Energy performance certificate (EPC)

3 Kinsbourne Court 96-100 Luton Road HARPENDEN AL5 3BL	Energy rating **C**	Valid until:	**11 February 2029**
		Certificate number:	**9867-3082-0716-0600-6901**

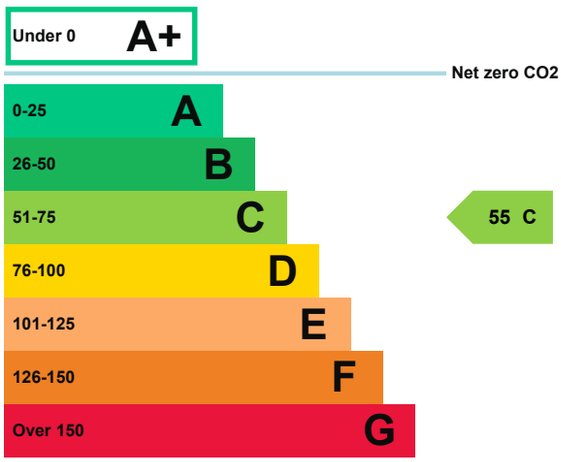
Property type	B1 Offices and Workshop businesses
Total floor area	264 square metres

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	**23 A**
If typical of the existing stock	**67 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 (kgCO2/m2 per year)	38.15
Primary energy use (kWh/m2 per year)	223

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/0680-0641-6769-7802-9002).

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	Martyn Keeton
Telephone	07866114014
Email	martyn@bakerlile.com

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/019642
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Bakerlile/ EPC Partnership
Employer address	10 The Choakles, Wootton, Northampton, NN4 6AP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	6 February 2019
Date of certificate	12 February 2019