

Energy performance certificate (EPC)

	Energy rating	Valid until:	16 May 2034
	B	Certificate number:	8464-4319-3260-0563-6861

Property type	Residential Spaces
Total floor area	885 square metres

Rules on letting this property

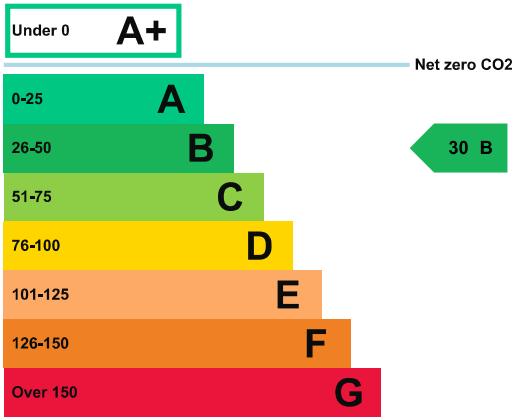
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is B.

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

11 A

If typical of the existing stock

44 B

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 ₂ /m ² per year)	9.47
Primary energy use (kWh/m ² per year)	98

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5050-8252-5251-0466-2325\)](#).

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	Mohamed Egal
Telephone	01923518923
Email	info@jostec.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/027352
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	JosTec
Employer address	Suite 107 Stirling Way Borehamwood WD6 2BW
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 May 2024
Date of certificate	17 May 2024