Energy Performance Certificate

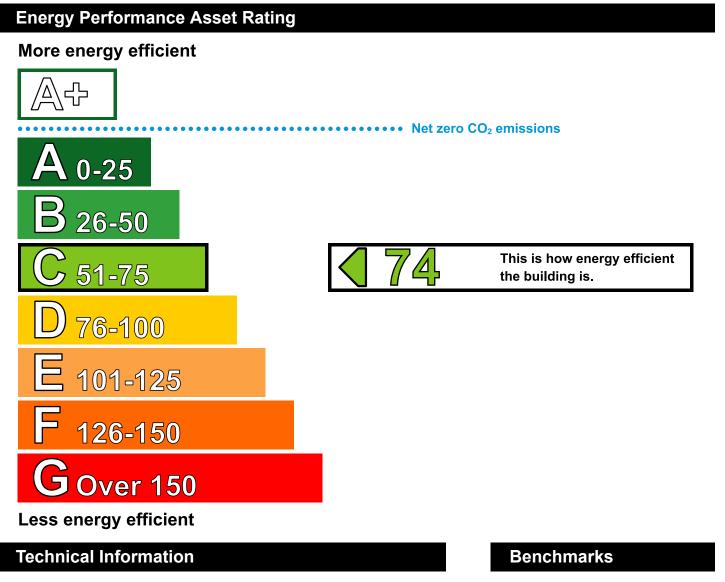
Non-Domestic Building

71-73 Newry Street BANBRIDGE BT32 3EA

Certificate Reference Number:

9090-5961-0335-2590-5034

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**.



Main heating fuel:	Grid Supplied Electricity	
Building environment:	Heating and Natural Ventilation	
Total useful floor area (m²):		157
Building complexity (NOS level):		3
Building emission rate (kgCO ₂ /m ² per year): 146.79		
Primary energy use (kWh/m² per year):		Not available



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:	533615920000	
Assessor Name:	Shane McKenna CEng	
Assessor Number:	ECMK202178	
Accreditation Scheme:	ЕСМК	
Employer/Trading Name:	Ember Energy NI	
Employer/Trading Address:	8 The Mount, Belfast BT5 4NA	
Issue Date:	05 Nov 2015	
Valid Until:	04 Nov 2025 (unless superseded by a later certificate)	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: 9523-4099-0653-0590-5105

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.