

Noova: From Meter to Decision

● **Energy First Real Estate** | Kranløftet · 10th floor | 12:28–12:36 | 

Part of Don't Just Host It. Build It



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Simulate flexibility on your own data, and involve your energy supplier

Jan Ove Grasdøl explained flexibility as moving a building's power use earlier or later, to save money and help a grid strained by electrification. A Menon Economics and Multiconsult report from October 2026 puts the value of flexibility in commercial buildings at NOK 2 billion a year, 77% of it from a lower grid bill. But the report's averages for a 5,000 m² building range from NOK 184,000 a year for culture and sports to 53,000 for light industry, and real buildings most likely vary more. Using one EV charger as an illustration, he showed three sources of value: a lower peak, payment for helping the grid, and charging when power is cheapest, together about 1.25 NOK per kWh. When many loads move to the same cheap hour, the energy supplier can be left with an unpredictable cost.

KEY TAKEAWAYS

- Report averages are theoretical: simulate flexibility on your own building's data, across all markets, before investing.
- The grid fee where a building sits can move its value by –25 to +25%.
- In the EV example, capping the charger at 100 kW gave a third lower peak.
- On 9 Oct 2026 in NO2, the price for the gap was 25.8 NOK/kWh, against about 1 NOK.
- Agree every change with your energy supplier first, to avoid hidden costs and risk.

**NOK 2
billion**

yearly value of flexibility in
commercial buildings, per
Menon Economics and
Multiconsult