Energy performance certificate (EPC)

3 Tewin Court WELWYN GARDEN CITY AL7 1AU	Energy rating **C**	Valid until:	**8 December 2032**
		Certificate number:	**7366-4679-8471-6864-0309**

Property type	General Industrial and Specia Industrial Groups
Total floor area	862 square metres

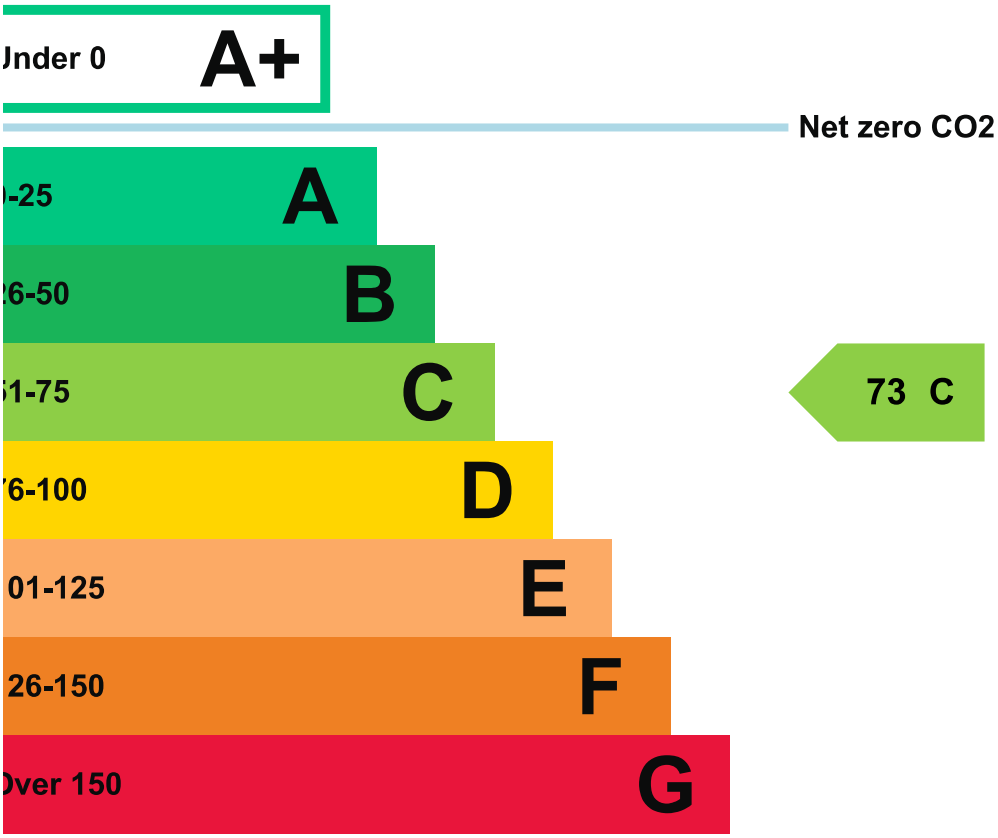
Rules on letting this property

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

u can read guidance for landlords on the regulations and exemptions (https://www.gov.uk/government/publications/non-domestic-privat
ted-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy rating and score

is property's energy rating is C.



operties get a rating from A+ (best) to G (worst) and a score.

e better the rating and score, the lower your property's carbon emissions are likely to be.

low this property compares to others

operties similar to this one could have ratings:

newly built	14 A
typical of the existing stock	57 C

Breakdown of this property's energy performance

ain heating fuel	Natural Gas
uilding environment	Heating and Natural Ventilation
ssessment level	3

uilding emission rate (kgCO2/m2 per ear)	27.98
rimary energy use (kWh/m2 per year)	203

About primary energy use

Recommendation report

uidance on improving the energy performance of this property can be found in the commendation report (/energy-certificate/7392-2546-2536-3883-4098).

Who to contact about this certificate

ontacting the assessor

ou're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

ssessor's name	Tahmineh Safdari
elephone	0333 566 0182
mail	tahmineh.safdari@meessolutions.co.uk

ontacting the accreditation scheme

ou're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

ccreditation scheme	Elmhurst Energy Systems Ltd
ssessor's ID	EES/023167
elephone	01455 883 250
mail	enquiries@elmhurstenergy.co.uk

bout this assessment

mployer	MEES Solutions

mployer address	5 Ram Court Wicklesham Lodge Faringdon SN7 7PN
ssessor's declaration	The assessor is not related to the owner of the property.
ate of assessment	16 November 2022
ate of certificate	9 December 2022

)ther certificates for this property

/ou are aware of previous certificates for this property and they are not listed here, please contact us at ıclg.digital-services@communities.gov.uk or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

ertificate number	0230-2999-0322-4510-8040 (/energy-certificate/0230-2999-0322-4510-8040)
xpired on	31 July 2022

OGL
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/)