

Energy performance certificate (EPC)

THIRD FLOOR 445 Hackney Road LONDON E2 9DY	Energy rating <div>D</div>	Valid until: 18 March 2026 <div></div> Certificate number: 0070-8944-0356-7224-2070
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Property type

B1 Offices and Workshop businesses

Total floor area

309 square metres

Rules on letting this property

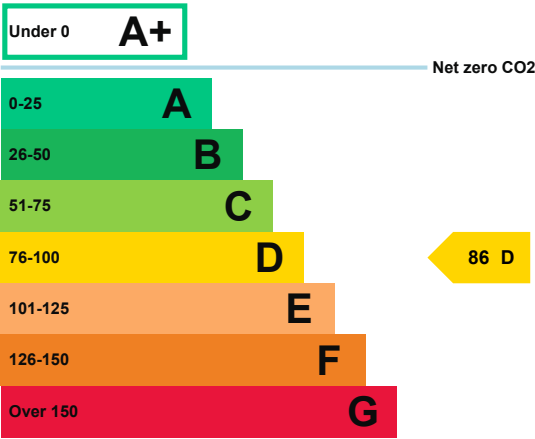
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's current energy rating is D.

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	19 A
If typical of the existing stock	55 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)	71.64

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9877-4027-0465-0204-2401\)](#).

## 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	Kathryn Hampshire
Telephone	01455883250
Email	<a href="mailto:elmhurst@elmhurstenergy.co.uk">elmhurst@elmhurstenergy.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	NHER
Assessor's ID	SAVA002000
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Green Box Surveys Ltd
Employer address	11B, Lansdowne Road, London SW20 8AN
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	2 March 2016
Date of certificate	19 March 2016

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