

Energy performance certificate (EPC)

9 Canterbury Close Yate BRISTOL BS37 5TJ	Energy rating C	Valid until: 10 November 2031 Certificate number: 9340-2069-6100-2299-7021
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Property type	Detached house
Total floor area	87 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).