

# Energy performance certificate (EPC)

Unit A2 20-22 Fowler Road Hainault Business Park ILFORD IG6 3UT	Energy rating	Valid until: 20 November 2035
	<b>C</b>	Certificate number: 2695-5494-5754-0957-4772

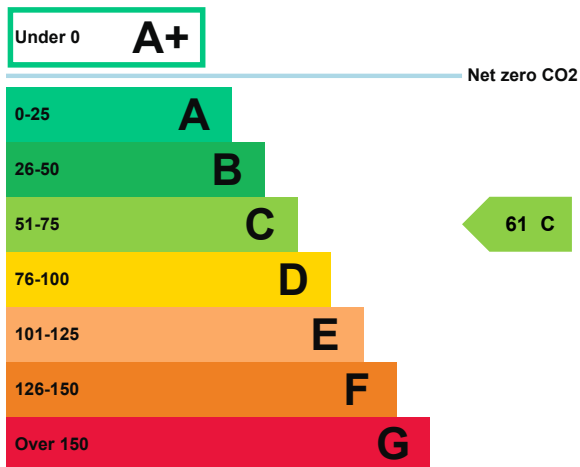
Property type	Storage or Distribution
Total floor area	128 square metres

## 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.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

0 A

If typical of the existing stock

105 E

## 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 (kgCO <sub>2</sub> /m <sup>2</sup> per year)	4.89
Primary energy use (kWh/m <sup>2</sup> per year)	53

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7903-6576-0388-1650-1982\)](#).

## 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	M M Rauf
Telephone	07878 466 055
Email	<a href="mailto:muj_is@hotmail.com">muj_is@hotmail.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/028181
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	Commercial EPC Ltd
Employer address	<a href="http://www.lepcco.co.uk">www.lepcco.co.uk</a>
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 November 2025
Date of certificate	21 November 2025