# Energy performance certificate (EPC)

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| Middlesex House<br>Rutherford Close<br>STEVENAGE<br>SG1 2EF | Energy rating<br>**B** | Valid until: **1 June 2033**<br><br>Certificate number: **0530-8103-0022-5792-180** |

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| **Property type** | Offices and Workshop Businesses |
| **Total floor area** | 1,189 square metres |

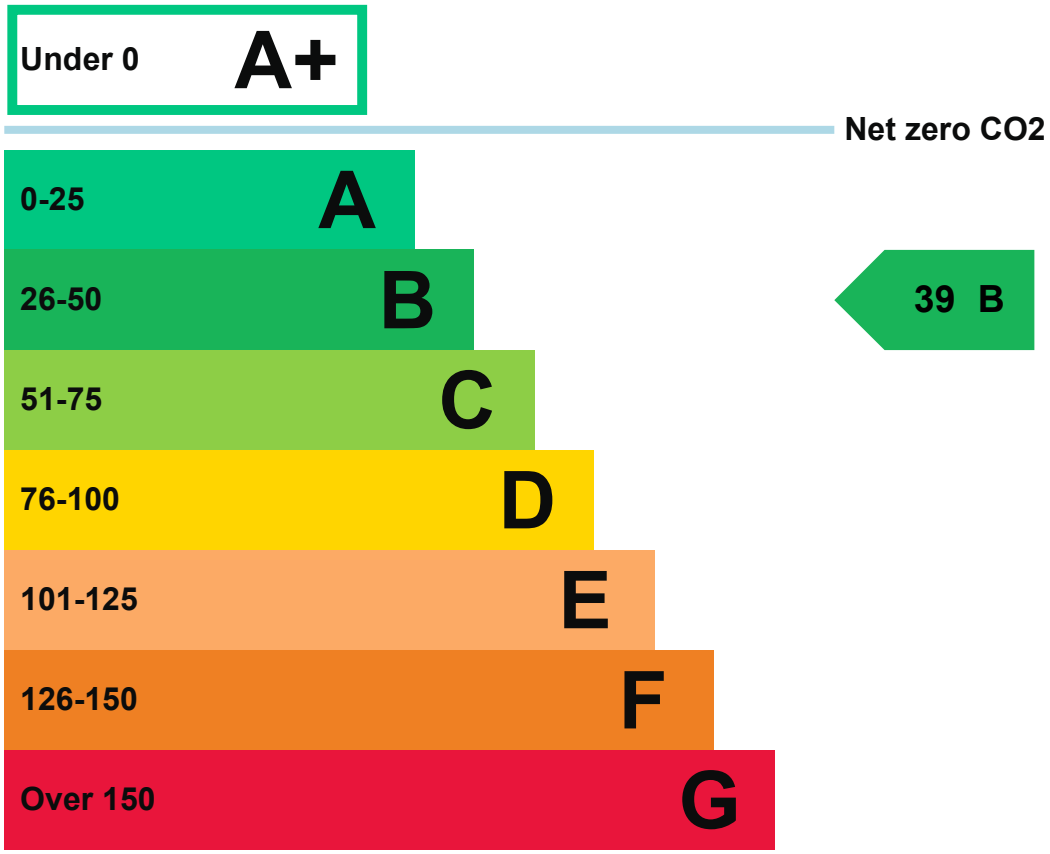
## Rules on letting this property

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).

## Energy efficiency rating for this property

This property's current energy rating is B.




Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

### How this property compares to others

Properties similar to this one could have ratings:

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| **If newly built** | 7 A |
| **If typical of the existing stock** | 29 B |

### Breakdown of this property's energy performance

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| **Main heating fuel** | Natural Gas |
| **Building environment** | Heating and Mechanical Ventilation |
| **Assessment level** | 4 |

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| **Building emission rate (kgCO2/m2 per year)** | 11.56 |
| **Primary energy use (kWh/m2 per year)** | 76 |

▶ About primary energy use

**Recommendation report**

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/8501-3557-1603-4174-6937).

**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.

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| **Assessor's name** | Ondrej Gajdos |
| **Telephone** | 0208 099 5978 |
| **Email** | og@ogenergy.co.uk |

## Contacting the accreditation scheme

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

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|---|---|
| **Accreditation scheme** | CIBSE Certification Limited |
| **Assessor's ID** | LCEA099330 |
| **Telephone** | 020 8772 3649 |
| **Email** | epc@cibsecertification.org |

## About this assessment

**Employer**

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| **Employer address** | |
| **Assessor's declaration** | The assessor is not related to the owner of the property. |
| **Date of assessment** | 1 June 2023 |
| **Date of certificate** | 2 June 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 or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.