

Energy performance certificate (EPC)

52 London Street READING RG1 4SQ	Energy rating E	Valid until: 9 January 2035
		Certificate number: 3028-0353-9972-2202-1903

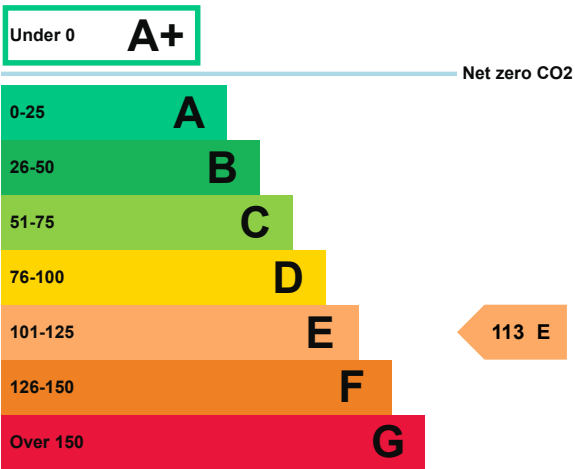
Property type	Retail/Financial and Professional Services
Total floor area	195 square metres

Rules on letting this property

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

Energy rating and score

This property's energy rating is E.



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

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

How this property compares to others

Properties similar to this one could have ratings:

If newly built	22 A
If typical of the existing stock	86 D

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	38.42
Primary energy use (kWh/m ² per year)	248

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2413-7689-2537-1287-5484\)](#).

Who to contact about this certificate

Contacting the assessor

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

Assessor's name	Gary Tulie
Telephone	07737 814 724
Email	gary@chiltern-utility-solutions.co.uk

Contacting the accreditation scheme

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

Accreditation scheme	Elmhurst Energy Systems Ltd
Assessor's ID	EES/025046
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Chiltern Utility Solutions Ltd
Employer address	1 Grape Vine Close, High Wycombe, Buckinghamshire, HP11 1RT
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	8 January 2025
Date of certificate	10 January 2025