| Energy performance certificate (EPC) | | |
|---|-------------------|---|
| 19, Meldrums Grove Timperley ALTRINCHAM WA14 1AF | Energy rating | Valid until: 27 February 2027 Certificate number: 8493-7632-3510-0988-6922 |
| Property type | End-terrace house | |
| Total floor area | 77 square metres | |

Rules on letting this property

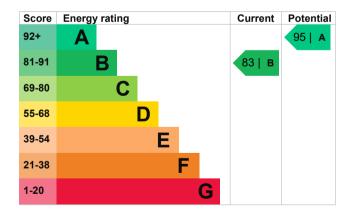
Properties can be rented if they have an energy rating from A to E.

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).

Energy efficiency rating for this property

This property's current energy rating is B. It has the potential to be A.

<u>See how to improve this property's energy</u> performance.



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

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

For properties in England and Wales:

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