Energy performance certificate (EPC)

Unit B Waterfront Business Park Manvers Way Wath-upon-Dearne ROTHERHAM S63 7EQ	Energy rating **B**	Valid until:	**24 June 2035**
		Certificate number:	**6005-3181-1881-8098-3202**

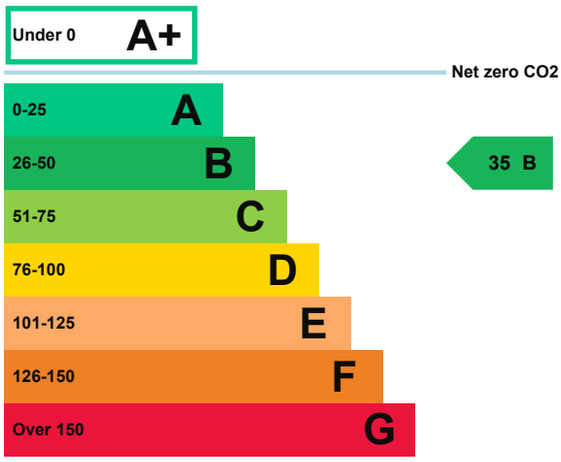
Property type	Restaurants and Cafes/Drinking Establishments/Takeaways
Total floor area	126 square metres

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 B.



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	16 A
If typical of the existing stock	63 C

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	61.66
Primary energy use (kWh/m2 per year)	667

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/7457-7587-1842-6477-3029).

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	James Roberts
Telephone	07796 311 101
Email	pennineepcs@gmail.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/013231
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Pennine EPC's
Employer address	107 Macclesfield Road, Buxton, SK17 9AA
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	24 April 2025
Date of certificate	25 June 2025