

# Energy performance certificate (EPC)

Well House 11 High Street EWELL KT17 1SG	Energy rating <b>E</b>	Valid until: <b>17 October 2033</b>
		Certificate number: <b>9567-8805-9387-8171-8309</b>

<b>Property type</b>	Offices and Workshop Businesses
<b>Total floor area</b>	103 square metres

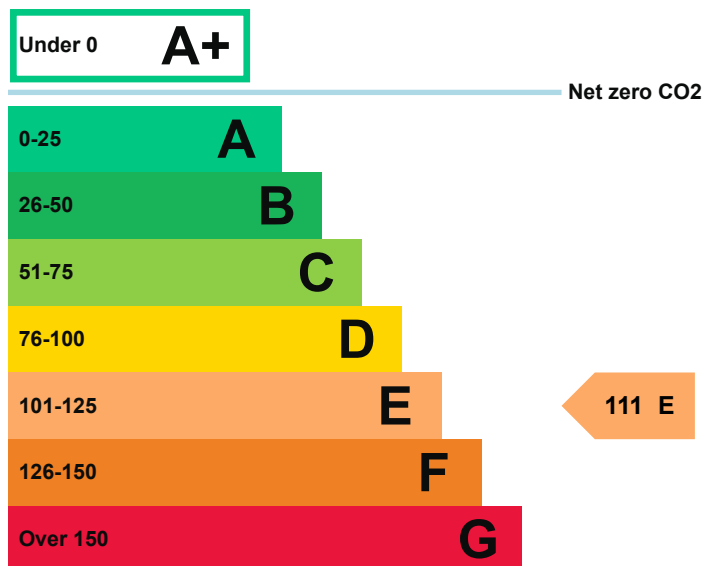
## Rules on letting this property

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 current energy rating is E.



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** 23 A

**If typical of the existing stock** 94 D

## Breakdown of this property's energy performance

<b>Main heating fuel</b>	Natural Gas
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<b>Building environment</b>	Heating and Natural Ventilation
<b>Assessment level</b>	3
<b>Building emission rate (kgCO2/m2 per year)</b>	34.53
<b>Primary energy use (kWh/m2 per year)</b>	212

▶ [About primary energy use](#)

#### Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/5491-6541-5064-9024-4185\)](#).

#### 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.

<b>Assessor's name</b>	Christopher Brown
<b>Telephone</b>	01372 745 770
<b>Email</b>	<a href="mailto:energy@bwspartnership.co.uk">energy@bwspartnership.co.uk</a>

### Contacting the accreditation scheme

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

<b>Accreditation scheme</b>	Elmhurst Energy Systems Ltd
<b>Assessor's ID</b>	EES/019538
<b>Telephone</b>	01455 883 250
<b>Email</b>	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

<b>Employer</b>	BWS Partnership Ltd
<b>Employer address</b>	Reaver House, Suite 111, 12 East Street, Epsom, Surrey, KT17 1HX
<b>Assessor's declaration</b>	The assessor is not related to the owner of the property.
<b>Date of assessment</b>	18 October 2023
<b>Date of certificate</b>	18 October 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 [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 \(/service-performance\)](#)

## **OGI**

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