

# Energy performance certificate (EPC)

Second Floor Offices 31 George Street CROYDON CR0 1LB	Energy rating <b>B</b>	Valid until: <b>15 September 2033</b> <hr/> Certificate number: <b>7083-4983-4566-9658-8185</b>
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## Property type

Offices and Workshop Businesses

## Total floor area

118 square metres

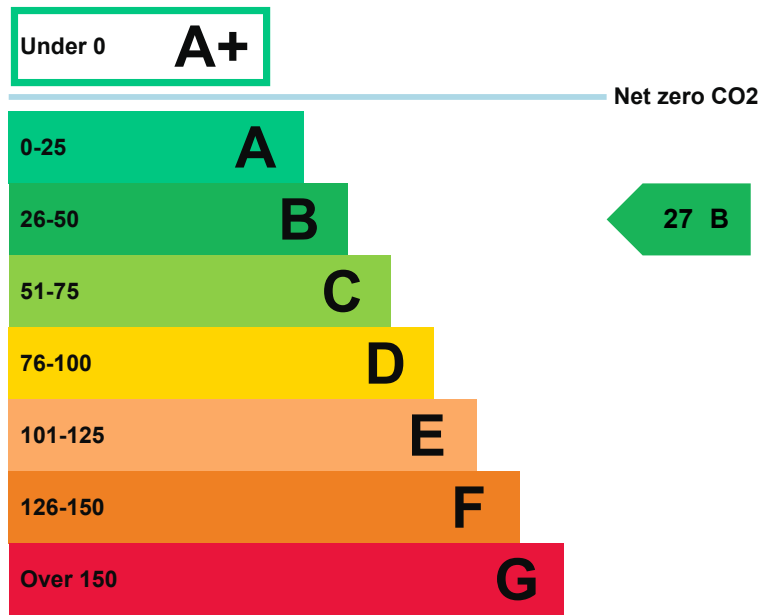
## Rules on letting this property

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

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).

## Energy rating and score

This property's current energy rating is B.



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

**8 A**

### If typical of the existing stock

**33 B**

**Breakdown of this property's energy performance****Main heating fuel**Grid Supplied Electricity

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**Building environment**Air Conditioning

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**Assessment level**3

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**Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)**9.52

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**Primary energy use (kWh/m<sup>2</sup> per year)**102

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[▶ About primary energy use](#)**Recommendation report**

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0995-3702-3845-7192-8824\)](#).

**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**Lewis Farmer

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**Telephone**07585220840

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**Email**[lewisfarmer@btinternet.com](mailto:lewisfarmer@btinternet.com)

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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**Elmhurst Energy Systems Ltd

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**Assessor's ID**EES/020038

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**Telephone**01455 883 250

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**Email**[enquiries@elmhurstenergy.co.uk](mailto:enquiries@elmhurstenergy.co.uk)

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**About this assessment****Employer**

Lewis Farmer

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**Employer address**Far End, Trots Lane, Westerham, Kent, TN16 1SD

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

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**Date of assessment**10 September 2023

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**Date of certificate**16 September 2023

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**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).

**Certificate number**[1243-4198-4120-4721-7400 \(/energy-certificate/1243-4198-4120-4721-7400\)](#)**Valid until**10 April 2033

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**OGL**

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