

# HVAC System Lifespan in Condos: An Expert Guide

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Knowing the HVAC Lifespan In Your Condo can help you Plan & Budget for Maintenance, Repair and Replacement when necessary. Regular maintenance and good repair practices will eliminate the root cause of issues associated with in-suite HVAC systems. This article will provide a comprehensive guide to the Average Lifespan of Five (5) Common HVAC Systems Used In Condos: Fan coil systems, Heat pumps, PTAC units, Magic Pak, Air Handlers & High-Velocity Systems.

## NEED TO UPGRADE YOUR EQUIPMENT?

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How Long Do Condo HVAC Units Last?

HVAC Lifespan In Condos: [an Expert Guide](#)

### 1. Fan Coil Units

Condo Fan coil Units are the most widely used HVAC system in Toronto & GTA. They can last for an average of 20 to 25 years. Their simple design and use of serviceable components make them durable and long-lasting. However, regular maintenance and proper usage are crucial for extending the lifespan of fan coil systems.

Pros:

Durable and long-lasting due to the simple design and serviceable components. Last longer than the majority of HVAC systems in condos.

Offers flexibility in terms of serviceability.

Cons:

Can be noisy due to the fan and blower motor operation.

Requires regular maintenance and cleaning to prevent clogging and dirt buildup.

Fan Coils can cause leaks or flood and damage neighbouring units.



## 2. Condo Heat Pumps

Condo Heat pumps are the second most common condo HVAC systems and have an average lifespan of 10 to 15 years. The lifespan of these systems mainly depends on the frequency of use and proper maintenance. Due expensive cost of maintenance & repairs, many homeowners decide to replace their heat pumps sooner than their real expectancy. Pros:

Provides both heating and cooling, making it a versatile system for year-round use.

Offer the highest Energy efficiency rating among all condo HVAC systems, with the ability to transfer heat rather than generate it.

Cons:

Highly dependent on building water temperature & water flow. Limited performance in extreme temperatures makes it less suitable for areas with extreme climates.

Expensive maintenance & repair requirements for proper performance and prevent refrigerant leaks.

Require specialized HVAC/R technicians for repair & troubleshooting purposes.

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## 3. PTAC Units

PTAC (packaged terminal air conditioner) units are widespread in older condos converted from commercial buildings to residential status. With an average lifespan of 10 to 15 years. Their compact design and easy installation make them a convenient option for condo living. These systems use a simple design like fan coil units. the upside is that they are independent heating & cooling systems from the rest of the building. Pros:

Easy installation and flexibility in terms of unit placement.

Can be individually controlled for personalized temperature preferences.

Cons:

Can be noisy due to the fan and compressor operation.

Less energy efficient than other HVAC systems, resulting in higher energy costs over time.

## 4. Condo Magic Pak or Condo Pack

Condo magic pak or condo pack units are also commonly used in condos and can last for an average of 12 to 18 years. Their compact design and easy installation make them a popular option for condo living. They operate using electricity or natural gas. Pros:



All-in-one stand-alone heating & air conditioning system and easy installation make it a popular option for condos.

It can operate using electricity or natural gas, offering flexibility in terms of energy sources.

Cons:

Limited air conditioning serviceability (cooling compartment) compared to other HVAC systems.

It will have a higher upfront cost compared to other Condo HVAC systems.

## 5. High-Velocity Systems

These systems have an average lifespan of 15 to 20 years. High-velocity systems are a type of HVAC system that utilizes smaller, high-pressure ductwork to deliver cool or warm air at a high velocity. High-velocity systems are commonly used in condo townhouses & low-rise buildings. Overall, high-velocity systems are an excellent option for homeowners and building owners who need efficient heating and cooling solutions in tight spaces without sacrificing comfort or energy efficiency.

Pros:

Offers versatility in terms of heating, cooling, and ventilation functions.

Can be customized for specific building requirements and space limitations.

Cons:

Require higher upfront costs for replacement purposes

Take up more space due to the requirement of having indoor and outdoor units.

Difficult accessibility due to limited space.

Are You Looking To Increase The Lifespan of Your Condo HVAC Systems?

Regular maintenance and good repair practices will eliminate the root cause of issues associated with in-suite HVAC systems. Our goal is to extend the lifespan of your system and ensure a comfortable living environment for years to come. Need help?

## CONTACT INFORMATION

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