

Rules on letting this property

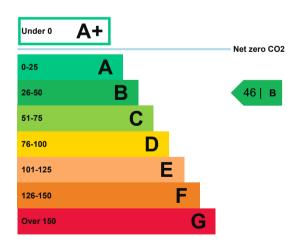
Properties can be let if they have an energy rating from A+ to E.

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

Energy efficiency rating for this property

This property's current energy rating is B.



Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

How this property compares to others

Properties similar to this one could have ratings:

If newly built

25 | A

If typical of the existing stock

72 | C

Breakdown of this property's energy performance

Natural Gas
Heating and Natural Ventilation
3
127.05
739

Recommendation report

Guidance on improving the energy performance of this property can be found in the $\underline{\text{recommendation}}$ $\underline{\text{report (/energy-certificate/6036-7979-8677-9426-3826)}}$.

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

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

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name Phil Smith
Telephone 01924669940

Email psmith@compliance365.co.uk

Accreditation scheme contact details

Accreditation scheme Stroma Certification Ltd

Assessor ID STRO036954
Telephone 0330 124 9660

Email <u>certification@stroma.com</u>

Assessment details

Employer Compliance365

Employer address Unit 6 Mariner Court Calder Park Wakefield WF4 2FL

Assessor's declaration The assessor is not related to the owner of the

property.

Date of assessment 17 March 2022
Date of certificate 4 April 2022