

# Energy performance certificate (EPC)

The Meeting Place The Forge Neville Road SUNDERLAND SR4 6PL	Energy rating <h1>B</h1>	Valid until: <b>2 March 2032</b> Certificate number: <b>8136-3079-6421-3811-3729</b>
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Property type **A3/A4/A5 Restaurant and Cafes/Drinking Establishments and Hot Food takeaways**

Total floor area **384 square metres**

## Rules on letting this property

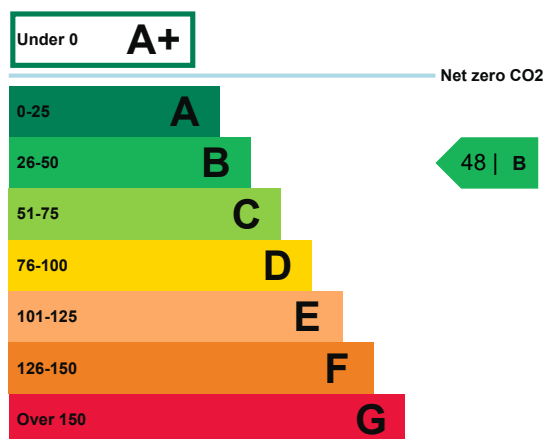
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

## Energy efficiency rating for this property

This property's current energy rating is B.



Properties are also given a score. The larger the number, the more carbon dioxide (CO<sub>2</sub>) your property is likely to emit.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

**30 | B**

If typical of the existing stock

**87 | D**

Properties are given a rating from A+ (most efficient) to G (least efficient).

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## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
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Building environment	Air Conditioning
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Assessment level	4
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Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	106.12
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Primary energy use (kWh/m <sup>2</sup> per year)	623
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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8635-1009-7380-1417-9772\)](#).

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## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	Lee Jacobson
Telephone	01642 424 555
Email	<a href="mailto:surveys@energess.co.uk">surveys@energess.co.uk</a>

### Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO018073
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### Assessment details

Employer	Energess COMMERCIAL
Employer address	Suite 29, Durham Tees Valley Business Centre, Orde Wingate Way, STOCKTON ON TEES, TS19 0GD
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	1 March 2022
Date of certificate	3 March 2022

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# Energy performance certificate (EPC)

Jobling House The Forge Neville Road Sunderland SR4 6PL	Energy rating <b>A</b>	Valid until: <b>26 June 2032</b> Certificate number: <b>8008-4247-0783-6671-5226</b>
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Property type **Residential Institutions: Universities and Colleges**

Total floor area **6103 square metres**

## Rules on letting this property

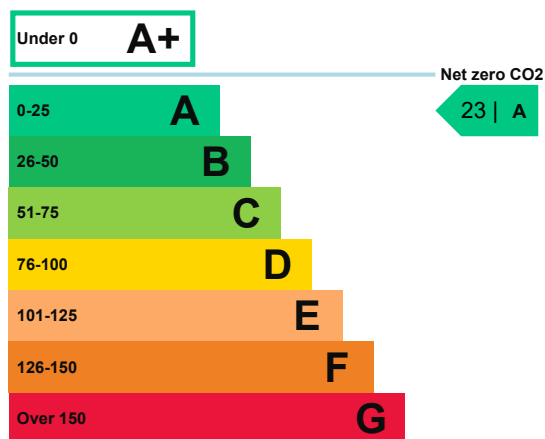
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

## Energy efficiency rating for this property

This property's current energy rating is A.



Properties are also given a score. The larger the number, the more carbon dioxide (CO<sub>2</sub>) your property is likely to emit.

## 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

69 | C

Properties are given a rating from A+ (most efficient) to G (least efficient).

## Breakdown of this property's energy performance

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Main heating fuel

Grid Supplied Electricity

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Building environment

Heating and Natural Ventilation

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Assessment level

3

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Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)

46.97

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Primary energy use (kWh/m<sup>2</sup> per year)

503

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3030-9835-1407-1890-7784\)](#).

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## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	Lee Jacobson
Telephone	01642 424 555
Email	<a href="mailto:surveys@energess.co.uk">surveys@energess.co.uk</a>

### Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO018073
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### Assessment details

Employer	Energess COMMERCIAL
Employer address	Suite 29, Durham Tees Valley Business Centre, Orde Wingate Way, STOCKTON ON TEES, TS19 0GD
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 June 2022
Date of certificate	27 June 2022

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# Energy performance certificate (EPC)

Marr House The Forge Neville Road Sunderland SR4 6PL	Energy rating <h1 style="font-size: 2em; margin: 0;">A</h1>	Valid until: <b>26 June 2032</b> <hr/> Certificate number: <b>8167-7534-4898-8083-7234</b>
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Property type Residential Institutions: Universities and Colleges

Total floor area 4960 square metres

## Rules on letting this property

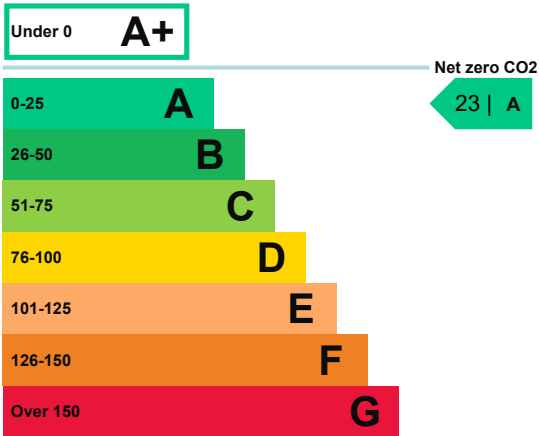
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

## Energy efficiency rating for this property

This property's current energy rating is A.



Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

## 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 68 | C

Properties are given a rating from A+ (most efficient) to G (least efficient).

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	32.14
Primary energy use (kWh/m <sup>2</sup> per year)	344

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3597-1366-7321-3207-5454\)](#).



## Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

### Assessor contact details

Assessor's name	Lee Jacobson
Telephone	01642 424 555
Email	<a href="mailto:surveys@energess.co.uk">surveys@energess.co.uk</a>

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### Assessment details

Employer	Energess COMMERCIAL
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Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 June 2022
Date of certificate	27 June 2022

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