



Real Estate Sustainability Checklist

Sustainable development aims to push the society in a direction towards higher human welfare, where people feel good and where we do not deplete earthly resources. The checklist below contains a selection of relevant aspects for a building, which may be worth highlighting if the building performs well in a specific area.

Energy and climate

- ☐ The building has a need for purchased energy below 100 kW/sqm.
- ☐ The building meets future statutory requirements for energy performance through EPC ratings A to C.
- ☐ The building has used recycled products during renovations.
- ☐ The building has a calculation/climate declaration indicating that the building has been built with low CO₂ emissions.
- ☐ There is a low risk of unstable energy supply or unforeseen energy costs, e.g., due to a location that is not exposed to volatility in the electricity price.
- ☐ The building do not have a system that is dependent on cooling media with greenhouse gas impact.
- ☐ An energy survey or efficiency plan has been carried out for the property.

Resource management

- ☐ Low-flush equipment is installed, to achieve low water consumption.
- ☐ The property does not use fresh water from an area at risk of water shortage.
- ☐ The building site has green elements, documented biodiversity or ecosystem services.



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Physical risks

- ☐ Low risk of the property (or tenants) not being able to withstand increased extreme weather as the property has not had problems with excess temperatures.
- ☐ Low risk of flooding in the event of future climate changes, as the property has not been subject to flooding in the last 5 years and is not in a risk area according to the municipality's flood maps.
- ☐ Low risk of forest fire since the property is not located in or within 100 m of a forest area.
- ☐ A climate risk inventory has been made for the property.

Tenants

- ☐ The property has a healthy indoor climate. It has so far not been subject to indoor climate problems and a user survey has been completed with good results.
- ☐ The tenants have good opportunities to sort operational waste in a specially adapted space.
- ☐ The users of the building can travel sustainably to the building through good access to public transport and/or cycle paths nearby.
- ☐ The users can minimize unnecessary travel through good service near the building, such as the possibility to buy lunch, recreation, exercise, etc.

Discharge

- ☐ Low risk of the building affecting water environments in lakes/oceans/rivers, since no tenant has activities subject to a permit with the potential to affect the water environment.
- ☐ The property meets the current version of national building requirements regarding waste management.
- ☐ The property has approved ventilation control and energy declaration.