

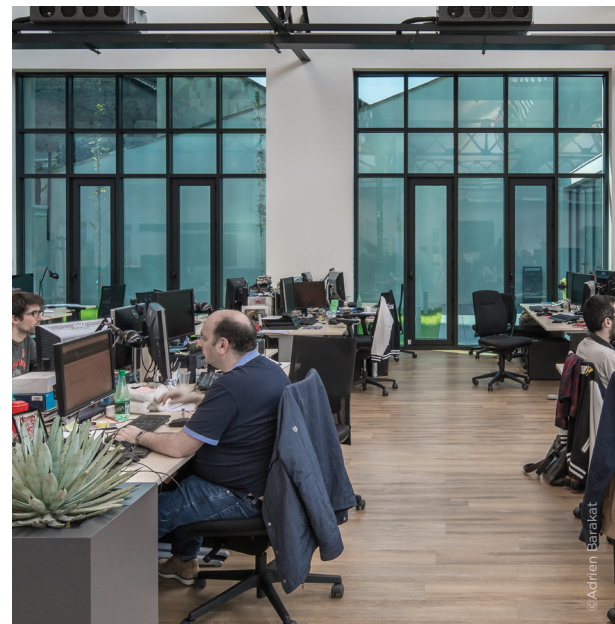
SageGlass®

SMARTER WORKING ENVIRONMENTS



TINTABLE GLASS. HAPPIER OCCUPANTS.





CURRENT WORKPLACES ARE NOT WORKING¹

Designing a workplace that emphasizes employee comfort and well-being can have a direct impact on a business' bottom line. However, most workplaces fall short and cannot deliver the optimized environment employees crave and tenants seek.

36%

of employees have no access to sunlight from their workspace

65%

of employees with access to sunlight are blocking light with blinds at least some of the workday

90%

of employees would prefer to work most of the time near a window that allows in sunlight

#1 OFFICE AMENITY: VIEWS AND NATURAL LIGHT²

On-site baristas and yoga studios are great, but today's workers value something more basic. They recognize that natural light and views are good for both their mental and physical health, and the data³ supports this belief. Daylight and views to the outdoors result in:

- 6.5%** Less Sick Leave
- 15%** Decrease in Absenteeism
- 10%** Increase in Cognitive Function
- 46** More Minutes of Sleep per Night

Progressive employers recognize that healthier workers are both happier and more productive, which has direct bottom line benefits.

ATTRACT TOP TENANTS

Co-working and the gig economy are both opportunities and threats to traditional CRE business models. Owners and developers need to do more than ever to differentiate their properties in the ever escalating "amenity race". With workers and employers bought in to the value of daylight and views, owners and developers can use this to differentiate their properties. More importantly, the data shows the market does value this:

Spaces with ample daylight command a **5.9% rent premium**.⁴

OUTCOMES SMART GLASS DELIVERS

The use of SageGlass helps create the kind of smart, connected and healthy environment today's workers value.



Improve thermal comfort by eliminating 91% of solar heat gain



Reduce glare without mechanical shading solutions



Provide ample daylight and unobstructed outdoor views



Reduce energy loads up to 20% and peak energy up to 26%



Command higher rents and faster lease up rates



Create a smart, connected and adaptable workplace of the future



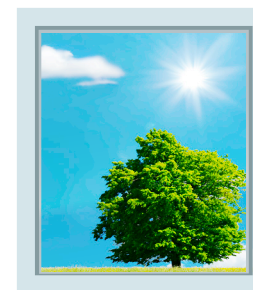
Enhance employee wellness, satisfaction and productivity



Highlight your commitment to innovation

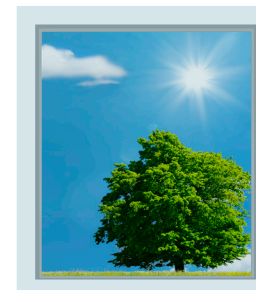
CLEAR WHEN YOU WANT IT, DARK WHEN YOU NEED IT

SageGlass tints automatically in response to the sun. Exterior sensors along with intelligent, predictive algorithms dictate the tinting of glass to ensure your employees stay comfortable year round. Occupants have control too, whether from a wall-mounted touchpad, mobile device or BMS system.



CLEAR

Maximum sunlight and heat when no glare control is needed



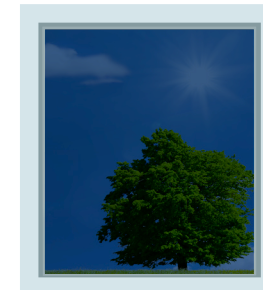
LIGHT

Moderate protection from glare and heat while still allowing daylight



MEDIUM

Stronger heat and glare protection with less daylight admitted



DARK

Maximum available glare and heat control with minimal daylight admitted



OFFICES THAT HAVE SELECTED SAGEGLASS INCLUDE:

- Millennium Center (Switzerland)
- HEKA (Germany)
- Glatt Innovation Centre (Germany)
- Ubisoft (France)
- INPI Headquarters (France)
- Saint-Gobain North American Headquarters (USA)
- Government Services Administration Headquarters (USA)
- Tombola House (UK)
- Siemens Wind Turbine Facility (USA)
- Saint-Gobain Habitat Lab (Italy)
- United Technologies Center for Intelligent Buildings (USA)
- Nestlé (Switzerland)
- Chobani (USA)
- WeatherTech (USA)
- United Therapeutics (USA)
- American Geophysical Union (USA)
- Pennsylvania Housing Finance Agency (USA)

REFERENCES

¹ Source: Saint-Gobain and SageGlass commissioned Amplitude Research, Inc. to survey 400 employees nationwide between March 22 and April 1, 2016

² hbr.org/2018/09/the-1-office-perk-natural-light

³ www.sageglass.com/en/visionary-insights/benefits-daylight-and-views-offices-schools-and-healthcare

⁴ Net Zero Building Magazine, March 2019, "Making the Business Case: A Hedonic Model for Daylighting"

WHY SAGEGLASS?

SageGlass® is the pioneer of the world's smartest dynamic glass and is transforming the indoor experience for people by connecting the built and natural environments. Electronically tintable SageGlass tints or clears on demand to control sunlight and prevent heat and glare without the need for blinds or shades. SageGlass dramatically reduces energy demand and the need for HVAC by blocking up to 91 percent of solar heat. As part of Saint-Gobain, SageGlass is backed by more than 350 years of building science expertise that only the world leader in sustainable environments can provide.

To learn how we can help you design an office to attract and retain top talent, visit:
sageglass.com/en/commercial

Contact your local SageGlass representative at:
sageglass.com/contact

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