Practice Tips - Showings during the COVID-19 Pandemic

The Government of Alberta has declared a public health emergency, asking Albertans to avoid face-to-face interaction when possible. We encourage members to follow government recommendations for social distancing to help prevent the spread of COVID-19 (visit AREA’s website for practical showing tips and more).

Best practices

When clients determine they want to move forward with showings or viewing properties for sale, you must discuss their COVID-19 concerns and help them assess the risks associated with each property. This includes advising your clients to visit the Government of Alberta website for the most up to date information regarding COVID-19 and asking all parties and their representatives health and travel related questions:

- Have you or has anyone in your home travelled outside of Canada within the last 14 days?
- Have you or has anyone in your home been in contact with someone who has tested positive for COVID-19?
- Have you or anyone in your home tested positive for COVID-19?
- Are you or is anyone in your home awaiting test results for COVID-19?
- Do you feel unwell? Do you or does anyone in your home have a fever, cough, runny nose, sore throat, shortness of breath, or any other flu-like symptoms?
- Have you recently had any contact with someone who is ill?
- Are there tenants in the home?
- Do you feel comfortable hosting showings while the coronavirus continues to spread?
- Do you feel comfortable visiting homes while the coronavirus continues to spread?

Discuss each party’s responses to these questions to help your clients assess potential risks and make informed decisions. The seller can decide if they want to accept a showing request or the buyer can decide if they want to proceed with viewing a specific property based on the information provided. Clients should always be advised to obtain legal advice for their unique COVID-19 concerns, including questions about showing risks.

For more information, refer to AREA’s COVID-19 Best Practice Protocols.