

CREB® Condo Certificate Course



This will be a course that no condo REALTOR, or those thinking about getting into specialized real estate, will want to miss.

This 3-Section course will cover aspects of buying and selling re-sale, conversion and new condominium sales.

Section 1 will review the Condominium Act and Regulation along with Condo Plans.

Section 2 will cover search aspects of registered documents and required condo documents.

Section 3 provides hands-on aspects regarding the listing and purchase contracts.

Learning Objectives:

At the end of **Section 1**, you will be able to:

1. Overview of condominium structure and ownership.
2. Identify condominium plans.
3. Overview of the Alberta Condominium Property Act and the Condominium Property Regulation.
4. Recognize that this course deals with resale condominiums.
5. Understand Unit Factor and its importance thereof.

At the end of **Section 2**, you will be able to:

1. Obtain additional information and input skills required to input a listing on MLS®.
2. Acquire preliminary information and documents using SPIN for the purpose of producing a CMA.
3. Obtain additional information and required documents for Buyer's representation.

At the end of **Section 3**, you will be able to:

1. Other issues and information identified in condominium transactions.
2. Broker representation of new condominium versus resale condominiums
3. Review the guide to locating information
4. Working hands-on with documentation

The course contains information regarding the following topics:

Section 1:

- Technical Aspects of the Condominium Act and Understanding Condo Plans • Identify the critical items registered on a condominium plan, certificate of title and the Condominium Additional Plan Sheet (CADS)
- Understand the most important aspects of the Alberta Condominium Property Act and the Condominium Property Regulation • Recognize the differences between re-sale, new and conversion condominium developments
- Understand the commonalities and differences of conventional, barely blended & bare land condominiums

Section 2:

Lab

Section 3:

- Review of Course materials • Overview of Listing Contract • Overview of Purchase Contract
- Review of "The Guide" • Listing & Purchase Case Study • Final Exam