



Grenville Court, Britwell Road, Burnham, Slough SL1 8DF

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ENERGY PERFORMANCE CERTIFICATE

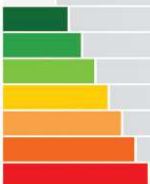
**Enterprise House
Ocean Way
Southampton
SO14 3XB**

20 May 2021

UK-wide services

- Energy Performance Certificates
- Air-conditioning Inspections
- Fire Risk Assessments
- Land Registry Plans
- Energy Efficiency Upgrades
- Facilities Management
- EPC Plus Upgrade Reports

We keep buildings safe, secure & sustainable



Energy performance certificate (EPC)

ENTERPRISE HOUSE
OCEAN WAY
SOUTHAMPTON
SO14 3XB

Energy rating

C

Valid until

19 May 2031

Certificate number

8020-9151-0538-1008-2943

Property type
B1 Offices and Workshop businesses

Total floor area
2661 square metres

Rules on letting this property

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

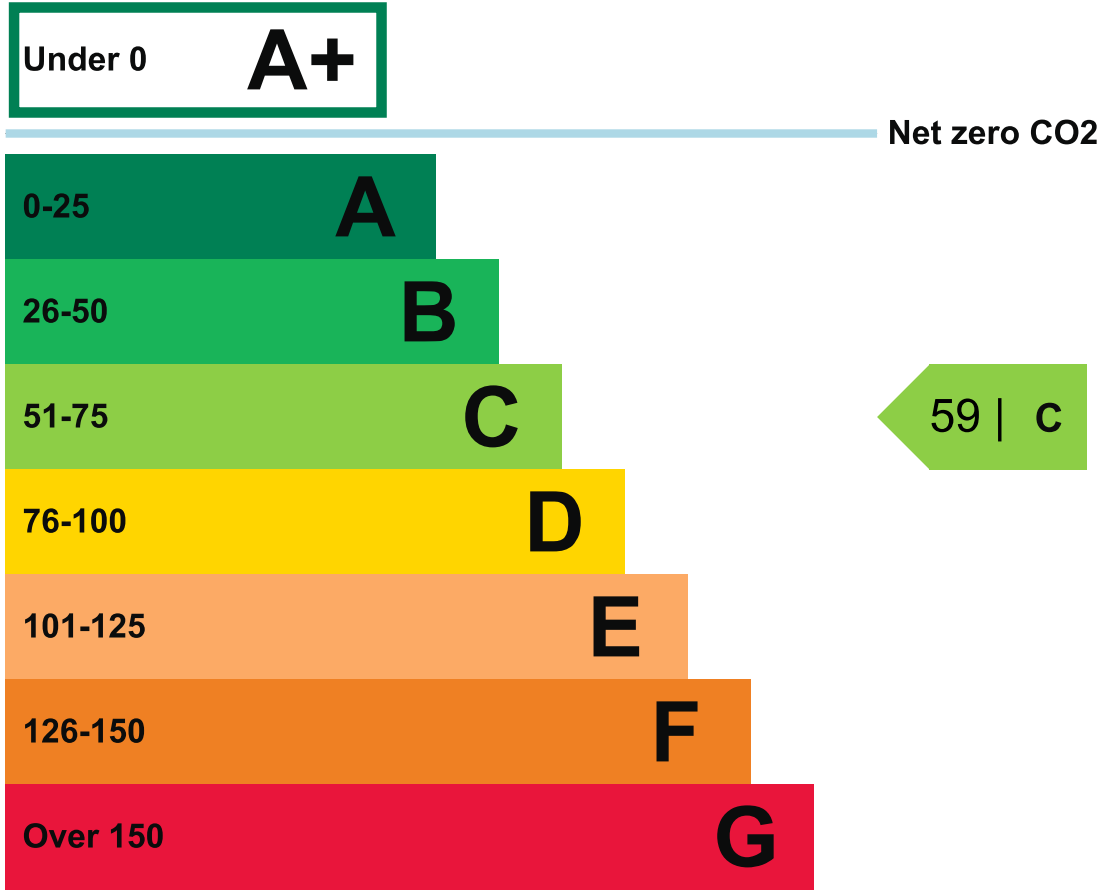
If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

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) (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 C.



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



If typical of the existing stock



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)

42.18

Primary energy use (kWh/m² per year)

246

► [What is primary energy use?](#)

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0958-2200-8409-1154-1804\)](#).

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

Steve McAnulla

Telephone

07971789959

Email

steve.mcanulla@sheldonreed.com

Accreditation scheme contact details

Accreditation scheme

Quidos Limited

Assessor ID

QUID204855

Telephone

01225 667 570

Email

info@quidos.co.uk

Assessment details**Employer**

Vital

Employer address

Grenville Court, Britwell Road, Burnham, SL1 8DF

Assessor's declaration

The assessor is not related to the owner of the property.

Date of assessment

19 May 2021

Date of certificate

20 May 2021

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.

Energy performance certificate (EPC) recommendation report

ENTERPRISE HOUSE OCEAN WAY SOUTHAMPTON SO14 3XB	Report number 0958-2200-8409-1154-1804
	Valid until 19 May 2031

Energy rating and EPC

This property’s current energy rating is C.

For more information on the property’s energy performance, [see the EPC for this property \(/energy-certificate/8020-9151-0538-1008-2943\)](#).

Recommendations

Make these changes to improve the property’s energy efficiency.

Recommended improvements are grouped by the estimated time it would take for the change to pay for itself. The assessor may also make additional recommendations.

Each recommendation is marked as low, medium or high. This shows the potential impact of the change on reducing the property’s carbon emissions.

Changes that pay for themselves in more than 7 years

Recommendation	Potential impact
Add optimum start/stop to the heating system.	Medium
Some windows have high U-values - consider installing secondary glazing.	Medium
Consider installing building mounted wind turbine(s).	Low
Add weather compensation controls to heating system.	Medium
Some loft spaces are poorly insulated - install/improve insulation.	Medium

Property and report details

Report issued on

20 May 2021

Total useful floor area

2661 square metres

Building environment

Air Conditioning

Calculation tool

CLG, iSBEM, v5.6.b, SBEM, v5.6.b.0

Assessor's details**Assessor's name**

Steve McAnulla

Telephone

07971789959

Email

steve.mcanulla@sheldonreed.com

Employer's name

Vital

Employer's address

Grenville Court, Britwell Road, Burnham, SL1 8DF

Assessor ID

QUID204855

Assessor's declaration

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Accreditation scheme

Quidos Limited

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