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## FIRST ZERO NET CARBON HOME LAUNCHES AT STOCKLAND ORION

One of Australia's largest diversified property groups, Stockland, today released its first Zero Net Carbon home<sup>1</sup> within its master-planned, medium density community, Orion in Braybrook.

The pilot home has been produced in collaboration with Sustainability Victoria, under the Victorian Government's Zero Net Carbon Homes pilot program.

The home will be featured as part of [Sustainable House Day](#), due to take place virtually on 20 September. Visitors can take a virtual tour of the home via the [Sustainable House Day website](#).

The home has achieved a 7-star Nationwide House Energy Rating Scheme (NatHERS) rating, which is one star above the standard (6-star) legislated requirement. The rating is based on an estimate of a home's potential (heating and cooling) energy use. NatHERS helps to make Australian homes more comfortable and helps residents to save on energy bills through smarter design choices.

This Zero Net Carbon home combines an energy efficient building design and fixed appliances with a solar energy system to help reduce running costs, increase comfort and curb carbon emissions. It is designed to produce enough renewable energy to off-set the annual greenhouse gas emissions of its estimated energy use.

Stockland National General Manager of Development, Ben Cantwell said: "Our modelling indicates that by meeting the Zero Net Carbon Homes pilot program specification, this home reduces energy bills by approximately 50 per cent. That's approximately \$1,000 per year and based on four people living in the home - a remarkable feat<sup>2</sup>.

"The home can also reduce greenhouse gas emissions by approximately six tonnes per year when compared to a home built to meet current industry standards," he added.

The Zero Net Carbon home includes features such as: low-e double-glazed windows in the kitchen and living areas with standard double-glazed windows throughout the rest of the home. It also has increased insulation in the walls and ceiling providing draught proofing

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<sup>1</sup> This is an as-built rating only. The home is designed and built to be zero net carbon based on the anticipated energy use in this home for four people occupying the home all day. Consumer behaviour will vary and may cause variances for example if more than 4 people occupy the home or if a pool, sauna or spa is added. The rating does not include embodied energy. For more information about Sustainability Victoria's Zero Net Carbon Homes program visit <https://www.sustainability.vic.gov.au/zeronetcarbonhomes>

<sup>2</sup> The energy bills will be reduced but may not be zero due to the difference between export and import costs of energy and connection fees.

and greater temperature regulation, energy efficient reverse cycle heating and cooling split systems, and a battery ready 3.3kW solar energy system installed on the roof.

CEO of Sustainability Victoria, Claire Ferres Miles said: “The [Zero Net Carbon Homes program](#) has provided technical and marketing expertise to Australia’s leading residential builders to facilitate the development, marketing and sales of higher quality more comfortable homes that contribute to Victoria’s goal to achieve zero net emissions by 2050.

“We look forward to continuing our partnership with Stockland to accelerate the construction of more Zero Net Carbon homes,” she added.

Sustainable House Day will be used to launch the Orion home with the aim of searching for a qualified buyer to purchase the home through an expressions of interest process. The successful buyer will need to commit to a low emissions lifestyle to ensure the property delivers on its sustainability promise.

The Zero Net Carbon home at 2A Beachley St, Orion Braybrook has been produced in collaboration with Sustainability Victoria, under the Victorian Government’s Zero Net Carbon Homes program.

**ENDS**

#### **About Stockland**

Stockland (ASX: SGP) was founded in 1952 and has grown to become one of Australia’s largest diversified property groups – owning, develop and managing a large portfolio of retail town centres, workplace and logistics assets, residential communities and retirement living villages. Stockland is recognised as the most sustainable real estate company in the world by the Dow Jones Sustainability Index (DJSI) and as a Global Sector Leader by the Global Real Estate Sustainability Benchmark. Stockland is also an Employer of Choice for Gender Equality, as recognised by the Workplace Gender Equality Agency.

[www.stockland.com.au](http://www.stockland.com.au)

For further information about Stockland’s Orion medium density development in Braybrook visit <http://www.stockland.com.au/orion>

#### **About Sustainability Victoria**

Sustainability Victoria is a government agency tasked with Sustainability Victoria’s statutory objective is to facilitate and promote environmental sustainability in the use of resources. Established under the Sustainability Victoria Act 2005, SV is a statutory authority with a board appointed the Minister for Environment and Climate Change.

For more information about Sustainability Victoria’s Zero Net Carbon Homes program, visit <http://www.sustainability.vic.gov.au/zeronetcarbonhomes>

For more information about Sustainable House Day visit <https://sustainablehouseday.com/listing/orion-zero-net-carbon-home/>

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