

Energy performance certificate (EPC)

6TH FLOOR (EAST) 52-54 Gracechurch Street LONDON EC3V 0EH	Energy rating	Valid until: 31 October 2033
	B	Certificate number: 5014-2741-9868-5615-1833

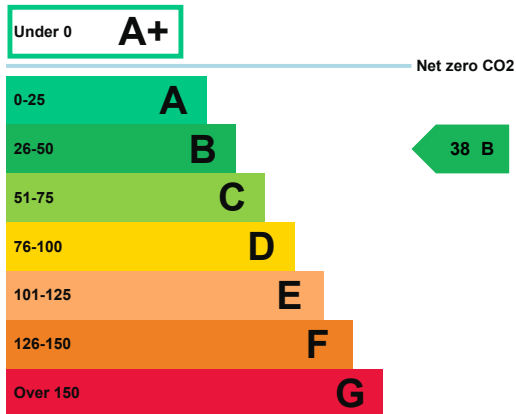
Property type	Offices and Workshop Businesses
Total floor area	174 square metres

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:

If newly built	10 A
If typical of the existing stock	38 B

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO ₂ /m ² per year)	10.14
Primary energy use (kWh/m ² per year)	109

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8384-6555-3070-2865-5178\)](/energy-certificate/8384-6555-3070-2865-5178).

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	Benjamin Cohen
Telephone	03300 881141
Email	info@epcnational.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/028093
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Epc National Limited
Employer address	Birch Mill Business Centre Unit 2c Heywood Old road Heywood OL10 2QQ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	31 October 2023
Date of certificate	1 November 2023