

# Energy performance certificate (EPC)

|   |                           |   |
|---|---------------------------|---|
| Third Floor<br>Noland House<br>12-13 Poland Street<br>London<br>W1F 8QB | Energy rating<br><b>B</b> | Valid until: <b>26 November 2034</b>                |
|   |                           | Certificate number: <b>4785-3987-6608-8496-9684</b> |

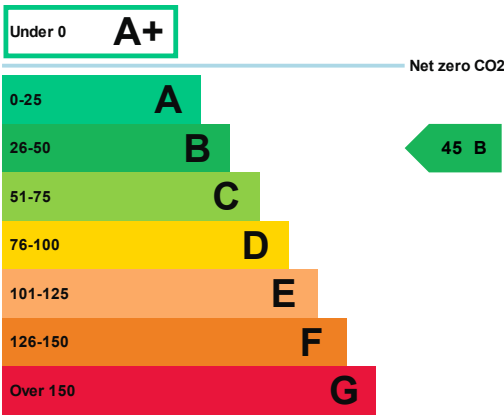
|                  |                                 |
|------------------|---------------------------------|
| Property type    | Offices and Workshop Businesses |
| Total floor area | 161 square metres               |

## 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                   | 14 A |
| If typical of the existing stock | 58 C |

## Breakdown of this property’s energy performance

|  |                           |
|--|---------------------------|
| Main heating fuel                          | Grid Supplied Electricity |
| Building environment                       | Air Conditioning          |
| Assessment level                           | 3                         |
| Building emission rate (kgCO2/m2 per year) | 6.86                      |
| Primary energy use (kWh/m2 per year)       | 71                        |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4613-4947-2188-4487-0897\)](/energy-certificate/4613-4947-2188-4487-0897).

## 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 | Nick Cushing   |
| Telephone       | 07786248943  |
| Email           | <a href="mailto:nick.cushing@tudoredward.com">nick.cushing@tudoredward.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/001944   |
| Telephone            | 01455 883 250  |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |   |
|------------------------|---|
| Employer               | Hagen Building Consultancy Ltd                            |
| Employer address       | Pipstyle House Uphampton WR9 0JP                          |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 26 November 2024  |
| Date of certificate    | 27 November 2024  |