

# CASE STUDY: HEALTHCARE REIT



## MEDICAL FACILITY

A leading full-service developer of healthcare facilities completed their 100,000 sf medical office facility in New Jersey, and was placed on the utility hourly index electric rate. This rate provided zero budget certainty and exposure to market swings.

As a new facility, there was limited usage history, making usage flexibility a vital component in contracting. Through Op2mize's extensive expertise, experience and relationships, this customer was able to achieve:

- An immediate month-over-month savings of 30% (\$20k) compared to the prior month's utility rate
- A rate with no usage restrictions, meaning that electric consumption can vary drastically without penalty
- Budget certainty and market risk mitigation through a fixed-rate product

**Op2mize**  
Energy Advisors