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	22 August 2019
Date of certificate	28 August 2019

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