

5780 Rutgers Rd, La Jolla, CA 92037

SDG&E Territory | Prepared March 30, 2026

## System Overview

System Size	20.235 kW	Panels	57 x Longi 355W
Inverters	2 x SolarEdge	Install Date	July 2021 (~4 yrs)
Installer	Sunergy Construction Inc.	CSLB License	#1005730
System Status	Owned (Loan Paid Off)	Utility	SDG&E

## Production & Performance

Last Year Production <b>31,380 kWh</b> Annual Total	Monthly Average <b>2,615 kWh</b> Per Month	Performance Ratio <b>91.2%</b> Of Expected Output
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The system is performing at 91.2% of expected output for a 20 kW system in San Diego — a healthy number at 4 years old.

## Value to Buyer

Estimated Annual Savings <b>\$14,121 / year</b> At SDG&E rate of ~\$0.45/kWh	Estimated Monthly Savings <b>\$1,177 / month</b> Average across 12 months
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**Potential Lifetime Savings (21+ remaining years): \$295,000+**

Based on current SDG&E rates before future rate increases

## Key Highlights

- **Owned Free & Clear**  
The solar loan has been fully paid off. No loan assumption or payoff required at closing. The system transfers with the home.
- **NEM 2.0 Grandfathered**  
Installed in 2021, this system is likely grandfathered under NEM 2.0 — significantly more favorable than today's NEM 3.0 rates. New solar installs no longer qualify.
- **25-Year Panel Warranty**  
Longi panels carry a 25-year performance warranty with 21+ years remaining. SolarEdge inverters include a 12-25 year warranty.
- **Top-Tier SDG&E Savings**  
SDG&E has among the highest electricity rates in the nation (~\$0.45/kWh). This solar system offsets the vast majority of the home's electric bill.