

Energy performance certificate (EPC)

| | | |
|--|---------------------------|---|
| Unit 6 63 Morris Road LEICESTER LE2 6BR | Energy rating D | Valid until: 30 March 2033 |
| | | Certificate number: 1620-0577-2034-7404-0703 |

Property type Offices and Workshop Businesses

Total floor area 291 square metres

Rules on letting this property

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

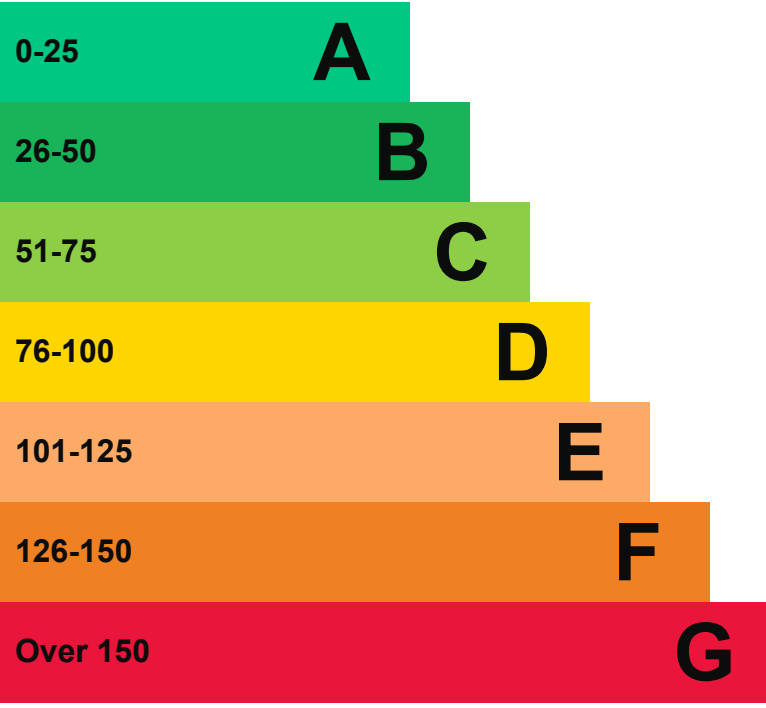
You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

This property's energy rating is D.

Under 0 **A+**

Net zero CO2



98 **D**

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

20 **A**

If typical of the existing stock

80 **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 (kgCO₂/m² per year) | 26.56 |
| Primary energy use (kWh/m² per year) | 192 |

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0071-0246-4427-7700-5404\)](/energy-certificate/0071-0246-4427-7700-5404).

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 | Aquil Egbewo |
| Telephone | 0203 397 8220 |
| Email | hello@propcert.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 | Quidos Limited |
| Assessor's ID | QUID206679 |
| Telephone | 01225 667 570 |
| Email | info@quidos.co.uk |

About this assessment

Employer

Employer address

| | |
|-------------------------------|---|
| Assessor's declaration | The assessor is not related to the owner of the property. |
|-------------------------------|---|

| | |
|---------------------------|--------------|
| Date of assessment | 3 March 2023 |
|---------------------------|--------------|

| | |
|----------------------------|---------------|
| Date of certificate | 31 March 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 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.



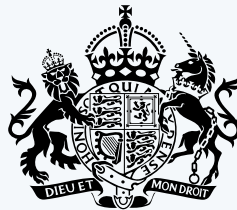
[Help \(/help\)](#) [Accessibility \(/accessibility-statement\)](#) [Cookies \(/cookies\)](#)

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

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

OGI

All content is available under the [Open Government Licence v3.0 \(https://www.nationalarchives.gov.uk/doc/open-government-licence/version/3/\)](#), except where otherwise stated



© [Crown copyright \(https://www.nationalarchives.gov.uk/information-management/re-using-public-sector-information/uk-government-licensing-framework/crown-copyright/\)](https://www.nationalarchives.gov.uk/information-management/re-using-public-sector-information/uk-government-licensing-framework/crown-copyright/)