

# Energy performance certificate (EPC)

Rowan House  
Beechwood Court  
Long Toll  
Woodcote  
READING  
RG8 0RR

Energy rating

C

Valid until: 18 May 2033

Certificate number: 8533-1275-6666-5045-7255

Property type

Offices and Workshop Businesses

Total floor area

149 square metres

## Rules on letting this property

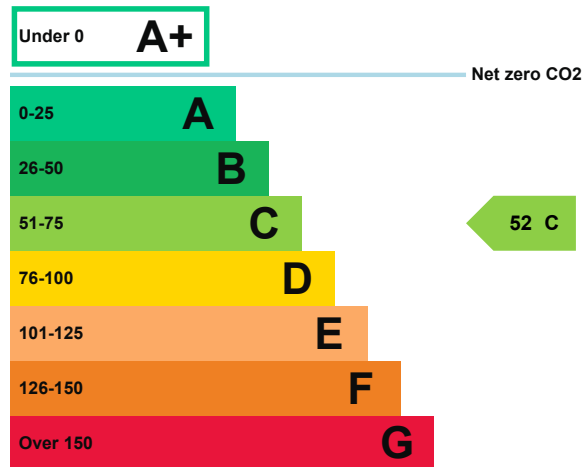
Properties can be let if they have an energy rating from A+ to E.

## 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	15 A
If typical of the existing stock	59 C

## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO2/m2 per year)	15.32
Primary energy use (kWh/m2 per year)	152

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0031-5462-3696-9223-0660\)](/energy-certificate/0031-5462-3696-9223-0660).

## 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	Philip John Dodd
Telephone	01993 703 126
Email	<a href="mailto:phil@projectdesignservices.co.uk">phil@projectdesignservices.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	CIBSE Certification Limited
Assessor's ID	LCEA024262
Telephone	020 8772 3649
Email	<a href="mailto:epc@cibsecertification.org">epc@cibsecertification.org</a>

### About this assessment

Employer	Project Design Services
Employer address	30 Sherbourne Road Witney
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 May 2023
Date of certificate	19 May 2023

---