

Energy performance certificate (EPC)

Isabella House 12 Union Court RICHMOND TW9 1AA	Energy rating <h1 style="font-size: 2em; margin: 0;">B</h1>	Valid until: 3 March 2033 <hr/> Certificate number: 0226-5245-3347-8413-1370
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Property type Retail/Financial and Professional Services

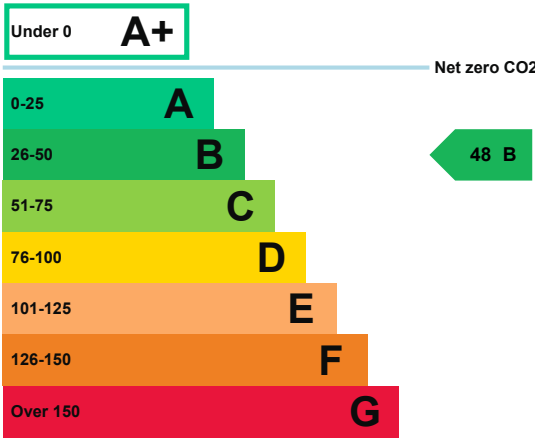
Total floor area 615 square metres

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 B.



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 **31 B**

If typical of the existing stock **126 F**

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

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Air Conditioning
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	865.39
Primary energy use (kWh/m ² per year)	4769

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/2587-4612-3474-3103-4521\)](#).

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	Peter Hussey
Telephone	07774 729 258
Email	info@swiftaspect.co.uk

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	QUID200537
Telephone	01225 667 570
Email	info@quidos.co.uk

About this assessment

Employer	Swift Aspect Property Marketing
Employer address	303 St Margarets Rd, Twickenham, TW1 1PN
Assessor's declaration	The assessor is employed by the property owner.
Date of assessment	24 February 2023
Date of certificate	4 March 2023
