

Energy performance certificate (EPC)

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| The Old Rectory Nursing & Residential Home 56 High Street Langton Matravers SWANAGE BH19 3HB | Energy rating B | Valid until: 20 December 2034 |
| | | Certificate number: 2100-3762-9040-5094-3495 |

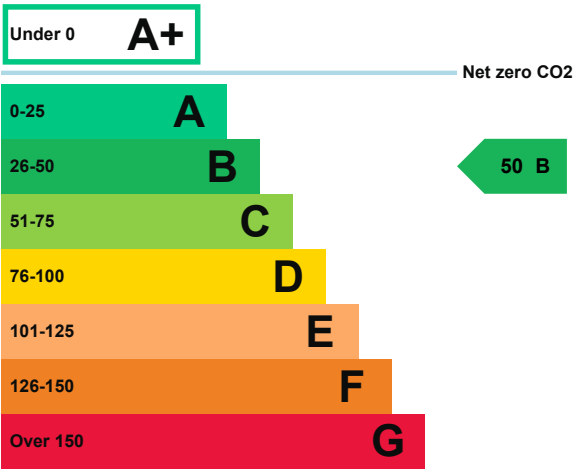
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| Property type | Residential Institutions: Hospitals and Care Homes |
| Total floor area | 1,174 square metres |

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:

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|----------------------------------|-------|
| If newly built | 31 B |
| If typical of the existing stock | 123 E |

Breakdown of this property's energy performance

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|---|---------------------------------|
| Main heating fuel | Natural Gas |
| Building environment | Heating and Natural Ventilation |
| Assessment level | 3 |
| Building emission rate (kgCO ₂ /m ² per year) | 63.41 |
| Primary energy use (kWh/m ² per year) | 378 |

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7314-9044-0002-0692-4596\)](/energy-certificate/7314-9044-0002-0692-4596).

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.

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|-----------------|--|
| Assessor's name | Robert Sims |
| Telephone | 07966468840 |
| Email | robert@simconsulting.co.uk |

Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

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|----------------------|--|
| Accreditation scheme | Quidos Limited |
| Assessor's ID | QUID206427 |
| Telephone | 01225 667 570 |
| Email | info@quidos.co.uk |

About this assessment

| | |
|------------------------|---|
| Employer | |
| Employer address | |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 17 December 2024 |
| Date of certificate | 21 December 2024 |