

ENERGY PERFORMANCE CERTIFICATE

UNIT 4 BLACKNESS INDUSTRIAL ESTATE, ABERDEEN

27TH AUGUST 2019



Produced for Xerox Limited
Oxford Road
Uxbridge
UB8 1HS

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Mr Neil McCreath
EPC Options Ltd
PO Box 28618
EDINBURGH
EH4 9DE

27th August 2019

Ref: 2544/NM

Dear Mr Dobson,

Energy Performance Certificate

Unit 4 Blackness Industrial Estate, Aberdeen

Further to your instructions dated 22nd August 2019 provided on behalf of Xerox Ltd, I have pleasure in enclosing the completed Energy Performance Certificate for the above property.

The Energy Performance Certificate has been produced using the approved ISBEM software, following significant property specific input data being collected.

Please therefore find enclosed, a completed Energy Performance Certificate and separate Recommendation Report for your information.

The Energy Performance Certificate and accompanying Recommendation Report for the subject property contain two recommendations, which may be considered in order to reduce energy consumption and the associated energy use costs related to the property.

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For your information in the first instance, the Building Emissions Rating for the subject property is outlined below:

Property	Building Emissions Rating (A= Excellent - G= Poor)
Unit 4 Blackness Industrial Estate, Aberdeen	F

In conclusion, while the Building Emissions Rating is currently within the “F” rated band after being modelled to produce 98 kg of Carbon Dioxide per sq. metre, should the two recommendations contained within the Energy Performance Certificate be implemented, the Building Emissions Rating would be improved to fall within the “E” rated band (74 kg of Carbon Dioxide per sq. metre).

I trust the enclosed information is acceptable and informative, however should you require any further information, please do not hesitate to contact me.

Many thanks again for instructing EPC Options Ltd.

Yours sincerely,



Neil McCreath BSc (Hons) MRICS

Director – EPC Options Ltd.

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