

# Energy performance certificate (EPC)

|   |                           |  |
|---|---------------------------|--|
| Unit A5<br>Speldhurst Business Park<br>Langton Road<br>Speldhurst<br>TUNBRIDGE WELLS<br>TN3 0AQ | Energy rating<br><b>B</b> | Valid until:<br><b>13 February 2034</b>                |
|   |                           | Certificate number:<br><b>0025-0202-5304-3613-4110</b> |

Property type Offices and Workshop Businesses

Total floor area 56 square metres

## Rules on letting this property

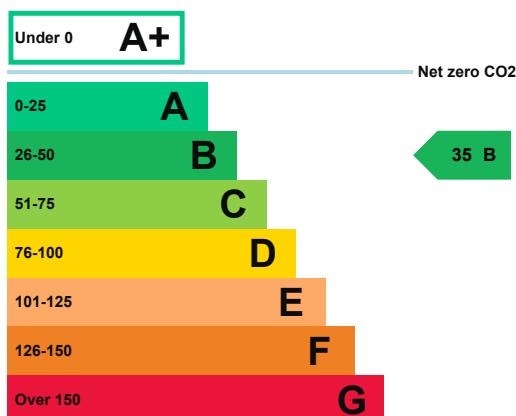
Properties can be let if they have an energy rating from A+ to E.

## 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

10 A

If typical of the existing stock

39 B

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## Breakdown of this property's energy performance

|   |                           |
|---|---------------------------|
| Main heating fuel   | Grid Supplied Electricity |
| Building environment  | Air Conditioning          |
| Assessment level  | 3                         |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 12.54                     |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 136                       |

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2031-4512-5040-1403-6201\)](#).

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## 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 | S. Cappuccini  |
| Telephone       | 01892 300 450  |
| Email           | <a href="mailto:stefano.cappuccini@greenfishconsulting.com">stefano.cappuccini@greenfishconsulting.com</a> |

### Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

|                      |  |
|----------------------|--|
| Accreditation scheme | Quidos Limited   |
| Assessor's ID        | QUID300156   |
| Telephone            | 01225 667 570  |
| Email                | <a href="mailto:info@quidos.co.uk">info@quidos.co.uk</a> |

### About this assessment

|                        |  |
|------------------------|--|
| Employer               | Greenfish (JCML)   |
| Employer address       | G5 Basepoint Business Centre, Pine Grove,<br>Crowborough TN6 1DH |
| Assessor's declaration | The assessor is not related to the owner of the<br>property.     |
| Date of assessment     | 6 February 2024  |
| Date of certificate    | 14 February 2024   |