

# Energy performance certificate (EPC)

Flat 4 25 Forest Road Moseley BIRMINGHAM B13 9DH	Energy rating <b>C</b>	Valid until: <b>20 June 2026</b>
		Certificate number: <b>2598-1073-7276-4256-5930</b>

Property type

Mid-floor flat

Total floor area

35 square metres

## Rules on letting this property

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

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).

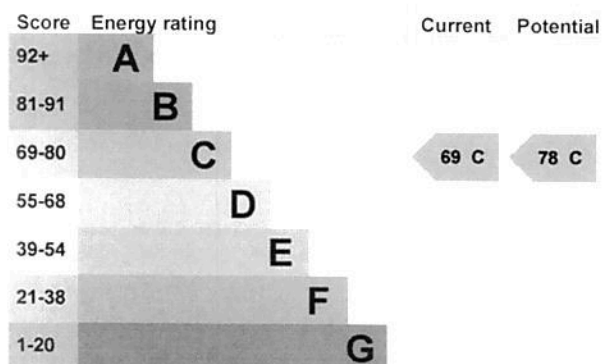
## Energy rating and score

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

See [how to improve this property's energy efficiency](#).

The graph shows this property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills are likely to be.



For properties in England and Wales:

the average energy rating is D  
the average energy score is 60