

Energy performance certificate (EPC) recommendation report

34 Guildhall Street
FOLKESTONE
CT20 1DZ

Report number
7113-8746-7112-5692-8506

Valid until
18 February 2036

Energy rating and EPC

This property's energy rating is C.

For more information on the property's energy performance, see the EPC for this property.

Recommendations

Changes that may pay for themselves in over 7 years

Recommendation	Potential impact on carbon emissions
Consider installing solar water heating.	Low
Consider installing PV.	Low
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium
Consider installing an air source heat pump.	High
Consider installing a ground source heat pump.	High

Additional recommendations

Recommendation	Potential impact on carbon emissions
Replace non-LED bulbs with an LED equivalent with either daylight or motion sensors	High

Property and report details

Report issued on	19 February 2026
Total useful floor area	257 square metres
Building environment	Air Conditioning
Calculation tool	DesignBuilder Software Ltd, DesignBuilder SBEM, v7.3.1, SBEM, v6.1.e.2

Assessor's details

Assessor's name	Joe Panther
Telephone	0800 170 1201
Email	joe.p@easyepc.org
Employer's name	EASY EPC
Employer's address	12 Albion Street Brighton BN2 9NE
Assessor ID	QUID210143
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Quidos Limited
