

Energy performance certificate (EPC)

The Swan & Cemetery 406 Manchester Road BURY BL9 9NS	Energy rating <h1>D</h1>	Valid until: 18 September 2033 <hr/> Certificate number: 7684-1775-2820-4818-2056
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Property type **Restaurants and Cafes/Drinking Establishments/Takeaways**

Total floor area **515 square metres**

Rules on letting this property

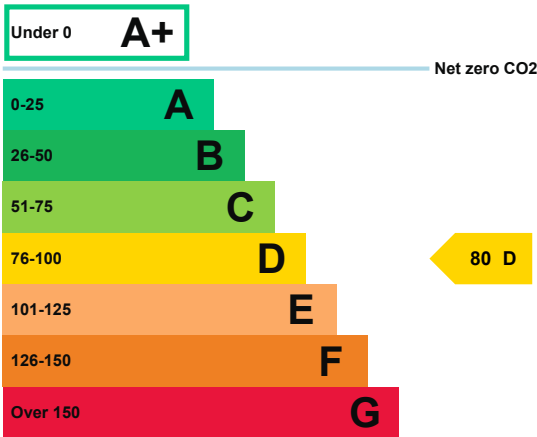
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is D.

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



29 B

If typical of the existing stock



116 E

Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level

3

Building emission rate (kgCO₂/m² per year)

94.3

Primary energy use (kWh/m² per year)

598

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4592-1603-3672-2887-3630\)](#).

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	KIERAN WILSHAW
Telephone	01924 669941
Email	epc@compliance365.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/028266
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Compliance365
Employer address	Unit 6 Mariner Court Calder Park Wakefield WF4 3FL
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	26 July 2023
Date of certificate	19 September 2023
