

Energy performance certificate (EPC)

44 Newman Close Westerleigh BRISTOL BS37 8QT	Energy rating E	Valid until: 2 November 2031 Certificate number: 8190-4075-0022-4102-3993
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Property type	Detached bungalow
Total floor area	62 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).