

Energy performance certificate (EPC)

GROUND FLOOR
38-40 St. Georges Street
WINCHESTER
SO23 8BE

Energy rating

D

Valid until: **29 June 2026**

Certificate number: **0260-7968-0396-1181-1020**

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	115 square metres

Rules on letting this property

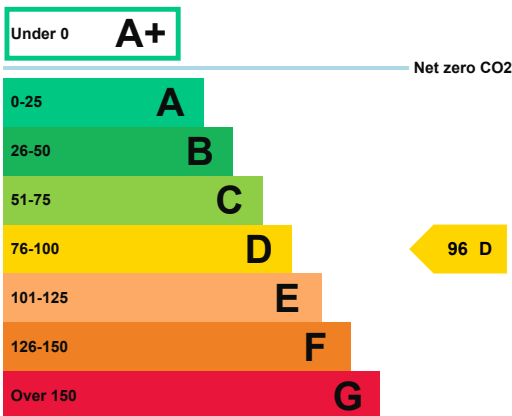
Properties can be let if they have an energy rating from A+ to E.

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

26 B

If typical of the existing stock

76 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 ₂ /m ² per year)	148.69

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/9712-4086-0669-0101-1821\)](/energy-certificate/9712-4086-0669-0101-1821).

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	Simon Kane
Telephone	07595 261859
Email	simon@propertyassess.co.uk

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/004723
Telephone	01455 883 250
Email	enquiries@elmhurstenergy.co.uk

About this assessment

Employer	Property Assess
Employer address	PO Box 615, Winchester, SO23 3JT
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	29 June 2016
Date of certificate	30 June 2016
