

BCREA Standard Forms Resources Index

BCREA is committed to providing standard forms that support REALTORS® in meeting their regulatory requirements, mitigating risk and reducing liability while raising the bar in their professional practice.

The BCREA Standard Forms Resources Index is your guide to resources related to BCREA Standard Forms. This resources index is updated regularly, so you always have the most up-to-date information concerning standard forms (BCREA Access login required).

If there is a specific resource that you are looking for, please check the [Standard Forms Resource Centre](#).

You may also visit the [BCREA Standard Forms Page](#) for information on standard forms, including blogs and other updates.

Resources by Type

GENERAL RESOURCES

Resources	
BCREA Standard Forms Page	Summary of Recent Revisions
Standard Forms Resource Centre	Standard Forms Change Request
Standard Forms Resource Centre Tour Video	Consumer Video: Why Do REALTORS® Ask for Your Personal Information?
BCREA Clause Catalogue	

Disclaimer

To assist BC REALTORS® and managing brokers, BCREA has created these resources for BCREA Standard Forms.

These explanations are meant to provide a general overview and are not meant to replace the full text and legal ramifications of each form or sections therein. REALTORS® should seek advice from their managing broker and/or legal, accounting or other professional advice where applicable for specific issues affecting them. REALTORS® should also advise their clients to seek professional advice where appropriate, to ensure they are fully informed. BCREA Standard Forms are for BC REALTOR'S® and managing brokers' use only and not for re-use or distribution to any third party. BCREA makes no representations or warranties concerning the accuracy of the Standard Forms Resources.

CLAUSE GUIDES

Clause Categories	Resource
First Nations Leaseholds	Clauses Guide-First Nations Leaseholds
Negative Assignment Amounts	Clauses Guide - Negative Assignment Amounts
Seller to Pay - Levy Proposed During Interim	Clause Guide-Seller to Pay-Levy Proposed During Interim Period
Strata Insurance Clause	BCREA Strata Insurance Clause - A Guide for REALTORS®
Title Clauses	New Title Clauses Guide

FAQs

Related Forms	Resource
Multiple Forms	BCREA Standard Forms FAQs
Property Disclosure Statement	Radon: Frequently Asked Questions
Privacy Notice and Consent	Privacy Notice and Consent FAQs

REALTOR® VIDEOS

Related Forms	Resource
Multiple Forms	An Introduction to BCREA Standard Forms Standard Forms Resource Centre Tour Video
Buyer's Agency Exclusive Contract	Exploring the Buyer's Agency Exclusive Contract Appointment of a Designated Agent Responsibilities and Obligations of the Parties

REALTOR® VIDEOS CONTINUED

Related Forms	Resource
Buyer's Agency Exclusive Contract (Cont.)	Remuneration Collection, Use and Disclosure of Personal Information Conflicts of Interest
Co-Listing Form - Separate Representation	Co-Listing Form - Separate Representation
Contract of Purchase and Sale (Residential)	Exploring the Contract of Purchase and Sale Risk Completion, Possession and Adjustment Dates Deposits Included and Excluded Items Assignments
Fee Agreement Buyer Pays (Buyer and Seller Not Represented)	Fee Agreement Buyer Pays (Buyer and Seller Not Represented)
Fee Agreement Seller Pays (Buyer and Seller Not Represented)	Fee Agreement Seller Pays (Buyer and Seller Not Represented)
Fee Agreement Seller Pays (Buyer Represented Seller Not Represented)	Fee Agreement Seller Pays (Buyer Represented Seller Not Represented)
General Release and Authorization to Pay Deposit Funds	General Release and Authorization to Pay Deposit Funds
Lockbox Acknowledgement, Consent, Release and Indemnity	Lockbox Acknowledgement, Consent, Release and Indemnity
Multiple Listing Contract & Exclusive Listing Contract	Remuneration and the Holdover Clause Different Types of Listing Contracts Negotiating Terms Commencement, Expiry, and Signed Sealed Delivered

REALTOR® VIDEOS CONTINUED

Related Forms	Resource
Multiple Listing Contract & Exclusive Listing Contract	Schedule A Termination of a Listing Contract
Notice of Condition Waiver / Declaration of Fulfillment	Notice of Condition Waiver / Declaration of Fulfillment
Privacy Notice and Consent	Privacy Notice and Consent - REALTOR® Video

CONSUMER VIDEOS

Related Forms	Resource
Buyer's Agency Exclusive Contract	Buyer's Agency Exclusive Contract - Consumer Video
Co-Listing Form - Joint Representation	Co-Listing Form - Joint Representation
Co-Listing Form - Separate Representation	Co-Listing Form - Separate Representation
Contract of Purchase and Sale (Residential)	Contract of Purchase and Sale (Residential) - Consumer Video
Multiple Listing Contract	Multiple Listing Contract - Consumer Video
Privacy Notice and Consent	Privacy Notice and Consent - Consumer Video
Property Disclosure Statement	Understanding the Property Disclosure Statement
Seller's Disclosure of Material Latent Defects	Seller's Disclosure of Material Latent Defects

TOOLKITS

As part of the [Standard Forms Resource Centre](#), the BCREA Standard Forms toolkits are multimedia training guides with interactive components that provide information about the form. BCREA has been focusing on creating as many resources as possible for the most commonly used forms and will continue to build out the additional components for each form as time progresses.

The different components outline when to use the form, what the form sections mean, how to complete the form and much more.

For more information about the toolkits and how to navigate them, you can also view the video [Tour of the BCREA Standard Forms Resource Centre](#).

Toolkits
Addendum to Property Disclosure Statement
Amendment of Authority to Lease
Amendment of Buyer's Agency Exclusive Contract
Amendment of Exclusive Authority to Lease
Amendment of Exclusive Listing Contract
Amendment of Multiple Listing Contract
Authority to Lease - Commercial
Authority to Lease - Residential
Buyer Agency Acknowledgement
Buyer's Agency Exclusive Contract
Buyer's Acknowledgement of Information - Recommended Conditions
Cancellation of Buyer's Agency Exclusive Contract
Co-Listing Form - Joint Representation
Co-Listing Form - Separate Representation
Contract of Purchase and Sale Addendum/Amendment
Contract of Purchase and Sale for Business Assets
Contract of Purchase and Sale for Business Assets Schedule
Contract of Purchase and Sale for Commercial Real Estate
Contract of Purchase and Sale for Commercial Real Estate Schedule
Contract of Purchase and Sale of a Leasehold Interest in First Nations Reserve Lands (Third Party Approval Not Required)
Contract of Purchase and Sale of a Leasehold Interest in First Nations Reserve Lands (Third Party Approval Required)
Contract of Purchase and Sale of a Manufactured Home on a Rental Site
Contract of Purchase and Sale of a Manufactured Home on a Rental Site Addendum
Contract of Purchase and Sale – Residential
Disclosure of Referral Payment

Toolkits Continued

[Exclusive Authority to Lease - Commercial](#)

[Exclusive Listing Contract](#)

[Fee Agreement Buyer Pays \(Buyer and Seller Not Represented\)](#)

[Fee Agreement Seller Pays \(Buyer and Seller Not Represented\)](#)

[Fee Agreement Seller Pays \(Buyer Represented Seller Not Represented\)](#)

[Fee for Service Retainer Agreement](#)

[General Release and Authorization to Pay Deposit Funds](#)

[Homeowner's Association \(HOA\) Schedule to Property Disclosure Statement – First Nations Leasehold Properties](#)

[Landlord's Fee Agreement \(Tenant and Landlord Not Represented\)](#)

[Landlord's Fee Agreement \(Tenant Represented Landlord Not Represented\)](#)

[Limited Dual Agency Agreement \(Consent to Designated Agent Acting for Both Buyer/Tenant and Seller/Landlord and To Limiting the Scope of The Agency Relationship\)](#)

[Limited Dual Agency Agreement \(Consent to Designated Agent Acting for Competing Buyers/Tenants and To Limiting the Scope of The Agency Relationship\)](#)

[Lockbox Acknowledgement, Consent, Release and Indemnity Form](#)

[Multiple Listing Contract](#)

[Notice of Condition Waiver Declaration/Fulfillment \(CPS\)](#)

[Notice of Condition Waiver Declaration/Fulfillment \(Offer to Lease\)](#)

[Notice of Rescission – Residential Real Property](#)

[Offer to Lease Addendum](#)

[Offer to Lease](#)

[Privacy Notice and Consent](#)

[Property Disclosure Statement – First Nations Leasehold Properties](#)

[Property Disclosure Statement – Land Only](#)

[Property Disclosure Statement – Residential](#)

[Property Disclosure Statement – Rural Premises – Addendum, Land and Building](#)

[Property Disclosure Statement – Rural Premises – Land and Building](#)

[Property Disclosure Statement – Strata Title Properties – Bare Land Strata](#)

[Property Disclosure Statement – Strata Title Properties – Non-Bare Land Strata](#)

[Seller's Disclosure of Material Latent Defects](#)

[Tenant Occupied Properties \(Buyers Notice to Seller for Vacant Possession\)](#)

[Tenant's Agency Exclusive Contract](#)

[Tenant's Fee Agreement \(Landlord Represented Tenant Not Represented\)](#)

[Tenant's Fee Agreement \(Tenant and Landlord Not Represented\)](#)

Resources by Form / Clause

Form / Clause Category	Resource
Addendum to Property Disclosure Statement	Addendum to Property Disclosure Statement Toolkit
Amendment of Authority to Lease	Amendment of Authority to Lease Toolkit
Amendment of Buyer's Agency Exclusive Contract	Amendment of Buyer's Agency Exclusive Contract Toolkit
Amendment of Exclusive Authority to Lease	Amendment of Exclusive Authority to Lease
Amendment of Exclusive Listing Contract	Amendment of Exclusive Listing Contract Toolkit
Amendment of Multiple Listing Contract	Amendment of Multiple Listing Contract Toolkit
Authority to Lease - Commercial	Authority to Lease - Commercial Toolkit
Authority to Lease - Residential	Authority to Lease - Residential Toolkit
Buyer's Acknowledgement of Information - Recommended Conditions	Buyer's Acknowledgement of Information - Recommended Conditions Toolkit
Buyer Agency Acknowledgement	Buyer's Agency Acknowledgement Toolkit
Buyer's Agency Exclusive Contract	Buyer's Agency Exclusive Contract Toolkit REALTOR® Video - Exploring the Buyer's Agency Exclusive Contract REALTOR® Video - Appointment of a Designated Agent REALTOR® Video - Responsibilities and Obligations of the Parties REALTOR® Video - Remuneration REALTOR® Video - Collection, Use and Disclosure of Personal Information REALTOR® Video - Conflicts of Interest Consumer Video - Buyer's Agency Exclusive Contract
Cancellation of the Buyers Agency Exclusive Contract	Form Guide-Cancellation of the Buyers Agency Exclusive Contract Cancellation of Buyer's Agency Exclusive Contract Toolkit

Co-Listing Form - Joint Representation	Co-Listing Form - Joint Representation Toolkit
Co-Listing Form - Separate Representation	Co-Listing Form - Separate Representation Toolkit
Contract of Purchase and Sale Addendum/Amendment	Contract of Purchase and Sale Addendum/Amendment Toolkit
Contract of Purchase and Sale for Business Assets	CPS Business Assets Toolkit
Contract of Purchase and Sale for Business Assets Schedule	Contract of Purchase and Sale Business Assets Schedule Toolkit
Contract of Purchase and Sale for Commercial Real Estate	CPS Commercial Toolkit
Contract of Purchase and Sale for Commercial Real Estate Schedule	CPS Commercial Schedule Toolkit
Contract of Purchase and Sale First Nations Leaseholds - Third-Party Consent Not Required	Contract of Purchase and Sale of a Leasehold Interest in First Nations Reserve Lands (TPC Not Required) Toolkit Form Guide-CPS First Nations Leaseholds - TPC Not Required
Contract of Purchase and Sale First Nations Leaseholds Third-Party Consent Required	Contract of Purchase and Sale of a Leasehold Interest in First Nations Reserve Lands (TPC Required) Toolkit Form Guide-CPS First Nations Leaseholds - TPC Required
Contract of Purchase and Sale of a Manufactured Home on a Rental Site	CPS of a Manufactured Home on a Rental Site Toolkit
Contract of Purchase and Sale of a Manufactured Home on a Rental Site Addendum	Contract of Purchase and Sale of a Manufactured Home on a Rental Site Addendum Toolkit
Contract of Purchase and Sale (Residential)	Contract of Purchase and Sale (Residential) Toolkit REALTOR® Video - Exploring the Contract of Purchase and Sale REALTOR® Video - Risk REALTOR® Video - Completion, Possession and Adjustment Dates REALTOR® Video - Deposits REALTOR® Video - Included and Excluded Items REALTOR® Video - Assignments Consumer Video - Contract of Purchase and Sale

Disclosure of Referral Payment	Disclosure of Referral Payment Toolkit
Exclusive Authority to Lease - Commercial	Exclusive Authority to Lease - Commercial Toolkit
Exclusive Listing Contract	Exclusive Listing Contract Toolkit REALTOR® Video - Different Types of Listing Contracts
Fee Agreement Buyer Pays (Buyer and Seller Not Represented)	Fee Agreement Buyer Pays (Buyer and Seller Not Represented) Toolkit
Fee Agreement Seller Pays (Buyer and Seller Not Represented)	Fee Agreement Seller Pays (Buyer and Seller Not Represented) Toolkit
Fee Agreement Seller Pays (Buyer Represented Seller Not Represented)	Fee Agreement Seller Pays (Buyer Represented Seller Not Represented) Toolkit
Fee for Service Retainer Agreement	Fee for Service Retainer Agreement Toolkit
General Release and Authorization to Pay Deposit Funds	General Release and Authorization to Pay Deposit Funds Toolkit
Homeowner's Association (HOA) Schedule to Property Disclosure Statement – First Nations Leasehold Properties	Homeowner's Association (HOA) Schedule to Property Disclosure Statement – First Nations Leasehold Properties Toolkit Form Guide-PDS First Nations Leaseholds HOA Addendum
Landlord's Fee Agreement (Tenant and Landlord Not Represented)	Landlord's Fee Agreement (Tenant and Landlord Not Represented) Toolkit
Landlord's Fee Agreement (Tenant Represented Landlord Not Represented)	Landlord's Fee Agreement (Tenant Represented Landlord Not Represented) Toolkit
Limited Dual Agency Agreement (Consent to Designated Agent Acting for Both Buyer/Tenant and Seller/Landlord and To Limiting the Scope of The Agency Relationship)	Limited Dual Agency Agreement Toolkit
Limited Dual Agency Agreement (Consent to Designated Agent Acting for Competing Buyers/Tenants and To Limiting the Scope of The Agency Relationship)	Limited Dual Agency Agreement - Competing Toolkit
Lockbox Acknowledgement, Consent, Release and Indemnity Form	Lockbox Acknowledgement, Consent, Release and Indemnity Form Toolkit

Multiple Listing Contract	Multiple Listing Contract Toolkit REALTOR® Video - Commencement, Expiry, and Signed Sealed Delivered REALTOR® Video - Different Types of Listing Contracts REALTOR® Video - Negotiating Terms REALTOR® Video - Remuneration and the Holdover Clause REALTOR® Video - Schedule A REALTOR® Video - Termination of a Listing Contract Consumer Video - Multiple Listing Contract
Notice of Condition Waiver/Declaration of Fulfillment (CPS)	Notice of Condition Waiver/Declaration of Fulfillment Toolkit
Notice of Condition Waiver/Declaration of Fulfillment (Offer to Lease)	Notice of Condition Waiver Declaration/Fulfillment (Offer to Lease) Toolkit Form Guide-Notice of Condition Waiver - Offer to Lease
Notice of Rescission – Residential Real Property	Notice of Rescission – Residential Real Property Toolkit
Offer to Lease	Offer to Lease Toolkit
Offer to Lease Addendum	Offer to Lease Addendum Toolkit
Privacy Notice and Consent	Privacy Notice and Consent Toolkit REALTOR® Video - Privacy Notice and Consent Consumer Video - Privacy Notice and Consent Privacy Notice and Consent FAQs
Property Disclosure Statement First Nations Leaseholds	Property Disclosure Statement – First Nations Leasehold Properties Toolkit Form Guide-PDS First Nations Leaseholds
Property Disclosure Statement - Land Only	Property Disclosure Statement - Land Only Toolkit
Property Disclosure Statement - Residential	Property Disclosure Statement - Residential Toolkit
Property Disclosure Statement Addendum	Form Guide-PDS Addendum

Property Disclosure Statement - Rural Premises - Addendum, Land and Building	Property Disclosure Statement - Rural Premises - Addendum, Land and Building Toolkit
Property Disclosure Statement - Rural Premises - Land and Building	Property Disclosure Statement - Rural Premises - Land and Building Toolkit
Property Disclosure Statement Bare Land Strata	Property Disclosure Statement Strata Title Properties - Bare Land Strata Toolkit Form Guide-PDS Bare Land Strata
Property Disclosure Statement - Strata Title Properties	Property Disclosure Statement - Strata Title Properties Toolkit
Property Disclosure Statements	Consumer Video - Property Disclosure Statement BCREA's Water Sustainability Act FAQs
Seller's Disclosure of Material Latent Defects	Seller's Disclosure of Material Latent Defects Toolkit
Strata Insurance Clause	BCREA Strata Insurance Clause - A Guide for REALTORS®
Tenant Occupied Properties (Buyers Notice to Seller for Vacant Possession)	Tenant Occupied Properties (Buyers Notice to Seller for Vacant Possession) Toolkit Tenant Occupied Properties (Buyers Notice to Seller for Vacant Possession)
Tenant's Agency Exclusive Contract	Tenant's Agency Exclusive Contract Toolkit
Tenant's Fee Agreement (Landlord Represented Tenant Not Represented)	Tenant's Fee Agreement (Landlord Represented Tenant Not Represented) Toolkit
Tenant's Fee Agreement (Tenant and Landlord Not Represented)	Tenant's Fee Agreement (Tenant and Landlord Not Represented) Toolkit
Title Clauses	Title Clauses Guide

This is the end of the Standard Forms Resources Index. If there is a specific resource you are looking for and cannot find, please check the [Standard Forms Resource Centre](#), the [BCREA Standard Forms Page](#) or reach out to us by email at standardforms@bcrea.bc.ca.