

Energy performance certificate (EPC)

Unit 11 Gunnels Wood Park Gunnels Wood Road Stevenage SG1 2BH	Energy rating D	Valid until: 16 March 2033
		Certificate number: 3811-1679-3342-7169-1711

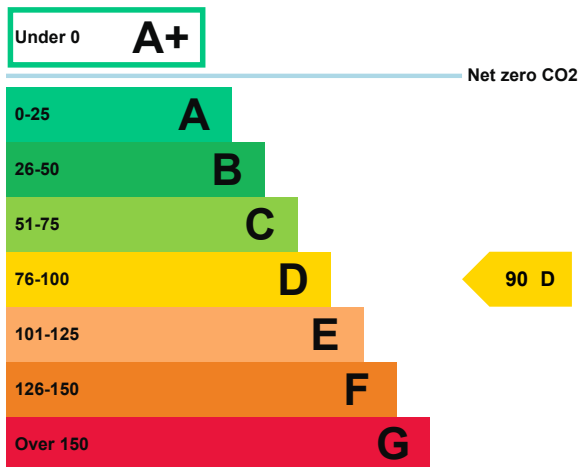
Property type	Storage or Distribution
Total floor area	1,766 square metres

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 D.



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

16 A

If typical of the existing stock

66 C

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	30.35
Primary energy use (kWh/m ² per year)	195

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/8727-8014-2402-0322-6425\)](/energy-certificate/8727-8014-2402-0322-6425).

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	Gabriel Maria
Telephone	07969 355810
Email	richard@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/026219
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Braithwaite Energy
Employer address	Kemp House 124 City Road London EC1V 2NX
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	11 January 2023
Date of certificate	17 March 2023