S.J. Gartside
Property Management Services

www.gartside.co.uk

Wednesday, 30 November 2022

To whom it may concern.

RE: Unit X, Beacon Road, Poulton Business Park, Poulton-le-Fylde. FY6 8JE

I am writing to confirm that the subject property is exempt from requiring an EPC certificate under The Energy Performance of Buildings (Certificates and Inspections) (England and Wales) Regulations 2007.

I attended and inspected the property on November 30, 2022.

The building has no heating, mechanical ventilation or air-conditioning, nor do I consider any of these to have been present and been removed to evade the requirement to provide a certificate.

There are no spaces that should be assumed to be conditioned by non-domestic EPC conventions under an assumed fit-out under the requirements in Section 6 of the Building Regulations. Consequently, the only activities within the building are industrial activities in spaces where conditioning is not a requirement under the aforementioned conventions.

Kind Regards

S.J. Gartside (Partner) WBME. NDEA.

My accreditation is with Elmhurst Energy, and my accreditation # is EES/015463

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