

Energy performance certificate (EPC)

63 Bradshawgate Leigh WIGAN WN7 4NB	Energy rating <h1 style="font-size: 2em; margin: 0;">B</h1>	Valid until: 31 August 2033 <hr/> Certificate number: 1089-8653-2881-3952-2769
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Property type Restaurants and Cafes/Drinking Establishments/Takeaways

Total floor area 106 square metres

Rules on letting this property

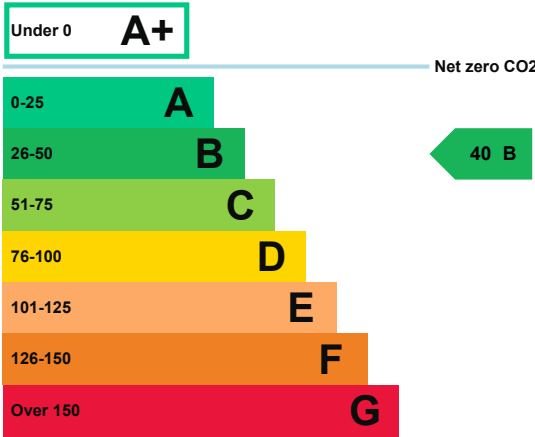
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is 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



17 A

If typical of the existing stock



67 C

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
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Building environment	Air Conditioning
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Assessment level	3
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Building emission rate (kgCO ₂ /m ² per year)	23.36
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Primary energy use (kWh/m ² per year)	251
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Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4050-8187-1763-2072-6510\)](#).

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	Alton Alexander
Telephone	0141 3452180
Email	info@nexusenergysolutions.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/016916
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Nexus Energy Solutions
Employer address	272 Bath Street Glasgow G2 4JR
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	29 August 2023
Date of certificate	1 September 2023
