

Energy performance certificate (EPC)

20a Moore Island Road ARMAGH BT61 8LX	Energy rating	Valid until:	13 April 2034
	C	Certificate number:	0860-9359-2195-3483-3466

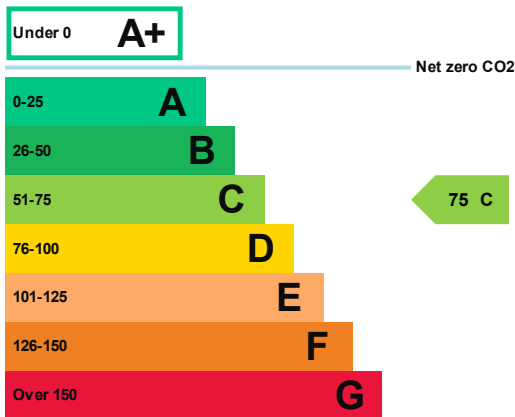
Property type	B8 Storage or Distribution
Total floor area	428 square metres

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	34 B
If typical of the existing stock	91 D

Breakdown of this property's energy performance

Main heating fuel	Oil
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	47.42
Primary energy use (kWh/m ² per year)	256

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9080-2249-2721-0187-0945\)](/energy-certificate/9080-2249-2721-0187-0945).

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	Patrick Maguire
Telephone	07800 566 263
Email	patepc@live.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/006622
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Energybiz NI
Employer address	www.energybizepc.co.uk
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	12 April 2024
Date of certificate	14 April 2024