

# Energy performance certificate (EPC)

71 Alston Drive  
Bradwell Abbey  
MILTON KEYNES  
MK13 9HG

Energy rating

**E**

Valid until: **10 February 2030**

Certificate number: **0020-9257-0360-8560-6014**

Property type **B8 Storage or Distribution**

Total floor area **792 square metres**

## Rules on letting this property

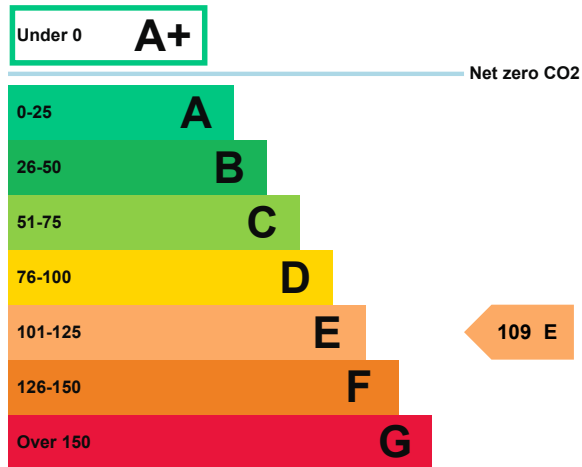
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's energy rating is E.

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

**26 B**

If typical of the existing stock

**76 D**

## 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 <sub>2</sub> /m <sup>2</sup> per year)	104.06
Primary energy use (kWh/m <sup>2</sup> per year)	598

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## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2981-4062-0506-0600-5705\)](/energy-certificate/2981-4062-0506-0600-5705).

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## 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	Marcin Gorecki
Telephone	07525477937
Email	<a href="mailto:marcin.gorecki@encomconsultancy.com">marcin.gorecki@encomconsultancy.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	Stroma Certification Ltd
Assessor's ID	STRO024899
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### About this assessment

Employer	ENCOM Energy Compliance Consultancy Ltd
Employer address	14 Benacre Croft Tattenhoe Milton Keynes MK4 3FG
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	5 February 2020
Date of certificate	11 February 2020

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