

Energy performance certificate (EPC)

1st & 2nd Floor 22-24 Elm Road LEIGH ON SEA SS9 1SN	Energy rating	Valid until: 17 December 2032
	D	Certificate number: 8739-6051-5383-3226-1585

Property type Offices and Workshop Businesses

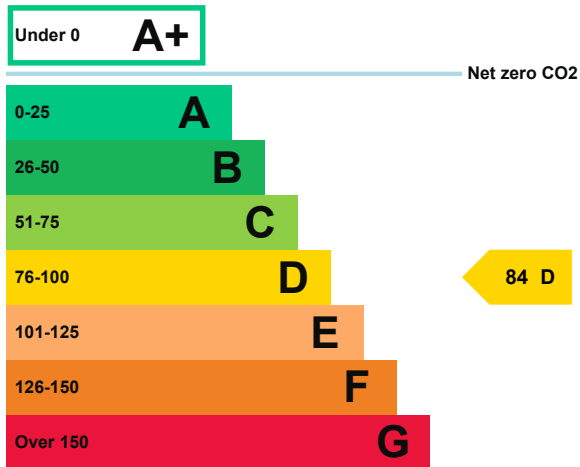
Total floor area 107 square metres

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 D.



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

18 A

If typical of the existing stock

73 C

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	29.06
Primary energy use (kWh/m ² per year)	206

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/6578-4084-6032-4384-0268\)](#).

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	John Elson
Telephone	07905 017383
Email	johne921@gmail.com

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/013083
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	<insert Employer/Trading Name>
Employer address	<insert Employer/Trading Address>
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	4 November 2022
Date of certificate	18 December 2022