

Energy performance certificate (EPC)

2 York House 1a Langton Road TUNBRIDGE WELLS TN4 8XA	Energy rating C	Valid until: 8 September 2034
		Certificate number: 6436-8212-9227-4037-8515

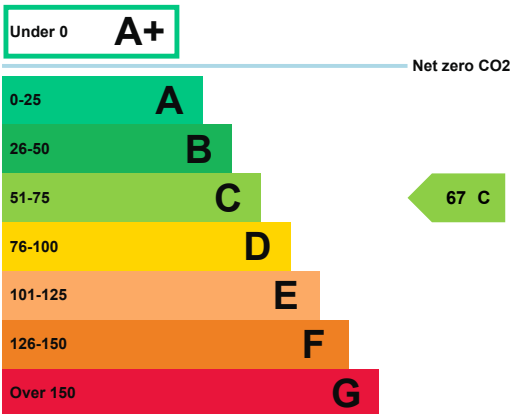
Property type	Offices and Workshop Businesses
Total floor area	23 square metres

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 C.



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	4 A
If typical of the existing stock	18 A

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 (kgCO ₂ /m ² per year)	19.22
Primary energy use (kWh/m ² per year)	201

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2704-1613-0980-2909-6445\)](/energy-certificate/2704-1613-0980-2909-6445).

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	Joanna Hinde
Telephone	07968719754
Email	eea.actionltd@gmail.com

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/030230
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	EEA Action Ltd
Employer address	4 Hart Lane, Harvel Street, Gravesend, Kent, DA13 0DS
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	3 September 2024
Date of certificate	9 September 2024