

Energy performance certificate (EPC)

13 Tewin Court WELWYN GARDEN CITY AL7 1AU	Energy rating C	Valid until: 8 December 2032
		Certificate number: 5376-8859-1828-0826-7949

Property type	General Industrial and Special Industrial Groups
Total floor area	340 square metres

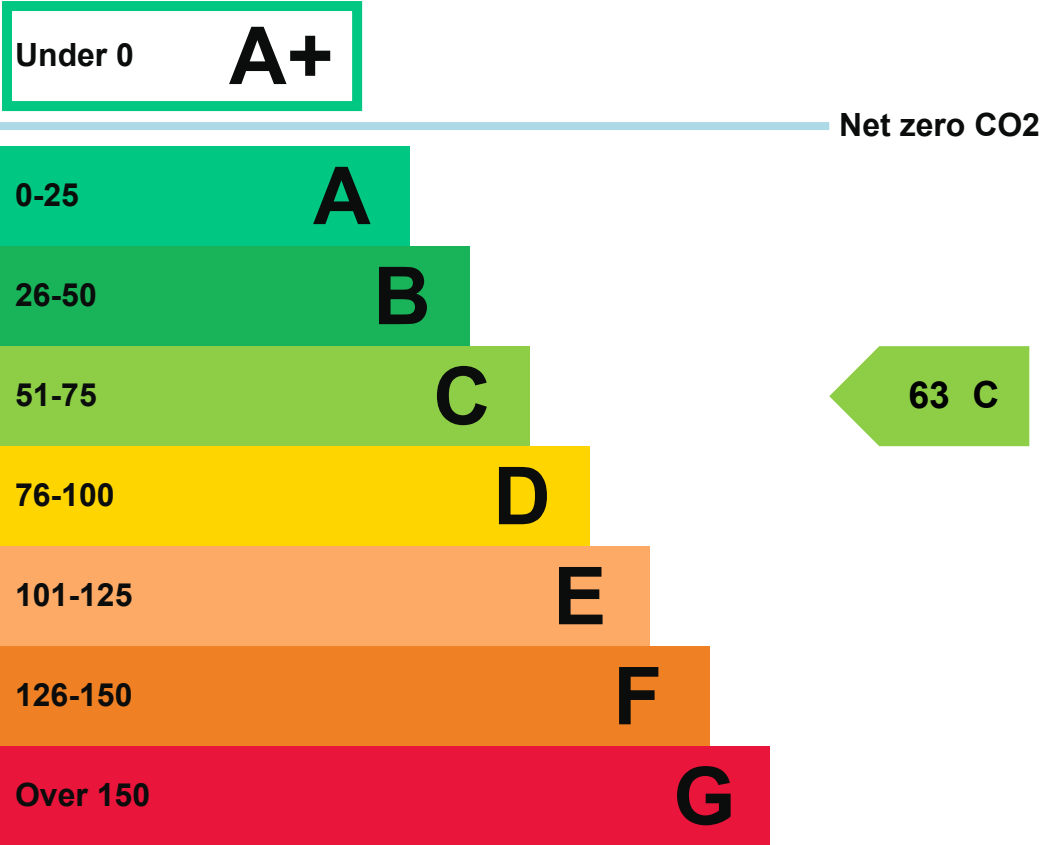
Rules on letting this property

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	11 A
If typical of the existing stock	43 B

Breakdown of this property’s energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation

Assessment level	3
Building emission rate (kgCO₂/m² per year)	22.23
Primary energy use (kWh/m² per year)	237

► [About primary energy use](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0901-7119-5685-4576-8965\)](/energy-certificate/0901-7119-5685-4576-8965).

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	Tahmineh Safdari
Telephone	0333 566 0182
Email	tahmineh.safdari@meessolutions.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/023167
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	MEES Solutions
Employer address	5 Ram Court Wicklesham Lodge Faringdon SN7 7PN
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 November 2022
Date of certificate	9 December 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).

Certificate number	0396-2730-9130-5900-7203 (/energy-certificate/0396-2730-9130-5900-7203)
Expired on	2 August 2022



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