

Energy performance certificate (EPC)

Curry Garden & Horseshoes
High Street
Eggington
LEIGHTON BUZZARD
LU7 9PD

Energy rating

E

Valid until: 2 August 2025

Certificate number: 9408-3013-0250-0200-7421

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

Total floor area 204 square metres

Rules on letting this property

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

If a property has an energy rating of F or G, the landlord cannot grant a tenancy to new or existing tenants, unless an exemption has been registered.

From 1 April 2023, landlords will not be allowed to continue letting a non-domestic property on an existing lease if that property has an energy rating of F or G.

Energy efficiency rating for this property

This property's current energy rating is E.

How this property compares to others

Properties similar to this one could have ratings:

If newly built

32 | B

If typical of the

94 | D

existing stock

Breakdown of this property's energy performance

Main heating fuel Natural Gas

Building environment Air Conditioning

Assessment level 3

Building emission rate (kgCO₂/m² per year) 234.5

Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/0740-0245-0209-8123-4002\)](#).

Contacting the assessor and accreditation scheme

This EPC was created by a qualified energy assessor.

If you are unhappy about your property's energy assessment or certificate, you can complain to the assessor directly.

If you are still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation schemes are appointed by the government to ensure that assessors are qualified to carry out EPC assessments.

Assessor contact details

Assessor's name	Ashton Kaziboni
Telephone	(0)8443 270 365
Email	epc@compliance365.co.uk

Accreditation scheme contact details

Accreditation scheme	Quidos Limited
Assessor ID	QUID300703
Telephone	01225 667 570
Email	info@quidos.co.uk

Assessment details

Employer	Compliance365
Employer address	Unit 6 Mariner Court Calder Park Wakefield WF4 3FL
Assessor's declaration	The assessor is not related to the owner of the property.

Date of assessment	23 July 2015
Date of certificate	3 August 2015