



Water Heater Tips



Your water heater is one of the most important household appliances, but also one of the most overlooked items homeowners need to take care of. Whether its gas, electric, or tankless, there are things that you can do to prolong its life.

Over time, sediment builds at the bottom of the heater, which can hamper performance. To keep your water heater running efficiently, we recommend a licensed plumber to annually inspect and service the water heater.

If you have been using your water heater for about 18 years, then it is time to consider replacing it with a new one. If you already notice rust formation on your water heating unit, this can be indicative of future problems.

Units made in the last 5 years have much higher operating efficiencies than the older models. Savings in fuel cost often will pay for the new installation in just a few years.

If your water heater displays an ASHRAE/EIS rating of 90, it is energy efficient.

Turning down the thermostat to mid to low range (not above 120 degrees Fahrenheit) will provide plenty of hot water, saving you money on energy costs. Heating water accounts for up to 30 percent of the average home's energy budget.

Based on national average fuel costs, gas heaters cost roughly half as much to run as electric models and can pay for their higher up-front cost in as little as a year.

- ✦ If your water heater is larger than you need, you may be spending more money on gas than necessary.
- ✦ If the water heater is too small, you may run out of hot water during peak use periods.

Inspecting your water heater burner is important; the flame under the water heater should appear blue with yellow tips. If the flames are mostly yellow or if you see a layer of soot and carbon, the flue ways may be clogged. **Don't try anything yourself at this point. Call a professional.**

Tankless Water Heaters

Provides hot water only when needed
Heats hot water without the use of a storage tank
Delivers constant supply of hot water
Provides hot water at a rate of 2-5 gallons per minute

Before You Buy

Consider fuel type (electric or gas fired)
Location, Size and Demand
Application and Efficiency
Cost and Savings

