Energy performance certificate (EPC)

FOURTH FLOOR The Junction Station Road WATFORD WD17 1SR	Energy rating **A**	Valid until: **9 August 2026** Certificate number: **0980-3969-0396-5089-6054**

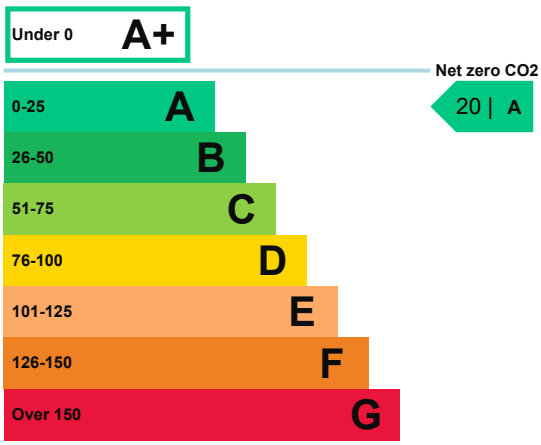
Property type	B1 Offices and Workshop businesses
Total floor area	1189 square metres

Rules on letting this property

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

Energy efficiency rating for this property

This property's current energy rating is A.



Properties are given a rating from A+ (most efficient) to G (least efficient).

Properties are also given a score. The larger the number, the more carbon dioxide (CO2) your property is likely to emit.

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 (kgCO2/m2 per year)	14.86

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/9355-4088-0669-0609-0995).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name	Tony Wood
Telephone	01564 795 566
Email	tony_hibec@btconnect.com

Accreditation scheme contact details

Accreditation scheme	Stroma Certification Ltd
Assessor ID	STRO000258
Telephone	0330 124 9660
Email	certification@stroma.com

Assessment details

Employer	HiBEC Limited
Employer address	106a High Street, Henley-In-Arden, Warwickshire, B95 5BY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	10 August 2016
Date of certificate	10 August 2016