

# Energy performance certificate (EPC)

Information not provided by the user 1 TATTENHAM CRESCENT EPSOM DOWNS KT18 5QG	Energy rating <b>D</b>	Valid until: <b>24 October 2030</b>  Certificate number: <b>1088-5883-4090-6726-2</b>
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**Property type** A1/A2 Retail and Financial/Professional services

**Total floor area** 122 square metres

## Rules on letting this property

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

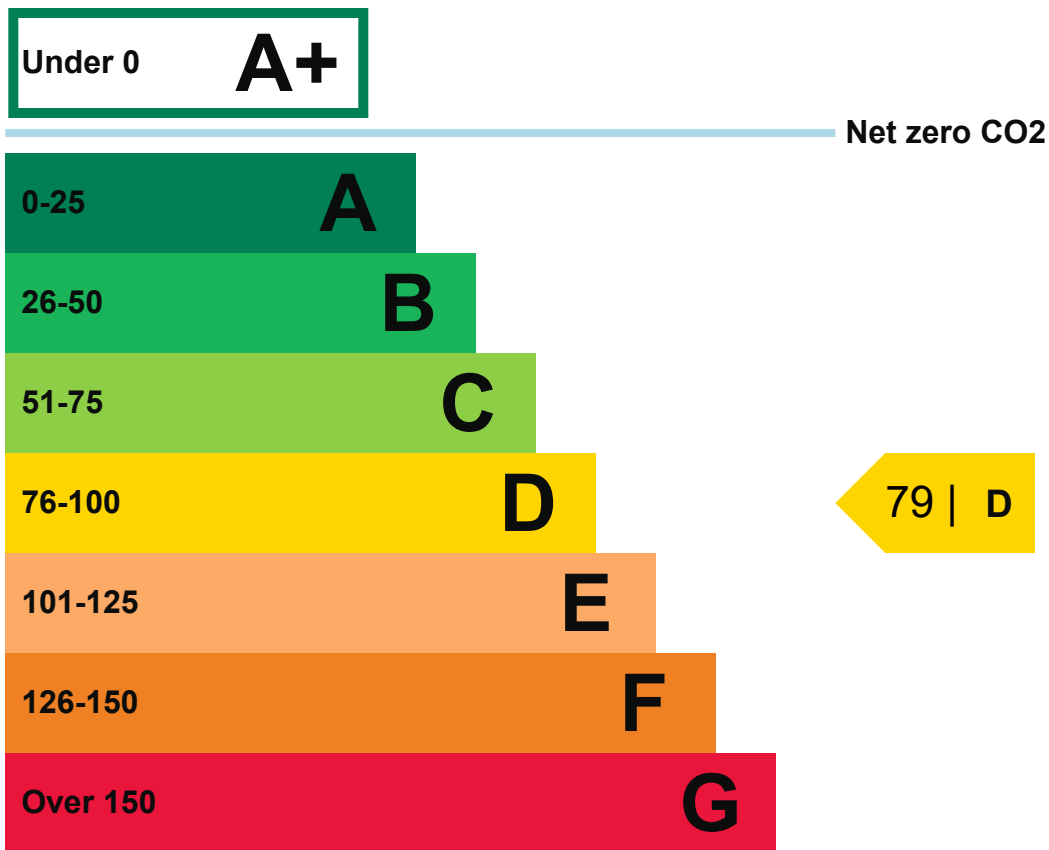
If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

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 D.



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

24 | A

#### If typical of the existing stock

72 | C

### Breakdown of this property's energy performance

Main heating fuel

Grid Supplied Electricity

Building environment

Heating and Mechanical Ventilation

<b>Assessment level</b>	3
<b>Building emission rate (kgCO<sub>2</sub>/m<sup>2</sup> per year)</b>	110.11
<b>Primary energy use (kWh/m<sup>2</sup> per year)</b>	651

▶ [What is primary energy use?](#)

### Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0159-6944-9568-5796-4752\)](/energy-certificate/0159-6944-9568-5796-4752).

### 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

<b>Assessor's name</b>	Castledine House, Heanor Road
<b>Telephone</b>	0115 8800066
<b>Email</b>	<a href="mailto:gareth@talkgreen.co.uk">gareth@talkgreen.co.uk</a>

## Accreditation scheme contact details

<b>Accreditation scheme</b>	Stroma Certification Ltd
<b>Assessor ID</b>	STRO034047

**Telephone** 0330 124 9660

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**Email** [certification@stroma.com](mailto:certification@stroma.com)

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## Assessment details

**Employer** Talk Green Limited

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**Employer address** Castledine House, Heanor Road,  
Ilkeston, Derbyshire, DE7 8DY

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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** 19 October 2020

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**Date of certificate** 25 October 2020

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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 [mhclg.digital-services@communities.gov.uk](mailto:mhclg.digital-services@communities.gov.uk) or call our helpdesk on 020 3829 0748.

There are no related certificates for this property.