

Total Cost of Building Ownership

As Canada is experiencing a rise in energy prices it is important to consider what you can do today, to save you time and money in the future. **How fast are they increasing? By how much? Are there alternatives? Why am I renovating?** Asking yourself these questions will be necessary when investing in your home.

Using the tools on the right will help you create a life cycle cost analysis for all operational, renewal and maintenance costs overtime. Some of the variables used to calculate this include: **capital cost, energy consumption, GHG emissions, current age, annual maintenance/replacement costs, improvement of energy efficiency at replacement,** and others.

As we continue supporting retrofits, we can study national examples to decrease ownership costs with practice, volume, improving insurance restrictions, funding and by using the market (affordability of clean energy, carbon taxes, competition, etc.).

There is currently an interest-free loan available to homeowners to embark on deep energy retrofits. We believe programs like these need to be expanded to help with upfront costs. There are many examples of successful investment in capital costs to defer operational costs in Canada and across the globe. Although many variables are at play, it is hopeful to know these stories continue to appear and act as catalysts for this necessary change.



How Are You Spending and Why?

1. Define your investment period
2. Define why you are renovating
3. Use data... it has no biases!

Tools to Help Understand Investments

1. **Payback** of x years
2. **Return on Investment** (cost vs benefit)
3. **Net Present Value** (effectiveness of one project vs another overtime)
4. **Internal Rate of Return** (finding the breakeven point)

Resources

[Efficiency Canada](#)
[Canada Greener Homes Loan](#)
[PEER Project](#)
[SEEFAR Technologies](#)
[Blue House Energy and Bfreehomes Design Ltd](#)
[Energiespong](#)