Energy performance certificate (EPC)

12 & 13 Station Approach Radlett WD7 7AP	Energy rating **E**	Valid until:	**19 February 2036**
		Certificate number:	**1438-5516-8547-4318-9585**

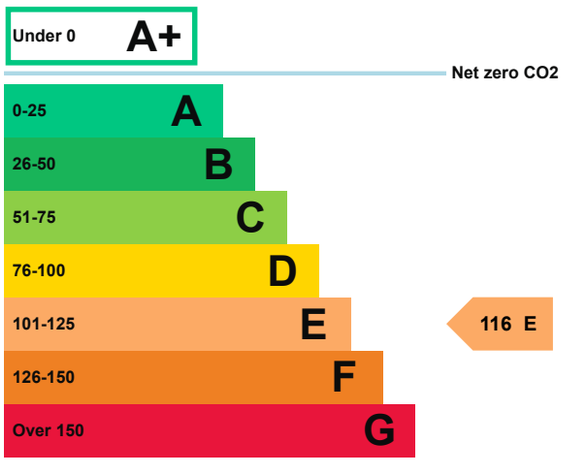
Property type	Retail/Financial and Professional Services
Total floor area	180 square metres

Rules on letting this property

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

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	22 A
If typical of the existing stock	87 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)	52.35
Primary energy use (kWh/m2 per year)	319

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/0482-5734-8719-5287-8869).

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	Jason N Lile
Telephone	0844 8000418
Email	jason@epcpartnership.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/019993
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	BakerLile - www.epcpartnership.com
Employer address	BakerLile 10 The Choakles Wiootton Northampton NN4 6AP
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	18 December 2025
Date of certificate	20 February 2026