

Energy performance certificate (EPC)

Moorhen Farm Shop & Office
Warnford
Southampton
SO32 3LB

Energy rating

C

Valid until: 19 September 2033

Certificate number: 2347-3188-6297-4391-2474

Property type

Retail/Financial and Professional Services

Total floor area

66 square metres

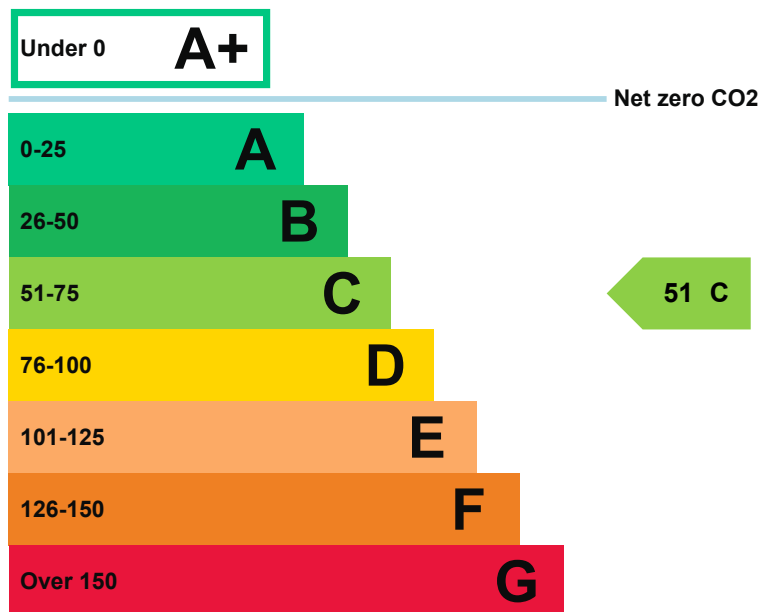
Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's current 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

4 A

If typical of the existing stock

15 A

Breakdown of this property's energy performance

Main heating fuel

Dual Fuel Appliances (Mineral + Wood)

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

31.96

Primary energy use (kWh/m² per year)

354

▶ [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6077-7955-8922-2057-0644\)](#).

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

Simon Kane

Telephone

01235 766 414

Email

simon@propertyassess.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/004723

Telephone

01455 883 250

Email

enquiries@elmhurstenergy.co.uk

About this assessment

Employer

Property Assess

Employer address

Haywards Close, Wantage OX12 7AT

Assessor's declaration

The assessor is not related to the owner of the property.

Date of assessment

19 September 2023

Date of certificate

20 September 2023

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).

There are no related certificates for this property.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

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