# Energy performance certificate (EPC)

ADMIRAL HOUSE
ST LEONARDS ROAD
WINDSOR
SL4 3BL

Energy rating

D

Valid until 8 February 2031

Certificate number

6877-8607-8528-6833-7800

## Property type

B1 Offices and Workshop businesses

## Total floor area

1111 square metres

### Rules on letting this property

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

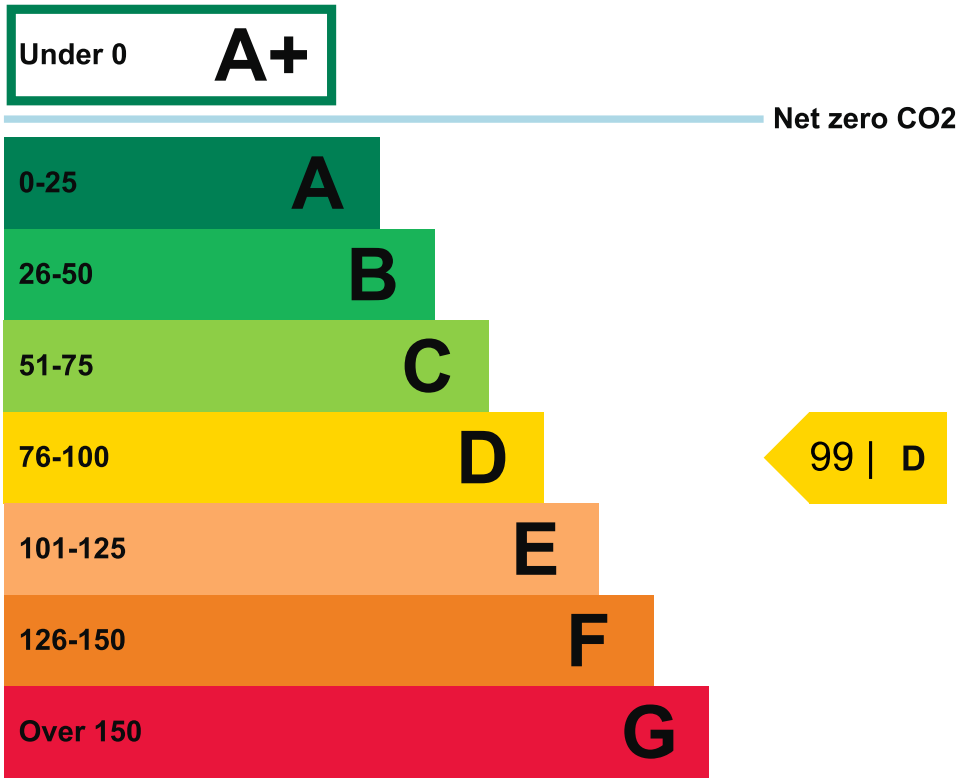
If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

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.

You can read guidance for landlords on the regulations and exemptions (https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/824018/Non-Dom_Private_Rented_Property_Minimum_Standard_-_Landlord_Guidance.pdf).

### Energy efficiency rating for this property

This property's current energy rating is D.




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

32 | B

## If typical of the existing stock

93 | D

**Breakdown of this property's energy performance**

## Main heating fuel

Natural Gas

## Building environment

Air Conditioning

### Assessment level
4

### Building emission rate (kgCO2/m2 per year)
69.21

### Primary energy use (kWh/m2 per year)
402.5

▶ What is primary energy use?

#### Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/6863-2217-3849-4302-1504).

#### 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
Richard Masters

### Telephone
01173329831

### Email
richard.masters@malcolmhollis.com

## Accreditation scheme contact details

### Accreditation scheme
Elmhurst Energy Systems Ltd

### Assessor ID
EES/019155

**Telephone**
01455 883 250

**Email**
enquiries@elmhurstenergy.co.uk

## Assessment details

**Date of assessment**
7 January 2021

**Date of certificate**
9 February 2021

**Employer**
Malcolm Hollis

**Employer address**
40 Queens Square Bristol BS1 4QP

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

#### 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.

There are no related certificates for this property.