



SHARED SOLAR

A guide for landlords

2024



WE'RE DELIGHTED THAT YOUR STRATA IS CONSIDERING SHARED SOLAR

Solar can mean less headaches for you as a landlord: happier tenants who are more able to pay rent, are more likely to look after your investment, and are more likely to stay longer.

Many tenants are willing to contribute to the cost of a solar system via an increase in rent. Solar will also decrease your outgoings in the common area, and may have tax benefits.

Allume would be glad to make the solar decision as easy as possible for you, including:

- Speaking to your tenant or property manager to facilitate agreement
- Providing an example addendum to your property lease

Please get in touch!

allumeenergy.com.au

THERE ARE SHORT-TERM CASH BENEFITS TO LANDLORDS

Tenants benefit from reduced energy costs. In a trial of 670 solar systems in QLD, renters were **\$600** per year better off on average.

Tenants are willing to contribute to landlords for reduced energy costs.

\$19

weekly rent
increase

A recent survey found Australian tenants with solar panels pay **~\$19** more in weekly rent than non-solar renters.

67%

pay more
for solar

67% of renters would be willing to pay at least \$5 more a week for a property with solar, while **55%** would pay at least \$10 more. This figure is likely to have increased with recent increases in energy prices

0%

interest loans
available

In Victoria and Canberra, there are very generous loans, grants and rebates available, with other states likely to follow suit.

SOLAR MEANS LESS HEADACHES FOR LANDLORDS

“There might be a bit of an upfront cost now after all the government subsidies, but the benefit they [landlord] have is a long term tenant, which means they don’t have to advertise for a new tenant and their property is being looked after.” Once they [tenants] notice their electricity bills are cheaper, they feel good and they tend to look after the property more because they feel like they’re living in a home. Solar panels actually improve the rental appeal for future tenants, because they know they’re going to pay lesser costs.”

First National Real Estate’s Chief Executive Ray Ellis



SOLAR IMPROVES OUTCOMES WHEN YOU GO TO SELL

57% of homeowners saying they would pay up to \$10,000 more for a home equipped with solar¹

Since then, homes with energy efficient features such as solar have had more interest, have sold faster, and have sold at a higher level, Energy efficient apartments sold 2021-22²:

13-16%

premium

Had a 13-16% premium,
representing \$70-80k

4-17%

faster
sale

Spent 4-17% fewer days on market

6%

more
views

Had 6% more listing views

Tracking property sales in our first case studies³ with subsequent unit sales, the buildings with shared solar outperformed the suburb in value growth by **\$17k-30k**

1. <https://www.originenergy.com.au/blog/does-solar-increase-property-value/>

2. <https://www.domain.com.au/research/domain-sustainability-in-property-report-1147058/#>

3. 16 Waterline Crescent, Bulimba and 162 Lygon Street, Brunswick East (values from Domain and Your Investment Property Magazine)



IoT
Awards
(Energy)

WINNER 2021



Carbon
Neutral
Adelaide
Awards

WINNER 2021



Clean
Energy Council
Innovation
Award

WINNER 2020



Startup
Energy
Transition
Awards

WINNER 2021



Premier's
Sustainability
Awards

WINNER 2021

For more information please visit

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