

# Energy performance certificate (EPC)

9-13 Church street COGGESHALL CO6 1TU	Energy rating <b>F</b>	Valid until: <b>15 February 2033</b>
		Certificate number: <b>8900-4150-4621-4805-1421</b>
Property type	Retail/Financial and Professional Services	
Total floor area	319 square metres	

### Rules on letting this property

**!** You may not be able to let this property.

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

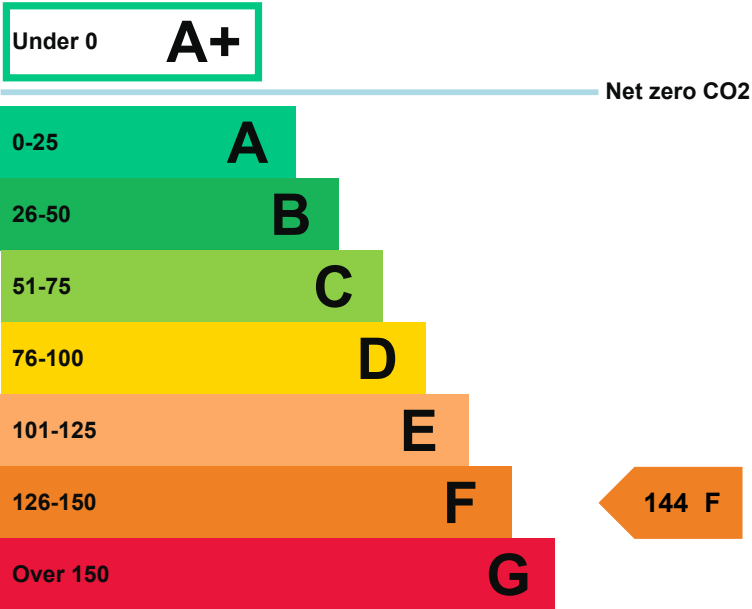
From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance) (<https://www.gov.uk/government/publications/non-domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance>).

Properties can be let if they have an energy rating from A+ to E. The [recommendation report](#) sets out changes you can make to improve the property's rating.

### Energy rating and score

This property's current energy rating is F.



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

25 A

If typical of the existing stock

99 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 <sub>2</sub> /m <sup>2</sup> per year)	48.35
Primary energy use (kWh/m <sup>2</sup> per year)	339

► [About primary energy use](#)

#### Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/4677-5393-1635-4496-0936\)](#).

#### 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	Dean Mortimer
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### Contacting the accreditation scheme

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

Accreditation scheme	Stroma Certification Ltd
Assessor's ID	STRO001680
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### About this assessment

Employer	DEM Associates
Employer address	Botelers, basildon, Essex SS165SE
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	16 February 2023
Date of certificate	16 February 2023

## 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 [dluhc.digital-services@levellingup.gov.uk](mailto:dluhc.digital-services@levellingup.gov.uk) or call our helpdesk on 020 3829 0748 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

[Help\\_ \(/help\)](#) [Accessibility\\_ \(/accessibility-statement\)](#) [Cookies\\_ \(/cookies\)](#)

[Give feedback \(https://forms.office.com/e/hUnC3Xq1T4\)](https://forms.office.com/e/hUnC3Xq1T4) [Service performance \(/service-performance\)](#)

## OGL

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