

# Energy performance certificate (EPC)

FLAT 7  
20 QUEENS ROAD  
ROYAL TUNBRIDGE WELLS  
TN4 9LY

Energy rating

D

Valid until 14 January 2031

Certificate number

3419-1229-1000-0144-6292

## Property type

Top-floor flat

## Total floor area

36 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>).

## Energy efficiency rating for this property

This property's current energy rating is D. It has the potential to be C.

[See how to improve this property's energy performance.](#)