

Energy performance certificate (EPC)



This certificate has expired.

You can get a new certificate by visiting www.gov.uk/get-new-energy-certificate

Get help with certificates for this property

If you need help getting a new certificate or if you know of other certificates for this property that are not listed here, contact the Ministry of Housing, Communities and Local Government (MHCLG).

mhclg.digital-services@communities.gov.uk

Telephone: 020 3829 0748

1ST FLOOR - REAR 25 Dover Street LONDON W1S 4LX	Energy rating F	This certificate expired on:	4 December 2022
		Certificate number:	9496-3012-0520-0793-4001

Property type	B1 Offices and Workshop businesses
Total floor area	43 square metres

Rules on letting this property



You may not be able to let this property.

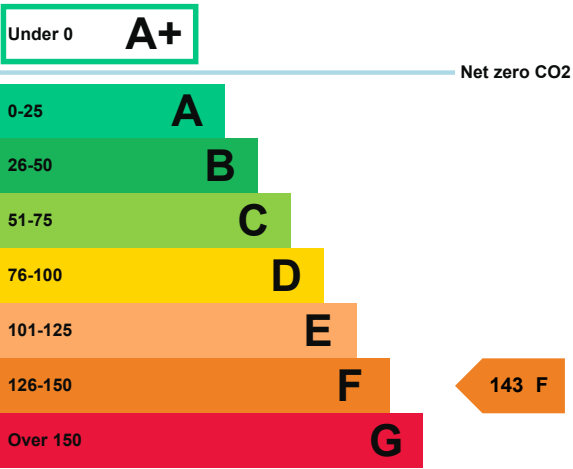
This property has an energy rating of F. The landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

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.

Properties can be let if they have an energy rating from A+ to E. The [recommendation report](#) sets out changes you can make to improve the property's rating.

Energy rating and score

This property’s energy rating is F.



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	34 B
If typical of the existing stock	90 D

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)	85.06

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0443-0742-9509-6102-0092\)](#).

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	Simon Whittle
Telephone	07771 370540
Email	alphaassessors@aol.com

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	NHER004714
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Alpha Energy Assessors Ltd
Employer address	34, Ringway Road, St Albans AL2 2RB
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	4 December 2012
Date of certificate	5 December 2012