

Energy performance certificate (EPC)

|                                                                   |                           |                                                     |
|-------------------------------------------------------------------|---------------------------|-----------------------------------------------------|
| Laithwaites<br>John Nike Way<br>Binfield<br>BRACKNELL<br>RG12 8TN | Energy rating<br><b>B</b> | Valid until: <b>31 March 2032</b>                   |
|                                                                   |                           | Certificate number: <b>0779-9215-8392-1020-5680</b> |

|                  |                                                  |
|------------------|--------------------------------------------------|
| Property type    | A1/A2 Retail and Financial/Professional services |
| Total floor area | 208 square metres                                |

Rules on letting this property

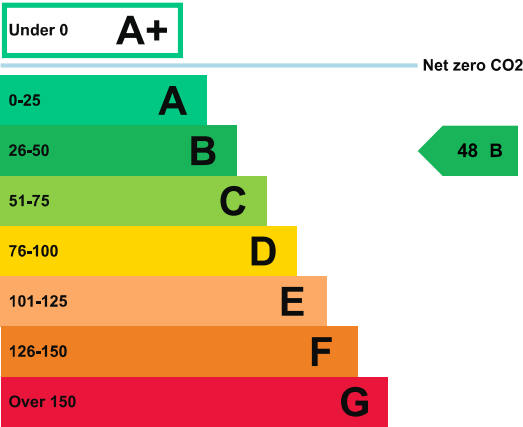
Properties can be let if they have an energy rating from A+ to E.

Energy rating and score

This property's energy rating is 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:

|                                  |             |
|----------------------------------|-------------|
| If newly built                   | <b>24 A</b> |
| If typical of the existing stock | <b>70 C</b> |

## 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) | 66.59                     |
| Primary energy use (kWh/m <sup>2</sup> per year)                    | 394                       |

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2918-4927-8129-6500-0571\)](/energy-certificate/2918-4927-8129-6500-0571).

## 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 | Geoffrey Budden                                                |
| Telephone       | 02033978220                                                    |
| Email           | <a href="mailto:hello@propcert.co.uk">hello@propcert.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 | Quidos Limited                                           |
| Assessor's ID        | QUID206628                                               |
| Telephone            | 01225 667 570                                            |
| Email                | <a href="mailto:info@quidos.co.uk">info@quidos.co.uk</a> |

### About this assessment

|                        |                                                           |
|------------------------|-----------------------------------------------------------|
| Employer               | Energy Performance Associates                             |
| Employer address       | 'Byways', Portesbery Road, Camberley, GU15 3TF            |
| Assessor's declaration | The assessor is not related to the owner of the property. |
| Date of assessment     | 30 March 2022                                             |
| Date of certificate    | 1 April 2022                                              |