

Energy performance certificate (EPC)

112, Bury Park Road
LUTON
LU1 1HE

Energy rating

B

Valid until: **19 February 2028**

Certificate number: **9863-3062-0782-0200-2895**

Property type

A3/A4/A5 Restaurant and Cafes/Drinking Establishments and Hot Food takeaways

Total floor area

118 square metres

Rules on letting this property

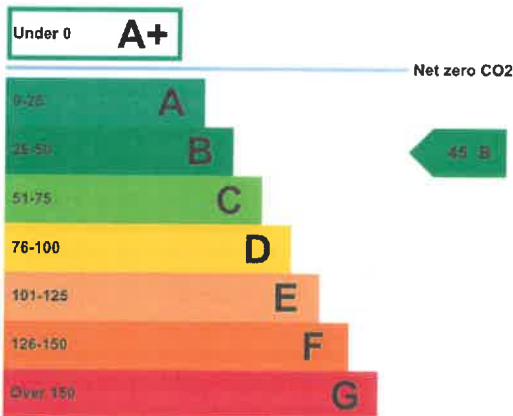
Properties can be let if they have an energy rating from A+ to E.

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

28 B

If typical of the existing stock

82 D

Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO ₂ /m ² per year)	100.6
Primary energy use (kWh/m ² per year)	592

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0280-0248-6729-3692-8006\)](/energy-certificate/0280-0248-6729-3692-8006).

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	Anees Farooq
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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	STRO030233
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	EPC SPECIALIST
Employer address	5 Culverhouse Road
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	12 February 2018
Date of certificate	20 February 2018

Energy performance certificate (EPC) recommendation report

112, Bury Park Road
LUTON
LU1 1HE

Report number
0280-0248-6729-3692-8006

Valid until
19 February 2028

Energy rating and EPC

This property's energy rating is B.

For more information on the property's energy performance, see the EPC for this property.

Recommendations

Changes that may pay for themselves within 3 years

Recommendation	Potential impact on carbon emissions
Add time control to heating system.	Low
Add optimum start/stop to the heating system.	Medium

Changes that may pay for themselves within 3 to 7 years

Recommendation	Potential impact on carbon emissions
Add local temperature control to the heating system.	Medium
Add weather compensation controls to heating system.	Low
Add local time control to heating system.	Low
Carry out a pressure test, identify and treat identified air leakage. Enter result in EPC calculation.	Medium

Changes that may pay for themselves in over 7 years

Recommendation	Potential impact on carbon emissions
Consider installing an air source heat pump.	High
Consider installing a ground source heat pump.	High
Consider installing building mounted wind turbine(s).	Low
Consider installing solar water heating.	Low
Consider installing PV.	Low

Property and report details

Report issued on	20 February 2018
Total useful floor area	118 square metres
Building environment	Heating and Natural Ventilation
Calculation tool	CLG, iSBEM, v5.3.a, SBEM, v5.3.a.0

Assessor's details

Assessor's name	Anees Farooq
Employer's name	EPC SPECIALIST
Employer's address	5 Culverhouse Road
Assessor ID	STRO030233
Assessor's declaration	The assessor is not related to the owner of the property.
Accreditation scheme	Stroma Certification Ltd
