Energy performance certificate (EPC)

27 Perth Road Gants Hill Ilford IG2 6BX	Energy rating **B**	Valid until:	**17 November 2030**
		Certificate number:	**1313-4625-5189-6643-3711**

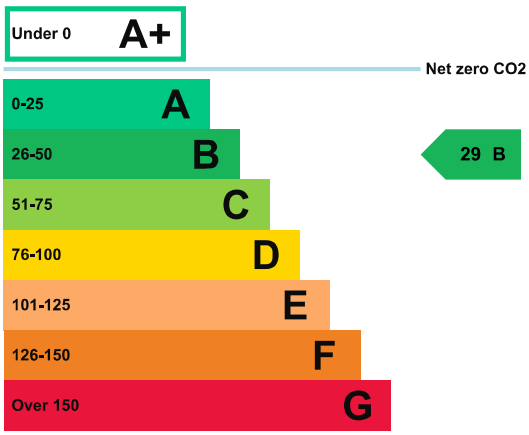
Property type	C2 Residential Institutions - Residential schools
Total floor area	9,743 square metres

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	31 B
If typical of the existing stock	83 D

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Mechanical Ventilation
Assessment level	5
Building emission rate (kgCO2/m2 per year)	23.51
Primary energy use (kWh/m2 per year)	136

Recommendation report

Guidance on improving the energy performance of this property can be found in the recommendation report (/energy-certificate/3109-2143-4200-3361-7562).

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	Ashok Dhayal
Telephone	+44 (0) 203 026 5940
Email	ashok.dhayal@etexgroup.com

Contacting the accreditation scheme

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

Accreditation scheme	CIBSE Certification Limited
Assessor's ID	LCEA199235
Telephone	020 8772 3649
Email	epc@cibsecertification.org

About this assessment

Employer	Evolusion Innovation UK Ltd
Employer address	Suite 519 Somerset House, 37 Temple Street, Birmingham, B2 5DP, UK
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	13 November 2020
Date of certificate	18 November 2020