

Energy performance certificate (EPC)

FLOORS 1-4 35-37 Ludgate Hill LONDON EC4M 7JN	Energy rating D	Valid until: 8 August 2028
		Certificate number: 0822-0538-0799-8708-0006

Property type B1 Offices and Workshop businesses

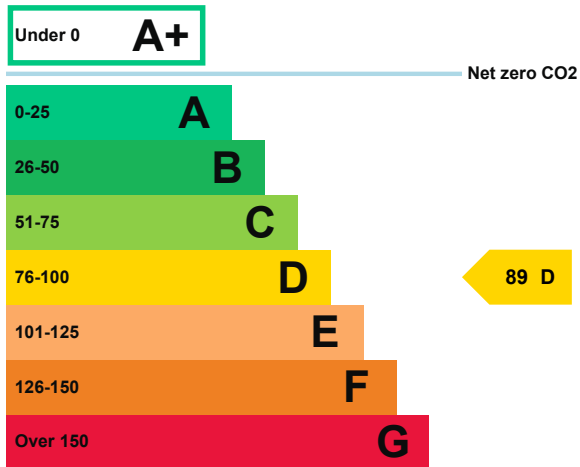
Total floor area 339 square metres

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

23 A

If typical of the existing stock

68 C

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	58.61
Primary energy use (kWh/m ² per year)	340

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0080-2970-0498-0872-5080\)](/energy-certificate/0080-2970-0498-0872-5080).

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	Ori Reiss
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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	STRO003801
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	EPC Assure Ltd
Employer address	20-22 Wenlock Road London N1 7GU
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	8 August 2018
Date of certificate	9 August 2018