

Section 2.1: Planning and Environmental Certificates

2.1.2 EPC Certificates

Energy performance certificate (EPC)

Unit 1
Gateway Boulevard
Gateway 14
Stowmarket
IP14 5XS

Energy rating
A

Valid until: **1 November 2033**

Certificate number: **0937-2833-9511-8186-9681**

Property type	Storage or Distribution
Total floor area	109,841 square metres

Rules on letting this property

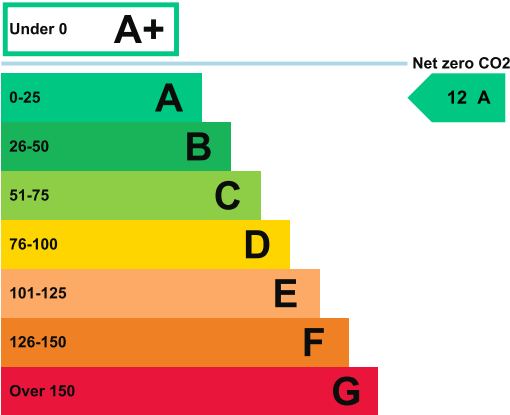
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is A.

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	15 A
If typical of the existing stock	61 C

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO2/m2 per year)	1.27
Primary energy use (kWh/m2 per year)	13

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8304-1077-7918-1394-4046\)](#).

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	Max Stephenson
Telephone	01134 931 280
Email	max.stephenson@yonderconsulting.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	CIBSE Certification Limited
Assessor's ID	LCEA206079
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Yonder Limited
Employer address	Third Floor, Concordia Works, 30 Sovereign Street, Leeds, LS1 4BA
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 October 2023
Date of certificate	2 November 2023