SimpleActions
Cut utility waste. Increase property profit.

CUSTOMER OUTCOME | CASE STUDY

CASE STUDY 07 · INDOOR CULTIVATION / AGRICULTURE

A 165,000 sq ft grow facility cut annual electricity ~35% — verified year after year.

Indoor cultivation is one of the most electricity-intensive verticals in commercial real estate, and almost every load is inductive. The operator reports a sustained **~35% average annual cost reduction** with **full ROI in 12 months or sooner** — every year since install.

AVG ANNUAL ELECTRICITY
~−35%
Sustained year-over-year across a 165,000+ sq ft commercial cultivation building.

FULL ROI / PAYBACK
<12 mo
Recovered every year since installation — not a one-time first-year result.

FACILITY	LOAD	DEVICE	DURATION	VERIFICATION
165,000+ sq ft cultivation site	Lighting, HVAC, dehumidification, pumps	EnePro deployment	Multi-year, sustained	Hired third-party (Protocol C)

KEY MEASUREMENTS — FIELD-VERIFIED RESULTS

ANNUAL ELECTRICITY
~−35% average, year over year
Multi-yr sustained performance
High-bay HID lighting + year-round HVAC.

RETURN ON INVESTMENT
<12 mo full ROI, every year
3rd-party Protocol C verified
Independent test firm hired by the client.

What Changed

Continuous high-bay HID lighting, year-round HVAC, dehumidification and irrigation pumps make this one of the most inductive load profiles in commercial real estate — uniquely well-suited to EnePro. The operator deployed across the main building **and a residential validation site** and the savings have held every year since.

HOW IT WAS MEASURED
Hired third-party testing (Protocol C): an independent test firm engaged and paid by the client, separate from the manufacturer, ran year-over-year utility bill comparisons across the commercial and residential validation sites.

GROW-FACILITY IMPACT
~35%
— average annual electricity cost removed, sustained year over year.

Annual electricity	~−35%
Full ROI	<12 months
Verification	Protocol C
Performance window	**Multi-year**

"Almost every load in here is inductive — the third-party numbers come back around 35% every single year."

REPRESENTATIVE OUTCOME · INDOOR AGRICULTURE · NAME REDACTED UNDER NDA