

# Energy performance certificate (EPC)

Second Floor 191 Wardour Street LONDON W1F 8ZE	Energy rating <b>D</b>	Valid until: <b>14 June 2031</b>
		Certificate number: <b>4286-4626-5846-9575-9083</b>

## Property type

B1 Offices and Workshop businesses

## Total floor area

69 square metres

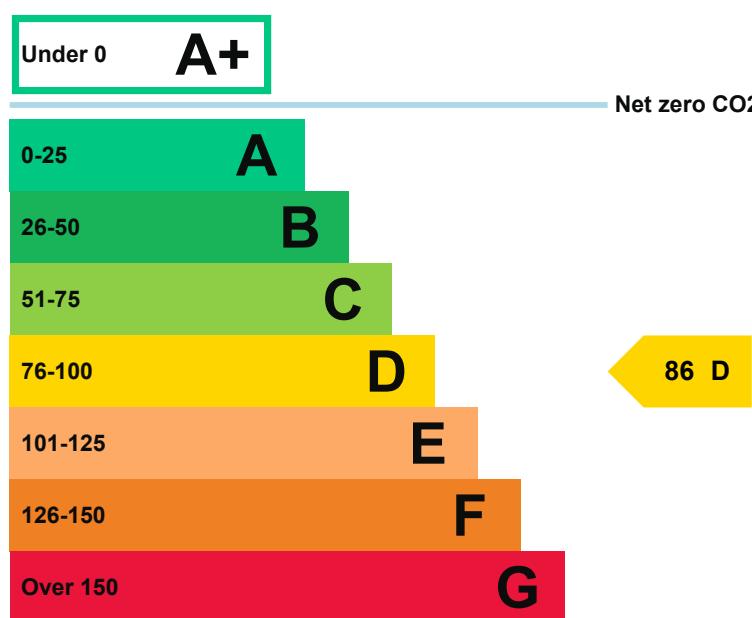
## Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

## 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

24 A

### If typical of the existing stock

69 C

**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)**

71.5

**Primary energy use (kWh/m2 per year)**

410

► [About primary energy use](#)

**Recommendation report**

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8005-4352-7321-6112-9495\)](#).

**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**

Zamir Borg-Mirza

**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**

STRO003881

**Telephone**

0330 124 9660

**Email**[certification@stroma.com](mailto:certification@stroma.com)**About this assessment****Employer**

EPC Assure Ltd

**Employer address**

20-22 Wenlock Road London N1 7GU

**Assessor's declaration**

The assessor is not related to the owner of the property.

**Date of assessment**

15 June 2021

**Date of certificate**

15 June 2021

**Other certificates for this property**

If you are aware of previous certificates for this property and they are not listed here, please contact us at [dluhc.digital-services@levellingup.gov.uk](mailto:dluhc.digital-services@levellingup.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](#) [Service performance \(/service-performance\)](#)

**OGL**

All content is available under the [Open Government Licence v3.0](#) (<https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/>), except where otherwise stated



[it](#) (<https://www.nationalarchives.gov.uk/information-management/re-using-public-sector-information/uk-government-licensing-framework>