

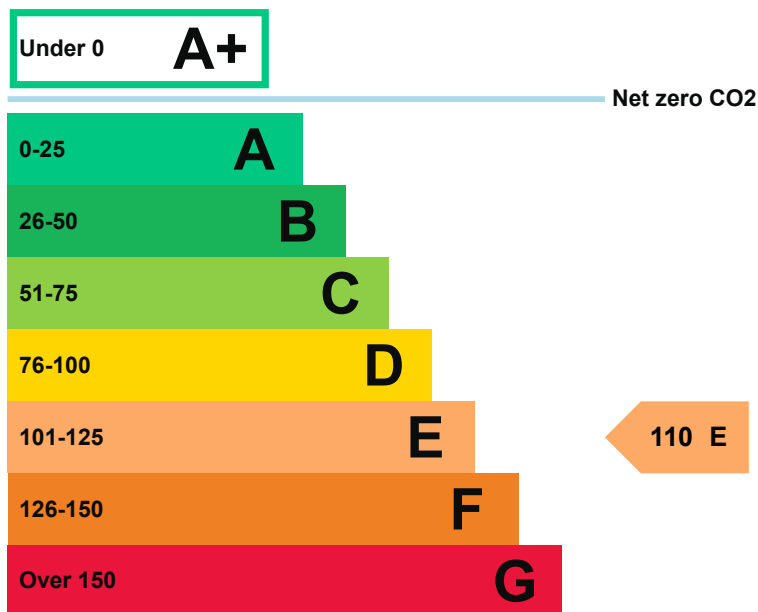
Energy performance certificate (EPC)

UNIT 3 40 The Cutts Dunmurry BELFAST BT17 9HS	Energy rating	Valid until: 3 June 2034
	E	Certificate number: 2776-5503-2100-4404-9784

Property type	B8 Storage or Distribution
Total floor area	545 square metres

Energy rating and score

This property's energy rating is E.



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	35 B
If typical of the existing stock	93 D

Breakdown of this property's energy performance

Main heating fuel	Oil
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO₂/m² per year)	136.7
Primary energy use (kWh/m² per year)	561

▶ [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0246-8468-7488-0518-9084\)](#).

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	Geoffrey Kennedy
Telephone	02838318790
Email	info@niproperygroup.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/028206
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	NI Property Group
Employer address	9 Rathconvil Road, Newry, BT35 6RP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 June 2024
Date of certificate	4 June 2024

Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at dluhc.digital-services@levellingup.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

Certificate number

[0020-3937-0387-0942-1094 \(/energy-certificate/0020-3937-0387-0942-1094\)](/energy-certificate/0020-3937-0387-0942-1094)

Expired on

10 February 2023

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