

Energy performance certificate (EPC)

Summit House 70 Wilson Street London EC2A 2DB	Energy rating B	Valid until: 3 April 2035
		Certificate number: 7237-0639-8502-5459-4940

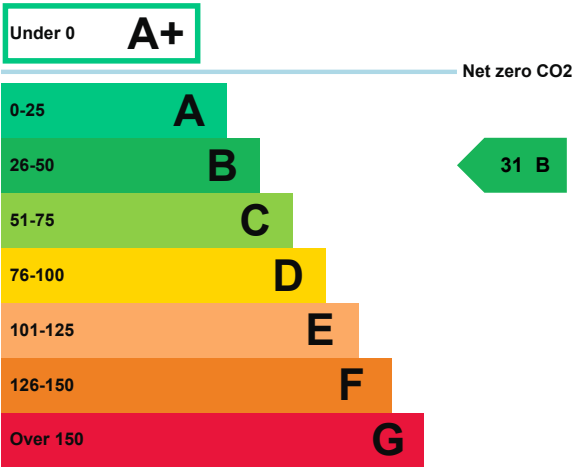
Property type	Offices and Workshop Businesses
Total floor area	8,701 square metres

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	11 A
If typical of the existing stock	45 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)	11.99
Primary energy use (kWh/m ² per year)	131

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1155-9102-8224-4100-3384\)](#).

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	Darren Baker
Telephone	0845 094 1593
Email	darren@melinconsultants.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	CIBSE Certification Limited
Assessor's ID	LCEA125299
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Melin Consultants
Employer address	The Beacon, Llanelli, SA14 8LQ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 April 2025
Date of certificate	4 April 2025