

ENACT

OFFICE

Case Study Number: 12

Overview

• Location: Tullamore, Co. Offaly (Suburban)

• Size: 420 m²

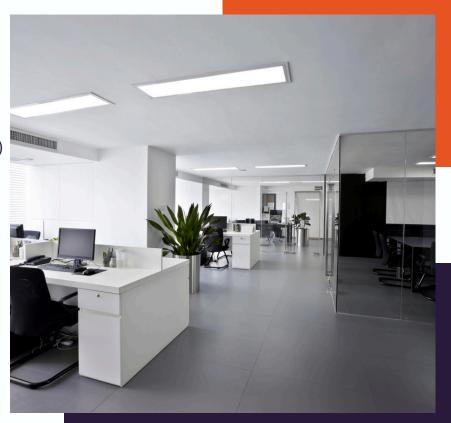
Constructed in: 2000

BER Before: E | BER After: A2

Energy Savings: N/ACarbon Savings: N/A

Display Energy Certificate: N/A

A deep renovation upgraded this suburban public office with solar PV, high-efficiency lighting, and HVAC systems, significantly improving building performance and comfort.



CHALLENGES

- The project began from a blank canvas with minimal issues.
- A new fire certificate was required, but planning permission was not.
- Disruption during works was minimal.

SIMPLE PAYBACK

• Total project cost: €790,000

• Estimated payback: N/A

• Funding Mode: State Funded

ADDITIONAL INFORMATION

- The retrofit raised the building's BER from E to A2 and delivered substantial indoor comfort and usability gains.
- Showers installed to promote active commuting.
- Updated spaces meet the growing need for centrally located office accommodation.

Energy Upgrade Measures

Fabric Upgrade:

Stud walls and glass partitions improved functionality and spatial zoning.

Lighting Upgrade:

LED lighting installed with daylight and occupancy sensors.

Renewable Energy Integration:

300 m² solar PV panels installed to generate onsite clean electricity.

HVAC Upgrade:

Mechanical ventilation and air conditioning systems added to enhance indoor climate control.