

Energy performance certificate (EPC)

Unit 4
The Dencora Centre
Campfield Road
ST ALBANS
AL1 5HN

Energy rating

C

Valid until:

17 May 2032

Certificate number:

0248-4380-8705-3352-7180

Property type	B2 to B7 General Industrial and Special Industrial Groups
Total floor area	239 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 C.

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.

The figure shows a horizontal bar chart representing the energy rating scale. The bars are color-coded and labeled with ratings and score ranges. A green arrow points to the 'C' rating, which corresponds to a score of 65.

Rating	Score Range
A+	Under 0
A	0-25
B	26-50
C	51-75
D	76-100
E	101-125
F	126-150
G	Over 150

Net zero CO2 is indicated at the top of the scale.

<https://find-energy-certificate.service.gov.uk/energy-certificate/0248-4380-8705-3352-7180?print=true>

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How this property compares to others

Properties similar to this one could have ratings:

If newly built	33 B
If typical of the existing stock	97 D

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO2/m2 per year)	39.06
Primary energy use (kWh/m2 per year)	231

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0552-1268-0682-0648-5435\)](#).

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	Alec Nisbet
Telephone	07925994463
Email	alec@braithwaiteenergy.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	Elmhurst Energy Systems Ltd
Assessor's ID	EES/021635
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Braithwaite Energy
Employer address	Kemp House 152 City Road London EC1V 2NX
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 May 2022
Date of certificate	18 May 2022