

# Sealing Your Home's Envelope

## air sealing, windows & **INSULATION**

- **Home heating and cooling accounts for 40% of a home's energy use. Properly insulating your house & air ducts can save 1/3 of these costs per year!**
- **Proper insulation of your home can increase your comfort level and encourage more even temperature distribution in your home**
- **Proper insulation levels contribute to better moisture control in your home, which can reduce floor squeaks, drywall cracks, structure damage and condensation**
- **Potential for increased resale value: In fact, most buyers list energy-efficiency as a prime consideration. The reason? Buyers know they can buy a more expensive home if heating and cooling bills can be kept down.**
- **Lower energy bills. Unless your home was constructed with special attention to energy efficiency, upgrading insulation will probably reduce your utility bills.**
- **Properly air sealing your home will improve your indoor air quality**



### ROI (return on investment) CALCULATIONS FOR HOME ENVELOPE ENERGY EFFICIENCY UPGRADES

Efficiency Upgrade	Payback Time in Years	Added Cost	Annual Savings	10-Year Savings	Annual ROI
Insulated Walls	2.5	\$750	\$300	\$3000	40%
Insulated Basement Walls	2.5	\$750	\$300	\$3000	40%
Sealed Air Leaks	3.1	\$550	\$180	\$1800	32.7%
Insulate Attics & Ceilings	5	\$600	\$120	\$1200	20%

<sup>1</sup>The Return on Investment (ROI) Calculation is based on average energy bills of \$2,000 a year with heating/cooling using 40% of the energy. 2011 federal tax credits are limited to 10% of costs (up to \$500) with certain provisions and exceptions; check with your tax professional for guidance on all tax matters. ROI calculations are based on saving \$75 a month over 4 months of the heating season. The calculations come from GreenandSave.com, and are based on comprehensive local and national research and a combination of reports from the U.S. Department of Energy, the EPA, ENERGY STAR® for Homes Program, US Green Building Council's LEED for Homes Program, American Council for an Energy-Efficient Economy (ACEEE), International Energy Conservation Code, PLUS information directly from University Studies, Architects, Manufacturer Specifications, Distributors, seasoned Builders and Installers, and Homeowners with actual Performance Feedback.



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