

# Energy performance certificate (EPC)

Unit 7 Bone Lane Industrial Estate Bone Lane NEWBURY RG14 5SH	Energy rating <b>D</b>	Valid until: <b>6 October 2025</b> <hr/> Certificate number: <b>0430-0035-9249-5998-6006</b>
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<b>Property type</b>	B1 Offices and Workshop businesses
<b>Total floor area</b>	269 square metres

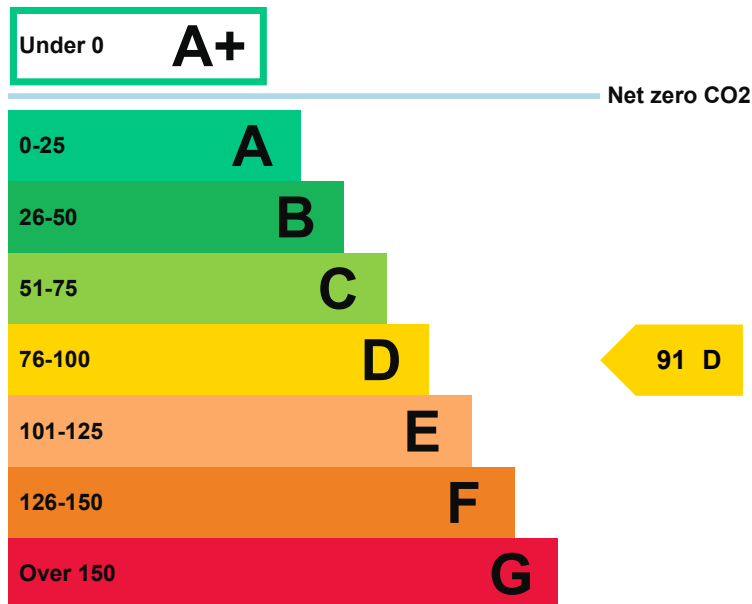
## Rules on letting this property

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 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**

**28 B**

If typical of the existing stock

82 D

## Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO2/m2 per year)	43.88

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0980-3926-0445-9490-0050\)](https://find-energy-certificate.service.gov.uk/energy-certificate/0980-3926-0445-9490-0050).

## 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	Nikolaos Koumpetsos
Telephone	07796664153
Email	<a href="mailto:nikolaos.koumpetsos@wspgroup.com">nikolaos.koumpetsos@wspgroup.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	Stroma Certification Ltd
Assessor's ID	STRO019887
Telephone	0330 124 9660
Email	<a href="mailto:certification@stroma.com">certification@stroma.com</a>

### About this assessment

Employer	WSP UK
Employer address	WSP House, 70 Chancery Lane, London WC2A 1AF
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	14 August 2015
Date of certificate	7 October 2015

## 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).

**Certificate number**

[0395-3096-0214-0000-9601 \(/energy-certificate/0395-3096-0214-0000-9601\)](#)

**Expired on**

9 June 2019

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**OGL**

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