

Energy performance certificate (EPC)

Unit 4
Insignia Park
Luton Road
DUNSTABLE
LU5 4LW

Energy rating
A

Valid until: **27 June 2032**

Certificate number: **4208-7796-9329-1500-9240**

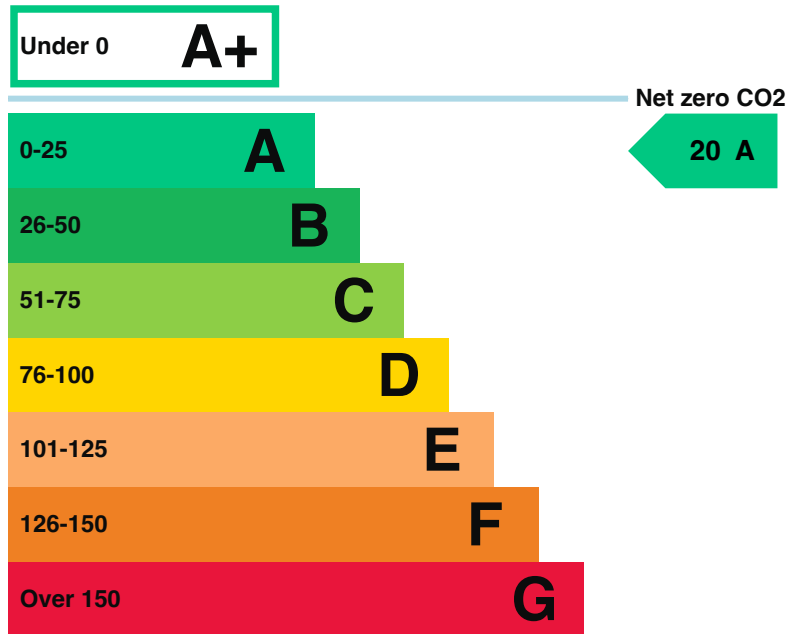
Property type	B8 Storage or Distribution
Total floor area	1,172 square metres

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 current energy rating is A.



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

27 B

If typical of the existing stock

78 D

Breakdown of this property's energy performance

Main heating fuel	Natural Gas
Building environment	Heating and Natural Ventilation
Assessment level	4
Building emission rate (kgCO ₂ /m ² per year)	21.3
Primary energy use (kWh/m ² per year)	138

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/3135-8593-9139-9379-0109\)](/energy-certificate/3135-8593-9139-9379-0109).

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	Steve Hull
Telephone	0845 8386 387
Email	steveh@energistuk.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	Stroma Certification Ltd
Assessor's ID	STRO000175
Telephone	0330 124 9660
Email	certification@stroma.com

About this assessment

Employer	Energist UK
Employer address	College Farm, Tetbury Road, Cirencester GL7 6PY
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	28 June 2022
Date of certificate	28 June 2022