

# Energy performance certificate (EPC)

Salmon Ltd 36 Clarendon Road WATFORD WD17 1JJ	Energy rating <h1>B</h1>	Valid until: <b>1 August 2029</b> Certificate number: <b>0160-0431-1799-6323-7006</b>
--	-----------------------------	--

Property type **B1 Offices and Workshop businesses**

Total floor area **2912 square metres**

## Rules on letting this property

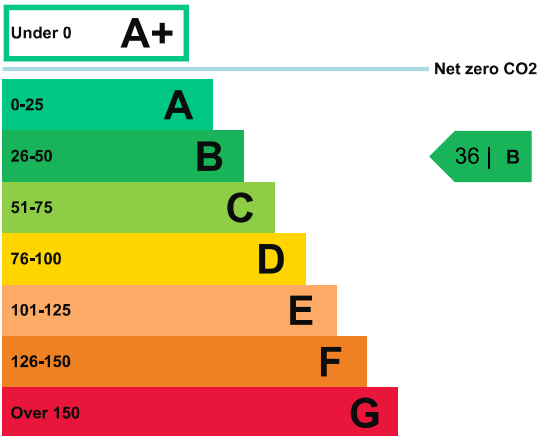
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

## Energy efficiency rating for this property

This property's current energy rating is B.



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 **25 | A**

If typical of the existing stock **74 | C**

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



## 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	Arnold Stone
Telephone	02084469696
Email	<a href="mailto:arnold@mwl-group.com">arnold@mwl-group.com</a>

### Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO034259
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### Assessment details

Employer	Mendick Waring Ltd
Employer address	Edelman House, 1238 High Road, Whetstone, London
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	29 July 2019
Date of certificate	2 August 2019

---