

# Energy performance certificate (EPC)

Flat 64 Lynden Mews  
Dale Road  
READING  
RG2 0AT

Energy rating

D

Valid until 27 January 2029

Certificate number

8811-6229-5680-3318-1926

**Property type**

Ground-floor flat

**Total floor area**

41 square metres

## Rules on letting this property

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

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

## Energy efficiency rating for this property

This property's current energy rating is D. It has the potential to be C.

[See how to improve this property's energy performance. \(https://find-energy-certificate.digital.communities.gov.uk/energy-certificate/8811-6229-5680-3318-1926#recommendations\)](https://find-energy-certificate.digital.communities.gov.uk/energy-certificate/8811-6229-5680-3318-1926#recommendations)