

14 North - Peabody, MA

A multifamily case study



- ❑ Full turn-key, fully-managed project
 - 387 Units, Mid-rise, Garden, and Townhomes
 - Common areas (including hallways, stairwells, fitness, lounge, media room, basketball court)
 - Exteriors (pole lights, bollards, parking)
- ❑ \$82K project
- ❑ 65% savings on lighting energy use
- ❑ ROI target accomplished
 - Custom rehab included new LED hallway fixtures and wall packs
 - 2.1-year payback
 - 49% ROI with labor (\$0.13 kwh rate)
- ❑ Successful completion led to 4 additional projects with client in the Boston market