

Energy performance certificate (EPC)

Unit 3 Lawrence Industrial Estate Lawrence Way DUNSTABLE LU6 1BD	Energy rating B	Valid until: 20 October 2029
		Certificate number: 9900-3977-0361-1370-8040

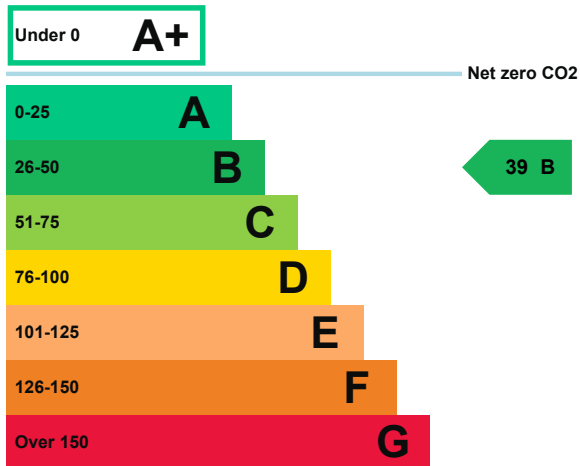
Property type	B2 to B7 General Industrial and Special Industrial Groups
Total floor area	568 square metres

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



If typical of the existing stock



Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO2/m2 per year)	23
Primary energy use (kWh/m2 per year)	136

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9314-4070-0716-0890-3791\)](#).

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	Richard Braithwaite
Telephone	02035197678
Email	richard@braithwaiteenergy.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	Stroma Certification Ltd
Assessor's ID	STRO003957
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Braithwaite Energy
Employer address	Kemp House, 152 City Road, London, EC1V 2NX
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	17 October 2019
Date of certificate	21 October 2019