

Energy performance certificate (EPC)

Unit 1 Orbital Centre Southend Road WOODFORD GREEN IG8 8HH	Energy rating C	Valid until: 19 December 2026
		Certificate number: 9901-3029-0169-0890-5995

Property type B8 Storage or Distribution

Total floor area 1,047 square metres

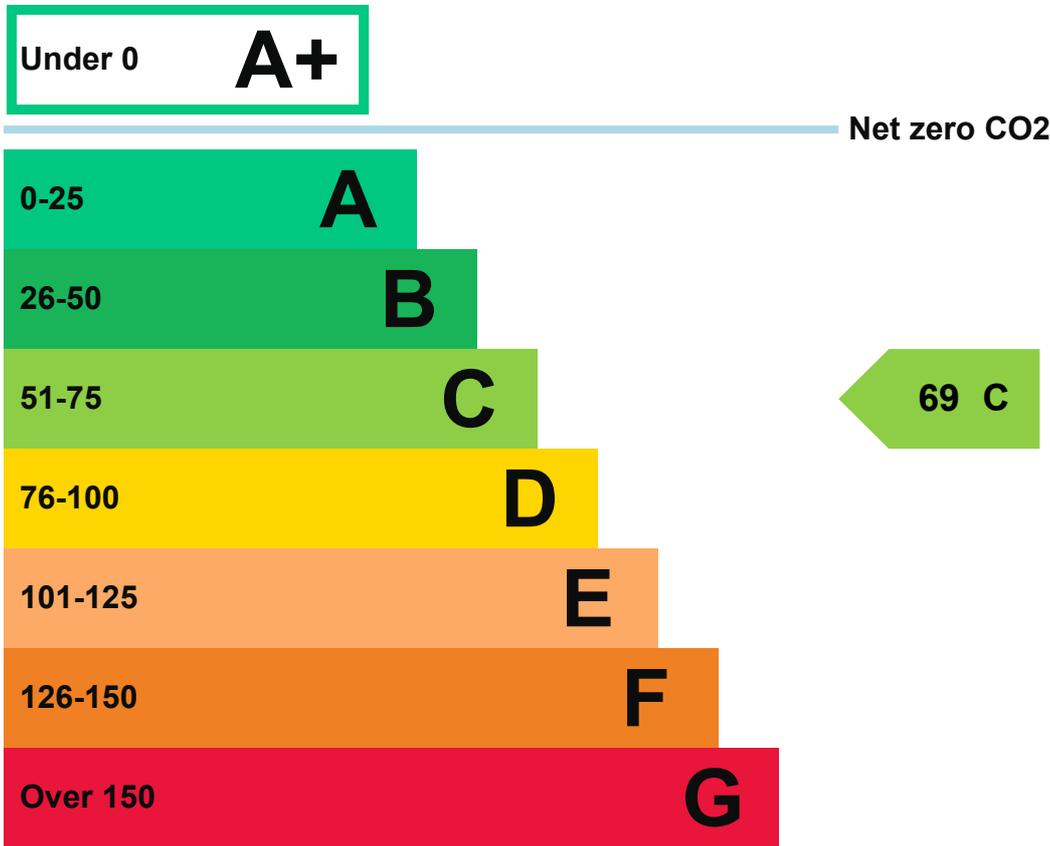
Rules on letting this property

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

26 B

If typical of the existing stock

78 D

Breakdown of this property’s energy performance

Main heating fuel

Natural Gas

Building environment

Heating and Natural Ventilation

Assessment level	3
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Building emission rate (kgCO₂/m² per year)	66.6
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Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0590-0846-0199-1299-9096\)](/energy-certificate/0590-0846-0199-1299-9096).

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	Miguel Garcia
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Telephone	07435347032
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Email	info@theenergybackyard.co.uk
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Contacting the accreditation scheme

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

Accreditation scheme	NHER
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Assessor's ID	NHER008307
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Telephone	01455 883 250
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Email	enquiries@elmhurstenergy.co.uk
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About this assessment

Employer	FHP ESS
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Employer address	18th Floor, McLaren Building, 46 The Priory, Queensway, Birmingham B4 7LR
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	15 November 2016
Date of certificate	20 December 2016

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.



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