



Reduce OpEx and Achieve Carbon Reduction Goals

Empower your operators and lower portfolio spend with Gridium's AI-driven energy performance platform



Net-zero. Lower OpEx. ENERGY STAR. Regardless of the “why” behind your energy goals, the pressure to drive meaningful savings, attract ESG-focused tenants, and increase NAV keeps rising—while resources remain constrained. How can building owners and operators deliver results without breaking the bank or sacrificing the tenant experience?

Gridium, **a decarbonization partner to leading real estate teams**, helps building owners and operators drop OpEx and decarbonize assets faster, deeper, and more economically through data-driven energy performance management.

HOW DOES IT WORK?

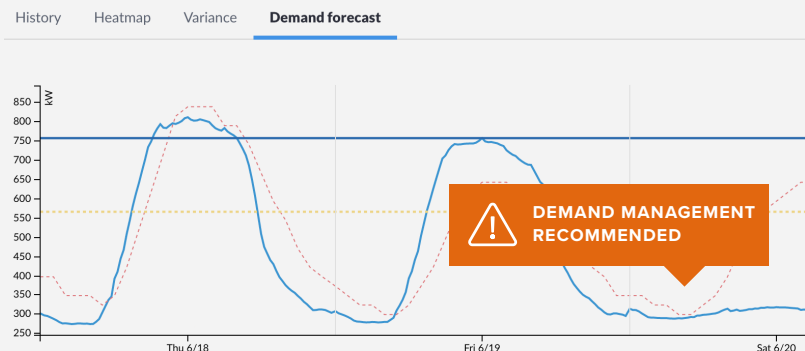
The Gridium platform automatically collects and analyzes multiple data streams to fuel an individualized building model—available for meters, buildings, and portfolios—accessible via web with actionable insights delivered straight to your inbox.

WHY GRIDIUM?

- **Start Today Risk-Free:** no hardware or software installation required; free trial validates solution
- **Fast Results:** average 2-3 month payback
- **Proven Savings:** achieve 5-7% energy spend reduction
- **On-Demand Expertise:** energy analysts available as an extension of your team

“Gridium empowers our teams to deliver **best-in-class energy management practices and savings** to clients—all while keeping tenants happy and operations running smoothly.

DAVID BINSWANGER | Co-CEO
The Lincoln Property Company



For building owners & operators



Fine tune operations and reduce spend

- Help your building team diagnose drift, identify opportunities for savings, and ensure that your BMS is working as expected.
- Lower peak demand charges with best-in-class predictions, forecasts, and actionable diagnostics via weekly email.
- Compare variance across buildings, dig into totalized trend data, or rank your buildings on KPIs.



Get smarter about bill issues and forecasts

- Figure out why bills are moving, quantify savings, and correct for issues with cost variance analysis tools.
- Automate your budgeting process with guidance from our energy analysts.



Get on-demand energy expertise

- Our experienced analysts act as an extension of your team, supporting you with ENERGY STAR certification management, rate optimization and changes, and more.

UPGRADE YOUR BUILDINGS—WITH NO CAPEX

Get deeper savings through Gridium Alpha, a turnkey project development solution designed to finance, develop, and execute major energy efficiency retrofit projects with zero CapEx. Contact us for a complimentary audit to get started.

About Gridium

Since 2011, Gridium has partnered with building owners and operators to simplify energy performance management. Gridium customers across 3,600 buildings and 300 million square feet of real estate have saved millions of dollars on electricity, gas, and water utility bills, reduced their carbon emissions, and executed on their sustainability goals.

Learn more at www.gridium.com.

“Gridium provides constant feedback and support of our actions as we work to reduce spend across our portfolio. Once changes are complete, Gridium’s variance analysis confirms our success and **gives us the confidence and insight we need** to move onto our next energy management project.

ROBERT LUTES | Senior Vice President

Douglas Emmett



Report on sustainability with confidence

- Easily customize and share reports on key sustainability metrics using real-time data.
- Report on Scope 1 & 2 carbon emissions, and empower third parties to easily access data for LEED, GRESB, and other sustainable building standards.
- Compare energy use before and after a project or operational change using Gridium’s native measurement & verification tools, normalized for weather.

INTERESTED IN A FREE TRIAL?

Start trimming OpEx today at
www.gridium.com/sign-up.