

# Energy performance certificate (EPC)

UNIT 9 OAK TREE BUSINESS PARK SPITFIRE WAY SWINDON SN3 4TX	Energy rating <b>C</b>	Valid until: <b>17 January 2031</b>
		Certificate number: <b>9859-4415-8275-7597-5078</b>

## Property type

A1/A2 Retail and Financial/Professional services

## Total floor area

493 square metres

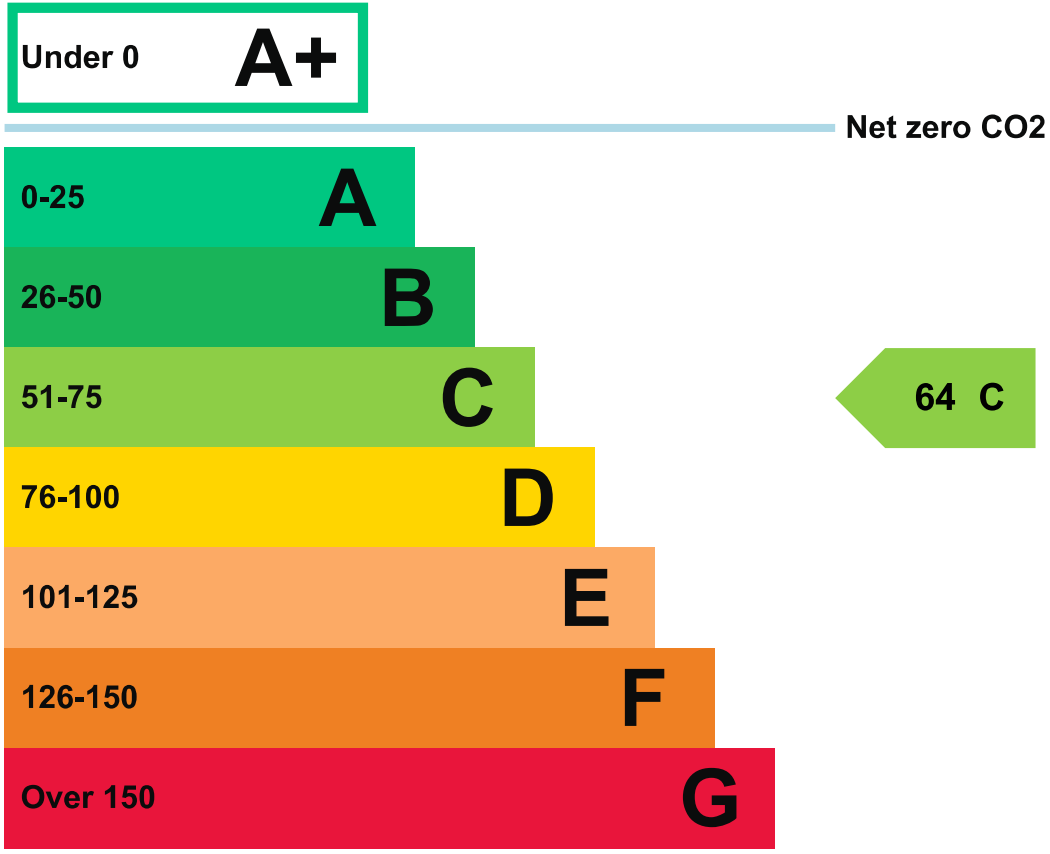
## Rules on letting this property

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 C.



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**



**If typical of the existing stock**



**Breakdown of this property's energy performance**

**Main heating fuel**

Natural Gas

**Building environment**

Air Conditioning

## Assessment level

4

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

61.8

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

364

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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 \(/energy-certificate/2823-6625-3827-2464-9121\)](/energy-certificate/2823-6625-3827-2464-9121).

## 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

James McCutcheon

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#### Telephone

01412082036

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#### Email

[jmccutcheon@cadssurveyservices.co.uk](mailto:jmccutcheon@cadssurveyservices.co.uk)

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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

Stroma Certification Ltd

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#### Assessor's ID

STRO035214

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#### Telephone

0330 124 9660

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## Email

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

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## About this assessment

### Employer

arbnco-M&G Real Estate

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### Employer address

Inovo Building 121 George Street Glasgow

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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

18 January 2021

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### Date of certificate

18 January 2021

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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).

There are no related certificates for this property.