

Energy performance certificate (EPC)

52-54 GRACECHURCH STREET
LONDON
EC3V 0EH

Energy rating

C

Valid until: 28 January 2031

Certificate number: 7615-0732-5488-8580-9382

Property type

B1 Offices and Workshop businesses

Total floor area

3896 square metres

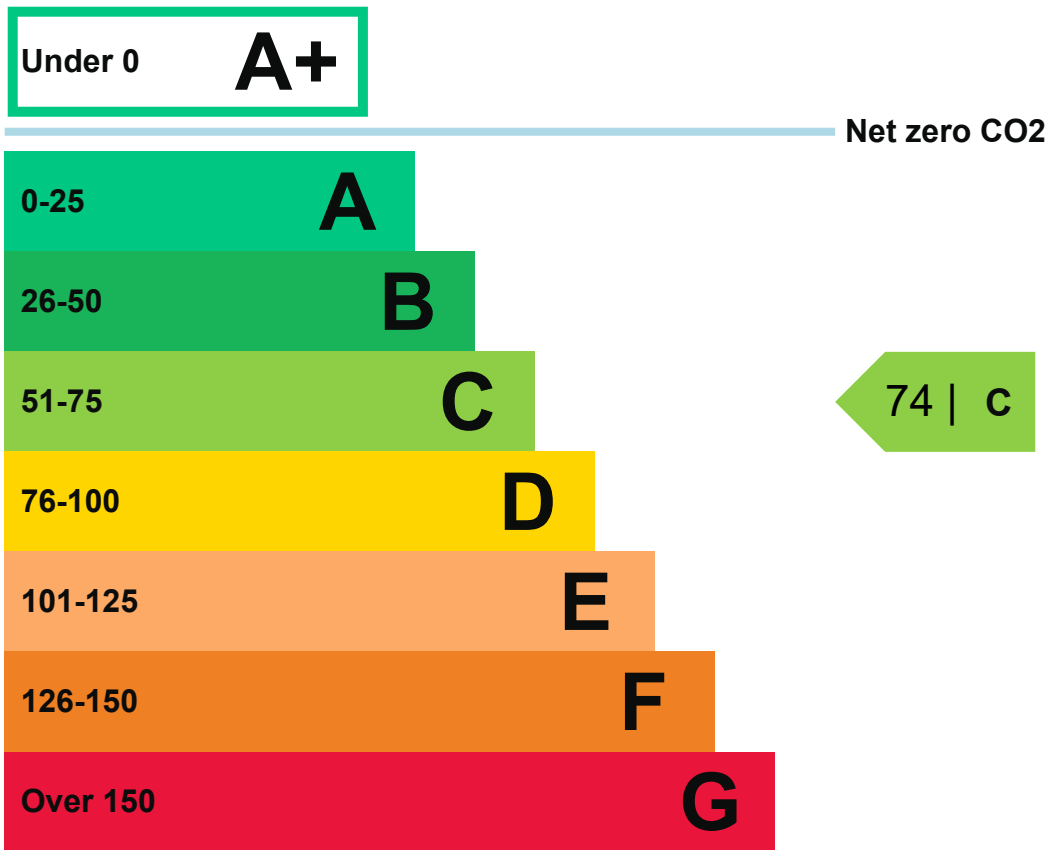
Rules on letting this property

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 efficiency rating for this property

This property's current energy rating is C.



Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

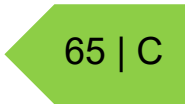
How this property compares to others

Properties similar to this one could have ratings:

If newly built



If typical of the existing stock



Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Mechanical Ventilation

Assessment level

4

Building emission rate (kgCO₂/m² per year)

51.56

Primary energy use (kWh/m² per year)

301

► [What is primary energy use?](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6133-2360-1019-4307-0836\)](/energy-certificate/6133-2360-1019-4307-0836).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name

Benjamin Cohen

Telephone

03300881141

Email

info@epcnational.co.uk

Accreditation scheme contact details

Accreditation scheme

Stroma Certification Ltd

Assessor ID

STRO033511

Telephone

0330 124 9660

Email

certification@stroma.com

Assessment details

Employer

EPC NATIONAL LIMITED

Employer address

Birch Mill Business Park, Unit 2C Heywood Old road, Heywood, Heywood OL10 2QQ

Assessor's declaration

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

Date of assessment

29 December 2020

Date of certificate

29 January 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 or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.