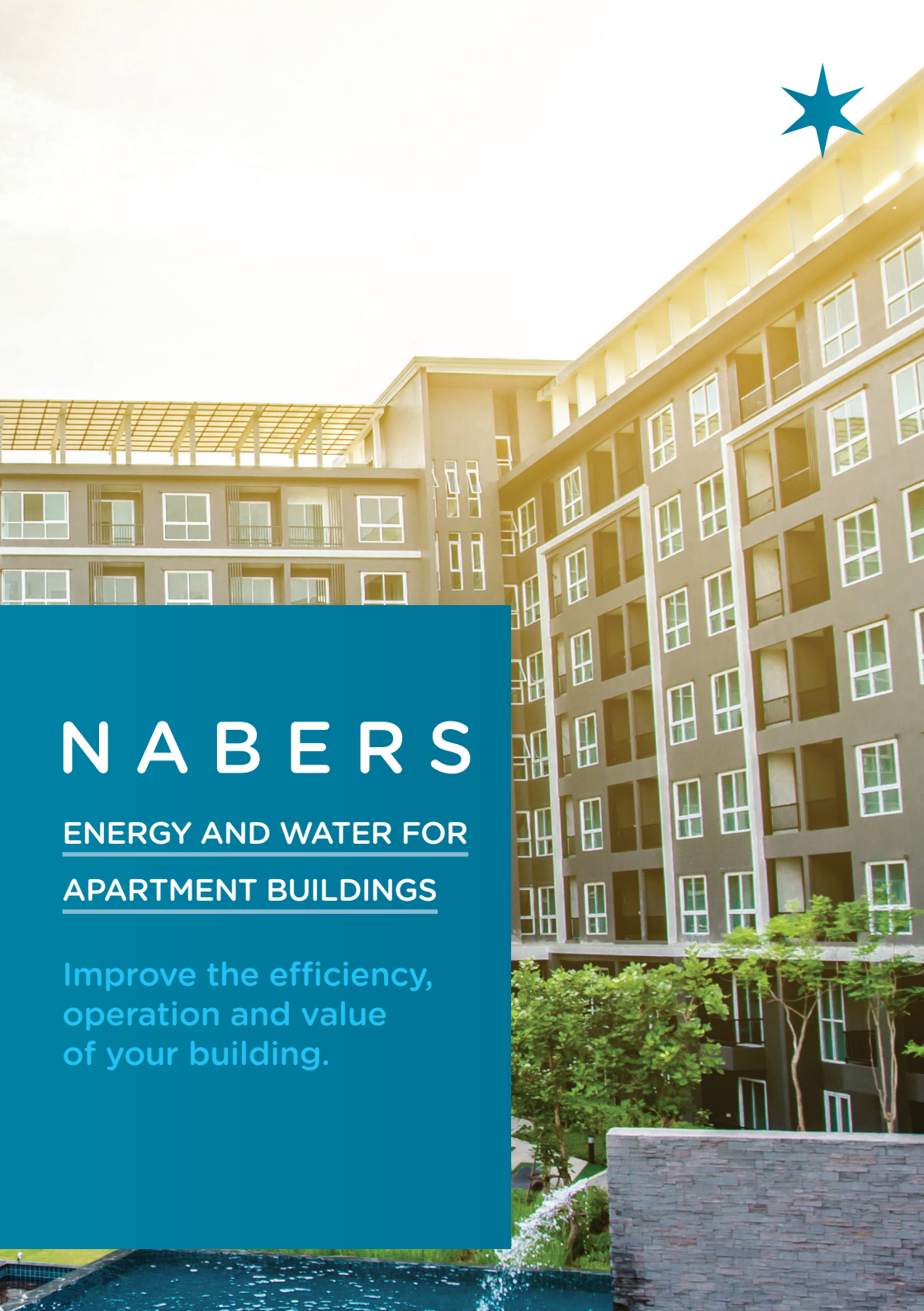




# NABERS

ENERGY AND WATER FOR  
APARTMENT BUILDINGS

Improve the efficiency,  
operation and value  
of your building.



# NABERS

NABERS now measures  
and rates the energy and  
water performance of  
apartment buildings.



Operating and maintaining an apartment building is not easy, or cheap. In fact, energy and water expenses can account for some of the largest costs for owners corporations. Yet, little is known about the energy and water efficiency of common property areas - like carparks, lobbies and gyms - which makes finding ways to improve and save, difficult.

## What is it?

NABERS for Apartment Buildings rates the energy and water efficiency of a building's common property. This typically includes all utilities paid for by the owners corporation.

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## Why is it useful?

The energy used by common property can account for up to 60% of the total building's energy consumption and 25% of **Administrative fund** levies.

Owners corporations, apartment owners, investors, residents, strata managing agents and building managers can all use the information provided by a NABERS rating to easily understand the performance of the building and from here, opportunities for improvement.

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## How do I get a NABERS Rating?

Find an Accredited Assessor to conduct the rating. Visit our website to find an Assessor who can rate your building.

Collate 12 months of electricity, gas and water bills, for all accounts that are paid for by the owners corporation. The Assessor will need these for your rating.

[www.nabers.gov.au](http://www.nabers.gov.au)

# What do the NABERS stars mean?

## NABERS ratings are awarded using a 6 star scale

A star rating is calculated using a benchmark that fairly compares the energy and water performance of an apartment building to others in the Australian market. A star rating can be used to:

- Understand your energy and water efficiency, and potential for savings
- Track progress and demonstrate impact of changes
- Communicate your performance and commitment to efficiency.

All of this will give you the power to drive down energy and water bills, reduce carbon emissions and add value to your building.



## There are opportunities to save energy, water and money if your rating is low

It's not uncommon to get a poor, or below average rating the first time. If this happens in your building, there's no need to worry, NABERS doesn't require you to disclose it publicly.

You'll have lots of opportunity to make improvements, save money on energy and water, and get a better rating.

### The saving opportunities are huge!

*"By understanding and then improving its energy operations, Regis Towers, one of the largest mixed use complexes in Australia is now saving \$94,000 (37%) a year on energy bills through installing variable speed drives on motors and fans, and adjusting timers and sensors."\**

## Get in touch

Talk to someone from the NABERS team to find out more  
[nabers@environment.nsw.gov.au](mailto:nabers@environment.nsw.gov.au)

T (02) 9995 5000

\* Sourced from City of Sydney's Smart Green Apartments website <http://www.cityofsydney.nsw.gov.au/live/residents/sustainable-city-living/smart-green-apartments>





## About NABERS

NABERS stands for the National Australian Built Environment Rating System. NABERS ratings have helped the commercial building sector reduce energy and water consumption at an unprecedented rate.

NABERS rated buildings have saved nearly half a billion dollars in energy bills since 2010. Plus, long-term NABERS users reduce energy emissions by more than 40% on average. We forecast a similar environmental and cost savings trajectory for the new apartment buildings system.

[www.nabers.gov.au](http://www.nabers.gov.au)

NABERS for Apartment Buildings was developed through funding from the COAG Energy Council's National Energy Productivity Plan.\*