

Complete Apr 2022

Energy performance certificate (EPC)

20 Theaklen Drive ST LEONARDS-ON-SEA TN38 9AZ	Energy rating C	Valid until: 27 April 2032 Certificate number: 9823-3332-6002-0824-0006
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Property type	B2 to B7 General Industrial and Special Industrial Groups
Total floor area	1333 square metres

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 C.

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

Under 0

A+

0-25

A

26-50

B

51-75

C

76-100

D

101-125

E

126-150

F

Over 150

G

Net zero CO2

69 | C

How this property compares to others

Properties similar to this one could have ratings:

If newly built

39 | B

If typical of the existing stock

114 | E

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

Breakdown of this property's energy performance

Main heating fuel	Natural Gas	
Building environment	Air Conditioning	
Assessment level	3	
Building emission rate (kgCO2/m2 per year)	66.85	
Primary energy use (kWh/m2 per year)	391	

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0249-2200-3402-6883-3000\)](#).

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	Damian Williamson
Telephone	0203 397 8220
Email	hello@propcert.co.uk

Accreditation scheme contact details

Accreditation scheme	Quidos Limited
Assessor ID	QUID206214
Telephone	01225 667 570
Email	info@quidos.co.uk

Assessment details

Employer	PropCert
Employer address	182a High St Beckenham BR3 1EW
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	28 April 2022
Date of certificate	28 April 2022
