

Energy performance certificate (EPC)

| | | |
|--|----------------------------------|--|
| First Floor 128-130 Seven Sisters Road London N7 7NS | Energy rating C | Valid until: 9 October 2032 |
| | | Certificate number: 0374-7492- 4988-2369- 6440 |

| | |
|------------------|---|
| Property type | Retail/Financial and Professional Services |
| Total floor area | 180 square metres |

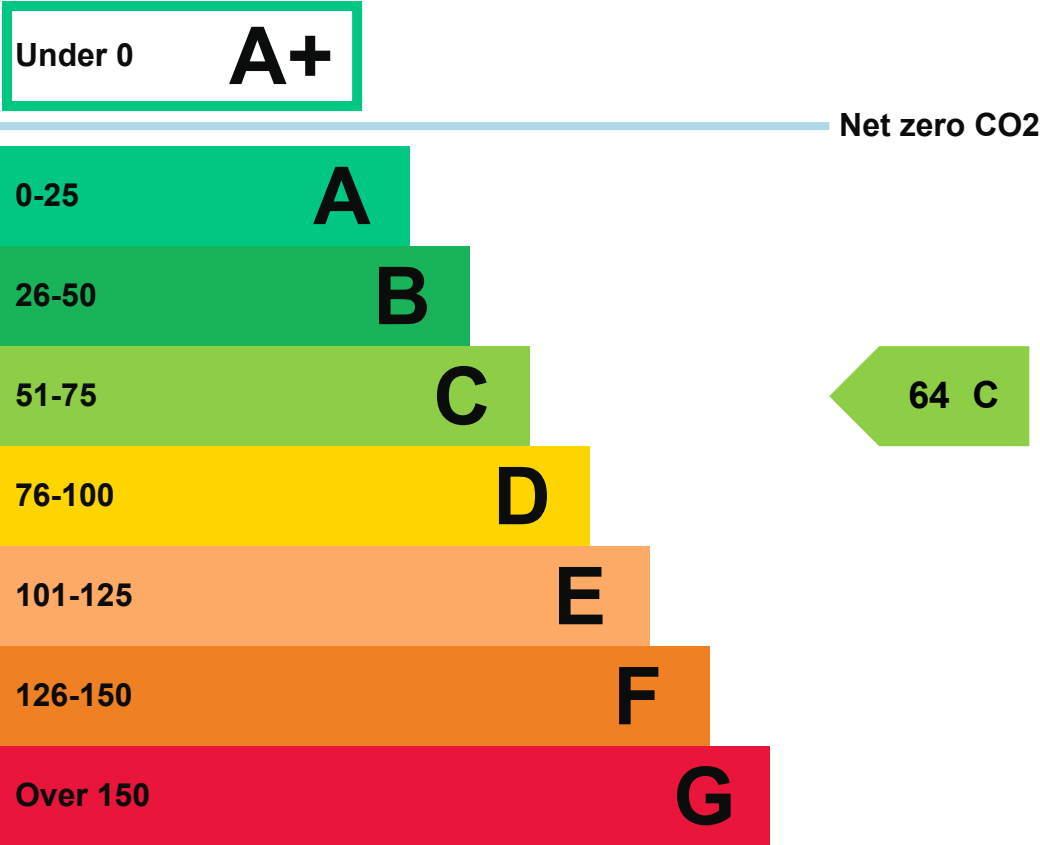
Rules on letting this property

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 \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

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 | 1 A |
| If typical of the existing stock | 6 A |

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) | 18.81 |
| Primary energy use (kWh/m² per year) | 137 |

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7548-1511-8357-1226-7807\)](/energy-certificate/7548-1511-8357-1226-7807).

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 | Jimmy Couppas |
| Telephone | 07723001249 |
| Email | jim@londonpropertycerts.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/019825 |
| Telephone | 01455 883 250 |
| Email | enquiries@elmhurstenergy.co.uk |

About this assessment

| | |
|-------------------------------|---|
| Employer | London Property Certs Ltd |
| Employer address | 104 Palmerston Road, London, N22 8RE |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment | 10 October 2022 |
| Date of certificate | 10 October 2022 |

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 mhclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.



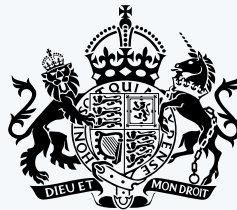
[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5)

[Service performance \(/service-performance\)](#)

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