

# Energy performance certificate (EPC)

|                                                              |  |                                 |                                                                                                 |
|--------------------------------------------------------------|--|---------------------------------|-------------------------------------------------------------------------------------------------|
| Bridge Gate House<br>55-57 High Street<br>REDHILL<br>RH1 1RX |  | Energy rating<br><b>B</b>       | Valid until: <b>22 February 2034</b><br><br>Certificate number: <b>7706-9892-2553-1648-4898</b> |
| Property type                                                |  | Offices and Workshop Businesses |                                                                                                 |
| Total floor area                                             |  | 4,222 square metres             |                                                                                                 |

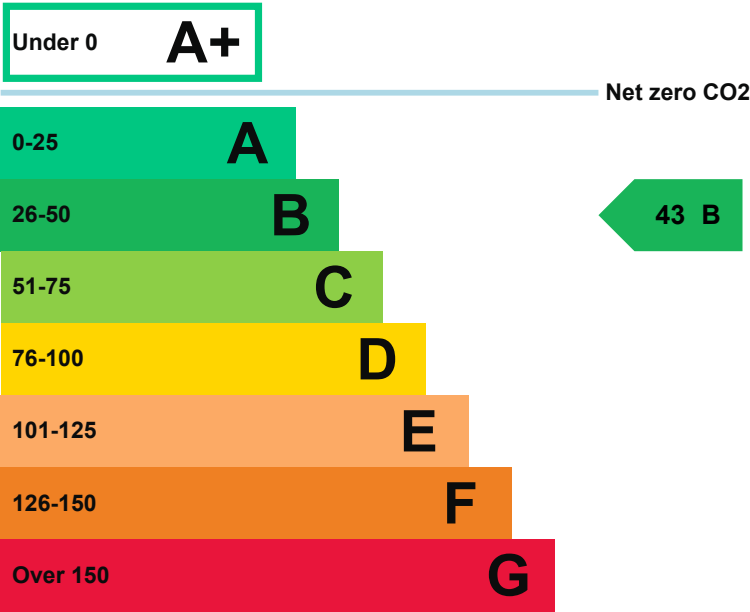
## Rules on letting this property

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

You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

## 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

## Breakdown of this property's energy performance

|                                                                     |                           |
|---------------------------------------------------------------------|---------------------------|
| Main heating fuel                                                   | Grid Supplied Electricity |
| Building environment                                                | Air Conditioning          |
| Assessment level                                                    | 4                         |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 10.02                     |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 110                       |

► [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2209-9946-6216-3367-7936\)](#).

## 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 | Luke Taylor                                                                              |
| Telephone       | 01277 225709                                                                             |
| Email           | <a href="mailto:ltaylor@taylorprojectservices.com">ltaylor@taylorprojectservices.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 | Elmhurst Energy Systems Ltd                                                        |
| Assessor's ID        | EES/025600                                                                         |
| Telephone            | 01455 883 250                                                                      |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | Taylor Project Services LLP                               |
| Employer address       | 150 Hutton Road Shenfield Essex CM15 8NL                  |
| Assessor's declaration | The assessor is not related to the owner of the property. |

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**Date of assessment**

6 February 2024

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**Date of certificate**

23 February 2024

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## Other certificates for this property

If you are aware of previous certificates for this property and they are not listed here, please contact us at [dluhc.digital-services@levellingup.gov.uk](mailto:dluhc.digital-services@levellingup.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

### **OGL**

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