

Energy performance certificate (EPC)

45 Clear Water Place
OXFORD
OX2 7NL

Energy rating

C

Valid until: 29 May 2033

Certificate number: 5090-2402-7867-7413-2716

Property type

Non-residential Institutions: Education

Total floor area

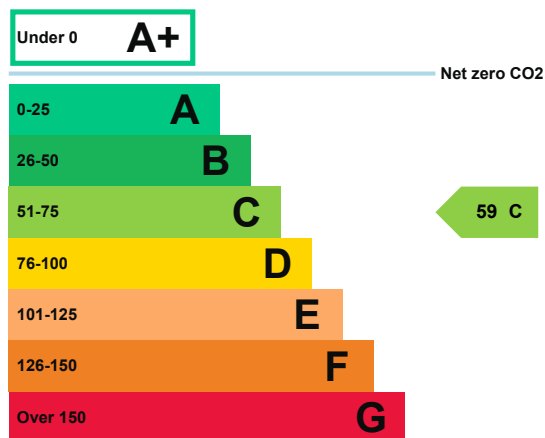
624 square metres

Rules on letting this property

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

Energy efficiency rating for this property

This property's current energy rating is C.



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

24 A

If typical of the existing stock

96 D

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

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	14.64
Primary energy use (kWh/m ² per year)	108

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8682-4152-0625-7008-6495\)](#).

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	Tessa Lancaster
Telephone	01252 213456
Email	info@iventinventoryclerks.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/028169
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	iVent Management Service
Employer address	The Granary, 1 Waverley Lane, Farnham, Surrey, GU9 8BB
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 May 2023
Date of certificate	30 May 2023
