

Energy performance certificate (EPC)

46-47 Chancery Lane
LONDON
WC2A 1JE

Energy rating

B

Valid until: **15 June 2032**

Certificate number: **2688-0152-4086-3688-4899**

Property type **Offices and Workshop Businesses**

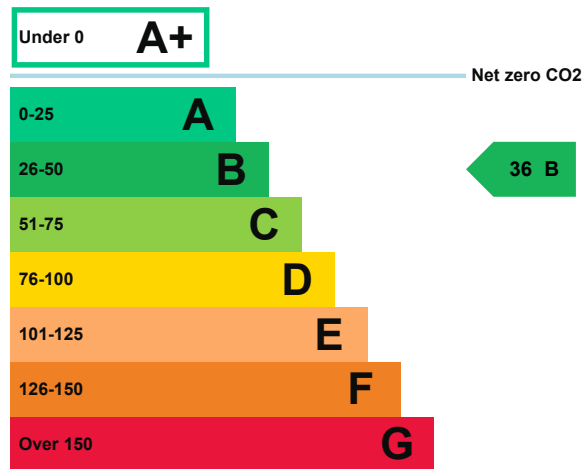
Total floor area **1,252 square metres**

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

12 A

If typical of the existing stock

32 B

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	5
Building emission rate (kgCO ₂ /m ² per year)	9.43
Primary energy use (kWh/m ² per year)	100

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9048-9010-0931-4705-8690\)](/energy-certificate/9048-9010-0931-4705-8690).

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	Dave Cadwallader
Telephone	0333 556 0182
Email	dave.cadwallader@meessolutions.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	CIBSE Certification Limited
Assessor's ID	LCEA900138
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Mobius Building Consultancy
Employer address	The Hop Exchange, 24 Southwark Street, London SE1 1TY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 May 2022
Date of certificate	16 June 2022