

# Energy performance certificate (EPC) recommendation report

1ST FLOOR OFFICES  
21-22 Great Castle Street  
LONDON  
W1G 0HY

Report number  
7750-6011-4430-8567-8899

Valid until  
17 January 2031

## Energy rating and EPC

This property's energy rating is C.

For more information on the property's energy performance, [see the EPC for this property \(/energy-certificate/7873-8900-9581-3394-5534\)](#).

## Recommendations

### Changes that may pay for themselves in over 7 years

#### Recommendation

#### Potential impact on carbon emissions

Some windows have high U-values - consider installing secondary glazing.

Medium

Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.

Medium

Consider installing an air source heat pump.

High

## Property and report details

### Report issued on

18 January 2021

### Total useful floor area

87 square metres

### Building environment

Heating and Natural Ventilation

### Calculation tool

DesignBuilder Software Ltd, DesignBuilder SBEM, v6.1.7, SBEM, v5.6.b.0

## Assessor's details

### Assessor's name

Ori Reiss

### Employer's name

EPC Assure Ltd

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**Employer's address**20-22 Wenlock Road London N1 7GU

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**Assessor ID**STRO003801

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**Assessor's declaration**The assessor is not related to the owner of the property.

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**Accreditation scheme**Stroma Certification Ltd

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## Other reports for this property

If you are aware of previous reports 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 reports for this property.

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

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

**OGI**

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