

# Energy performance certificate (EPC)

GW01A  
Watford Business Park  
Greenhill Crescent  
WATFORD  
WD18 8JU

Energy rating

**A**

Valid until: **13 November 2033**

Certificate number: **9763-1702-1916-3534-9812**

Property type

Storage or Distribution

Total floor area

306 square metres

## Rules on letting this property

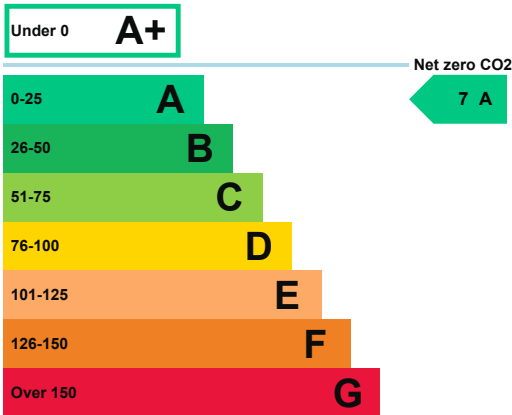
Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's current energy rating is A.

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

10 A

If typical of the existing stock

42 B

---

## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Air Conditioning
Assessment level	4
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	0.9
Primary energy use (kWh/m <sup>2</sup> per year)	9

---

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/7285-4819-2965-1330-2310\)](#).

---

## 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	Paul Harris
Telephone	01327811166
Email	<a href="mailto:lee.pegler@socotec.com">lee.pegler@socotec.com</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/028102
Telephone	01455 883 250
Email	<a href="mailto:enquiries@elmhurstenergy.co.uk">enquiries@elmhurstenergy.co.uk</a>

### About this assessment

Employer	SOCOTEC LTD
Employer address	Bretby Business Park Ashby Road Burton-on-trent DERBYSHIRE DE15 0YZ
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 November 2023
Date of certificate	14 November 2023

---