

# Energy performance certificate (EPC)

UNIT 12 De Beauvoir Block 92-96 De Beauvoir Road LONDON N1 4EN	Energy rating <b>C</b>	Valid until: <b>16 July 2027</b>
		Certificate number: <b>0790-9630-1730-7500-7363</b>

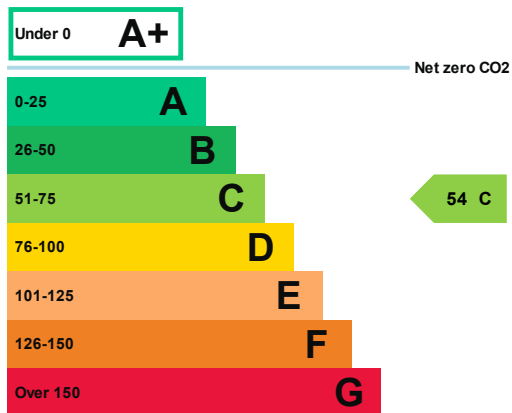
Property type	B1 Offices and Workshop businesses
Total floor area	254 square metres

## 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.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built	20 A
If typical of the existing stock	60 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)	41.05
Primary energy use (kWh/m2 per year)	239

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0930-7957-0413-0776-6004\)](/energy-certificate/0930-7957-0413-0776-6004).

## 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	Glen Baynes
Telephone	01582 793525 (0777 249 2007)
Email	<a href="mailto:info@1stclassenergy.co.uk">info@1stclassenergy.co.uk</a>

### 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/008154
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	1st Class Energy Ltd
Employer address	Lords Meadow Redbourn Herts 01582 793525
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	13 July 2017
Date of certificate	17 July 2017