

Energy performance certificate (EPC)

Studio 6 Phoenix Square 5 Burton Street LEICESTER LE1 1TB	Energy rating B	Valid until: 9 January 2033
		Certificate number: 4620-0528-2133-5492-0283

Property type	Retail/Financial and Professional Services
Total floor area	105 square metres

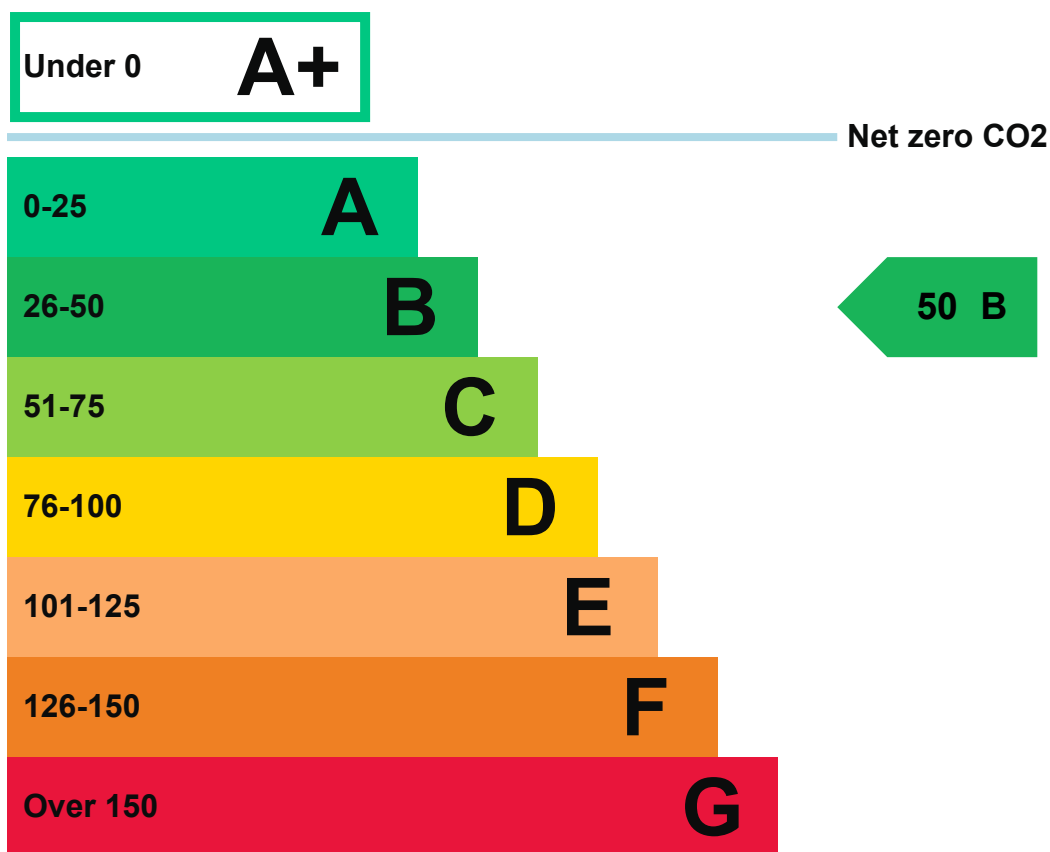
Rules on letting this property

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

9 A

If typical of the existing stock

37 B

Breakdown of this property's energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level	3
Building emission rate (kgCO₂/m² per year)	17.42
Primary energy use (kWh/m² per year)	129

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9024-0246-2422-8518-5304\)](/energy-certificate/9024-0246-2422-8518-5304).

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	Aquil Egbewo
Telephone	0203 397 8220
Email	hello@propcert.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	Quidos Limited
Assessor's ID	QUID206679
Telephone	01225 667 570
Email	info@quidos.co.uk

About this assessment

Employer

Employer address

Assessor's declaration

The assessor is not related to the owner of the property.

Date of assessment

5 December 2022

Date of certificate

10 January 2023

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 mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



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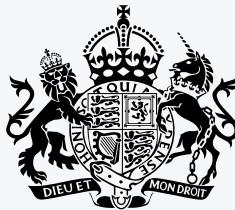
[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5)

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