

# Energy performance certificate (EPC)

|  |               |   |
|--|---------------|---|
| The Barn<br>79 Sutton Lane<br>Sutton in the Elms, Broughton Astley<br>LEICESTER<br>LE9 6QF | Energy rating | Valid until: <b>10 February 2030</b>                |
|  | <b>B</b>      | Certificate number: <b>0620-0530-1852-3999-7006</b> |

|                         |                                    |
|-------------------------|------------------------------------|
| <b>Property type</b>    | B1 Offices and Workshop businesses |
| <b>Total floor area</b> | 802 square metres                  |

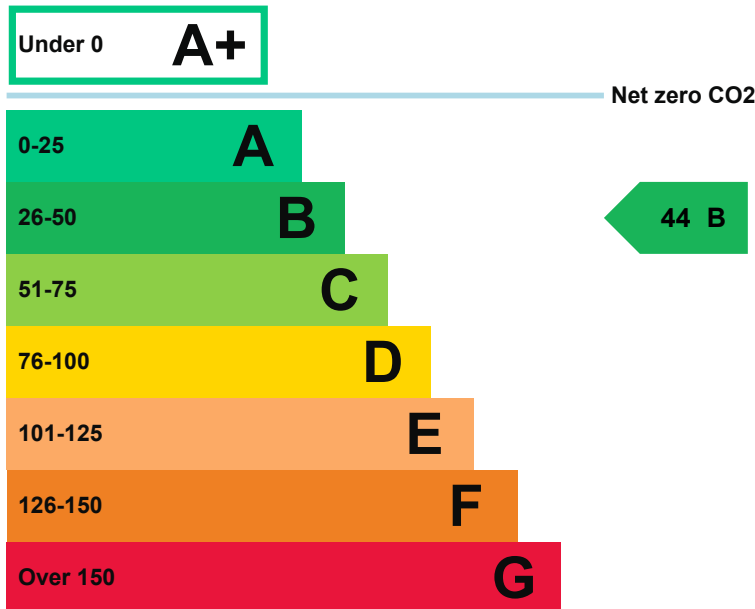
## Rules on letting this property

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 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:

|                       |             |
|-----------------------|-------------|
| <b>If newly built</b> | <b>28 B</b> |
|-----------------------|-------------|

If typical of the existing stock

81 D

## Breakdown of this property's energy performance

|   |                           |
|---|---------------------------|
| Main heating fuel   | Grid Supplied Electricity |
| Building environment  | Air Conditioning          |
| Assessment level  | 3                         |
| Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year) | 42.23                     |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 250                       |

▶ [About primary energy use](#)

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0990-2287-0450-1690-5030\)](#).

## 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 | Jonathan Parkes  |
| Telephone       | 01922 898171   |
| Email           | <a href="mailto:jonathan@midlandassessenergy.co.uk">jonathan@midlandassessenergy.co.uk</a> |

### 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/005659   |
| Telephone            | 01455 883 250  |
| Email                | <a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a> |

### About this assessment

|                        |  |
|------------------------|--|
| Employer               | Midland Assess Energy  |
| Employer address       | c/o LBParkes, Town Wharf Business Park, 16-18 Station Street, Walsall, WS2 9JZ |
| Assessor's declaration | The assessor is not related to the owner of the property.                      |

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|                            |                  |
|----------------------------|------------------|
| <b>Date of assessment</b>  | 16 January 2020  |
| <b>Date of certificate</b> | 11 February 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 (Monday to Friday, 9am to 5pm).

There are no related certificates for this property.

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

[Give feedback \(https://forms.office.com/e/KX25htGMX5\)](https://forms.office.com/e/KX25htGMX5) [Service performance \(/service-performance\)](#)

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