

Energy performance certificate (EPC)

Unit 10
Justine House
17 Palmers Road
LONDON
E2 0SP

Energy rating

C

Valid until:

8 September 2025

Certificate number:

0891-0935-6169-7301-1006

| | |
|------------------|------------------------------------|
| Property type | B1 Offices and Workshop businesses |
| Total floor area | 137 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 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.

The figure shows a horizontal bar chart representing the energy rating scale. The scale consists of eight colored bars, each with a rating letter and a score range. From top to bottom: A+ (Under 0, light green), A (0-25, green), B (26-50, medium green), C (51-75, light green), D (76-100, yellow), E (101-125, orange), F (126-150, dark orange), and G (Over 150, red). A vertical line labeled 'Net zero CO2' is positioned between the A and B bars. A green arrow points to the C bar, which is labeled '51 C'.

| Rating | Score Range |
|--------|-------------|
| A+ | Under 0 |
| A | 0-25 |
| B | 26-50 |
| C | 51-75 |
| D | 76-100 |
| E | 101-125 |
| F | 126-150 |
| G | Over 150 |

<https://find-energy-certificate.service.gov.uk/energy-certificate/0891-0935-6169-7301-1006?print=true>

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How this property compares to others

Properties similar to this one could have ratings:

| | |
|----------------------------------|-------|
| If newly built | 34 B |
| If typical of the existing stock | 101 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) | 239.99 |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0010-9911-0465-6831-9070\)](#).

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 | George Hudson |
| Telephone | 07817 420 685 |
| Email | george@chestnutcs.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 | Stroma Certification Ltd |
| Assessor's ID | STRO025473 |
| Telephone | 0330 124 9660 |
| Email | certification@stroma.com |

About this assessment

| | |
|------------------------|---|
| Employer | Hudson Chestnut Ltd |
| Employer address | 2 Chestnut Close Ipswich IP5 1ED |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 8 September 2015 |
| Date of certificate | 9 September 2015 |