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Commercial licensing regulation	Promote the general welfare of the citizens of Rhode Island so that the public interest most effectively be served	☆
Clock hour	at least fifty minutes of classroom instruction	☆
Promptly	shall mean not more than 10 calendar days	☆
Principal broker	<ol style="list-style-type: none"><li>1. act in supervisory capacity for every real estate transaction</li><li>2. be responsible for the compliance of his or her affiliated licensees</li><li>3. responsible for the compliance of his or her non-licensed employees</li><li>4. Shall maintain an escrow account</li></ol>	☆

Whats the time period for re-examination for a salesperson or a broker for any failed exams	1 year if the one year time expires the person should take entire exam as appose just taking failed section.	☆
Anyone who wants to be a sales person should present evidence of how many hours of classroom education?	45	☆
Anyone who want to be a broker should present evidence of how many hours of classroom education?	90	☆
Licenses shall be renewed every how many years?	2	☆
When is the renewal fee due by for renewal of license	May 1	☆
All newly licensed salespersons shall pay a fee of \$25 to be deposited into	The Real Estate Recovery fund	☆
A principal broker may return a deposit to a buyer or renter only after	The principal broker makes a good faith determination that the seller or landlord has forfeited his or her right to the deposit.	☆

Every principal broker shall ensure that their affiliated licensees keep record of all funds and property of others received by them for not less that	3 years	☆
Every two years, licensees must complete, unless specifically exempted, how many hours of continuing education:	24	☆
Within how many days should the broker notify the department of a Dissolution?	10	☆
Any licensee convicted of any felony shall file with the department a written report of such conviction within ___ days	60	☆
Who is in charge of the escrow account for each brokerage?	the principal broker. `	☆
Can escrow deposit be deposited in another account besides the escrow account?	yes if it is agreed to in writing.	☆

<p>What should a salesperson do with an escrow deposit once its received?</p>	<p>give it to the principal broker.</p>	<p>☆</p>
<p>A principal broker may release a deposit to a seller or landlord only after the following steps have been taken:</p>	<ol style="list-style-type: none"> <li>1.The principal broker makes a good faith determination that the buyer or rental forfeited his or her right to the deposit</li> <li>2.The principal broker provides written notice to the buyer or renter by certified mail, return receipt requested, of his or her intent to release the deposit to the seller or landlord sixty days from the date of receipt of the written notice</li> <li>3. The buyer or renter fails to notify the principal broker in writing within the sixty day period that he or she disputes the ownership of the deposit</li> </ol>	<p>☆</p>
<p>A principal broker may return a deposit to a buyer or renter only after:</p>	<ol style="list-style-type: none"> <li>1. The principal broker makes a good faith determination that the seller or landlord has forfeited his or her rights to the deposit</li> <li>2. The principal broker provides written notice to the seller or landlord by certified mail, return receipt request, of his or her intent to return the deposit to the buyer or renter 21 days from the date of receipt of the written notice</li> <li>3. The buyer or renter fails to notify the principal broker in writing within the twenty-one day period that he or she disputes the ownership of the deposit.</li> </ol>	<p>☆</p>
<p>How long should licensee keep receipts of any such funds or property on record?</p>	<p>3 years</p>	<p>☆</p>

<p>Within how many days should the principal broker pay the salesperson once they have received the commission check?</p>	<p>10 days</p>	<p>☆</p>
<p>In any real estate transaction, a licensee must disclose that he or she is licensed as a real estate broker or salesperson, even if no commission is at issue, when he or she is a party to the transaction as the following;</p>	<ol style="list-style-type: none"> <li>1. A buyer</li> <li>2. a seller</li> <li>3. An owner of a business entity that is a buyer or seller</li> <li>4. representative of a family member</li> </ol>	<p>☆</p>
<p>Any advertisement shall contain the words _____ if it refers to the amounts of down payment</p>	<p>to a qualified buyer.</p>	<p>☆</p>
<p>In the case of an individual licensee, the licensee the insurance shall be in an amount for each claim of at least _____ and in an aggregate amount of at least _____</p>	<p>\$50,000 \$150,000</p>	<p>☆</p>
<p>how long are all real estate school permits valid for?</p>	<p>1 year and expire annually on August 31</p>	<p>☆</p>

<p>At least six of the 24 clock hours must come from the following subject areas..</p>	<ol style="list-style-type: none"> <li>1. Rhode Island law defining relationships between licensees and consumers</li> <li>2. Rhode Island law pertaining to real estate license</li> <li>3. Rhode Island landlord tenant law</li> <li>4.The law of contracts</li> <li>5.Federal, Rhode Island, and local law pertaining to fair housing and the treatment of any individual in a protected class as designated in the RI fair housing practices act.</li> <li>6. Lead hazard mitigation</li> <li>7. Local ordinances and regulatrions pertaining to residential real estate;</li> <li>8. Financing the purchase of real estate</li> <li>9. Ethical consideration in real estate transactions.</li> </ol>	<p>☆</p>
<p>Licensees who hold a valid license originally issued prior to _____ are not required to take continuing education courses for purposes of license renewal</p>	<p>December 12,1984</p>	<p>☆</p>
<p>Affiliated licensee means</p>	<p>a licensed real estate salesperson or real estate broker</p>	<p>☆</p>
<p>Brokerage means a</p>	<p>principal broker and his or her affiliated licensees</p>	<p>☆</p>
<p>Buyer means a</p>	<p>person who acquires or seek to acquire an ownership interest in real estate.</p>	<p>☆</p>
<p>Client</p>	<p>means a buyer, seller, tenant or landlord who has agreed to representation by a licensee in a real estate transaction, evidenced by an executed mandatory relationship disclosure</p>	<p>☆</p>

Client representation contract	means an express written contract between a principal broker or his or her affiliated licensee and a client that authorizes the principal broker or his or her affiliated licensee to act as a client representative for a buyer, seller, landlord or tenant	☆
Customer	a buyer, seller, tenant, or landlord who has agreed to certain assistance by a licensee in a real estate transaction, evidence by an executed mandatory relationship	☆
Designated client representative	means an affiliated licensee appointed by the principal broker or his or her designee to represent a buyer, seller, tenant, or landlord in a real estate transaction.	☆
Designee	means an associate broker whom a principal broker authorizes to act on his or her behalf	☆
Director	means the director of business regulation for the state	☆
Dual Facilitator	means a single licensee who, with the prior written consent of both parties assists a seller client and buyer client in the same transaction subject to the limitations set forth	☆
Landlord	means a person who leases or attempts to lease his ownership interest in real estate to another person.	☆
Relationship and compensation	The payment or promise to payment or compensation to a licensee does not create an agency relationship between any licensee and buyer, seller, tenant, or landlord	☆
unless the rental agreement fixes a definite term, the tenancy is	week-to-week in case of a roomer who pays weekly rent, and in all other cases month to month	☆

how old does a tenant have to be to terminate such a rental agreement in order to enter a residential care and assisted living facility,	65	☆
how many days notice does the landlord need to give the tenant for a rental increase	30 days	☆
A landlord may not demand or receive a security deposit, however denominated, in an amount or value in excess of ___ months rent	1	☆
For each application, a fee of	ten dollars	☆
For each original broker's license issued, a fee of _____ per annum for the term of the license and for each annual renewal of the license,	85	☆



For each original salesperson's license issued, a fee of _____ per annum for the term of the license and for each renewal of the license	65	☆
for each change from one broker to another broker, a fee of _____	25	☆
For each duplicate license, where a license is lost or destroyed and affidavit is made of that fact, a fee of	25	☆
For each broker's license reinstated after its expiration date, a late fee of	100	☆
Any person acting as a broker or as a salesperson without first obtaining a license is guilty of a misdemeanor and upon conviction, is punishable by a fine not less than _____ nor more than _____, or by imprisonment for a term not to exceed _____, or both; and if a	\$100 \$500 one year one year \$1000 \$2000 \$500 \$1000 2 years \$2,000 \$5,000.	☆

corporation, is punishable by imprisonment for a term not to exceed \_\_\_\_\_, or both; and if a corporation, is punishable by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_. Any person upon conviction of a second or subsequent offense is punishable by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_ or by imprisonment for a term not to exceed \_\_\_\_\_, or both and if a corporation, by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_

All newly licensed salesperson shall pay a fee of \$25 to be deposited into

The Real Estate Recovery Fund



In order to take a commission, a licensee shall, at the first point of personal contract disclose all of the following except

That he or she has a fiduciary Agency relationship



<p>When accepting deposit funds from a buyer, the salesperson must immediately</p>	<p>turn over the deposit monies received promptly to his or her principal broker</p>	<p>☆</p>
<p>Every principal broker shall ensure that their affiliated licensees keep records of all funds and property of other received by them for not less that</p>	<p>3 years</p>	<p>☆</p>
<p>Every 2 years, licensees must complete, unless specifically exempted, how many hours of continuing education</p>	<p>24</p>	<p>☆</p>
<p>Under Rhode Island general law 5-20-14 Revocation, suspension of license, the director is authorized to levy an administrative penalty for any violation of the Rules and Regulations, in the amount not to exceed</p>	<p>10,000</p>	<p>☆</p>
<p>A licensee may have their license revoked or suspended for all of the following except</p>	<p>Failure to report all oral offers to the owners prior to the signing of a purchase and sales agreement by the owner</p>	<p>☆</p>

under the RI fair Housing practice Act, which of the following not a protected class	smokers	☆
How many days must a landlord wait to give written notice to a tenant for non-payment of rent?	15	☆
What is the maximum amount of security deposit a landlord can request from a tenant?	1 months rent	☆
The seller's disclosure should be presented	As soon as practicable, but no later than the signing of a sales contract	☆
Seller's Disclosure is required for all of the following except	vacant land	☆
A property you have listed for sale was the location of a recent suicide. You should	Disclose this information to all	☆
Twelve days after a property was under contract, the buyer asks for well to be tested	Buyer should have asked for an extension within 10 days	☆

A licensed salesperson has a judgment against them paid by the Rhode Island Recovery Fund. In order for the agent to regain a license they must	pay back the recovery fund plus 12% per year	☆
Real estate transaction deposit funds must	be deposited in brokers account or account of attorney or builder, as mutually agreed.	☆
The person responsible for acquiring the smoke detector/carbon monoxide inspection is	the seller	☆
In Rhode Island,there are additional protected classes under the fair housing laws and they include all of the following except	Victims of assault	☆
In Rhode Island, which of the following are exempt from all the fair housing laws	The owner of a single family home selling without the use of a licensee who owns four other homes	☆
The fair housing poster can be found	in every real estate office	☆

<p>In order to obtain a real estate license in Rhode Island, the applicant must have all of the following except</p>	<p>be a resident of the state of Rhode Island</p>	<p>☆</p>
<p>A tenant vacated his rental unit on March 31st and supplied the landlord with his forwarding address. The landlord has how many days to return the deposit?</p>	<p>10</p>	<p>☆</p>
<p>If a tenant removes all her possessions, not paid rent in more than 15 days and has no intention of returning, the property is considered</p>	<p>Abandoned</p>	<p>☆</p>
<p>If a landlord fails to return the security deposit in a timely manner, the tenant may</p>	<p>Sue the landlord for "equitable settlement"</p>	<p>☆</p>
<p>If a tenant is more than 15 days late in paying rent, the landlord may</p>	<p>send a 5-day demand for payment</p>	<p>☆</p>
<p>The tenant may complete repairs at the landlord's expense except</p>	<p>When repairs are needed as a result of tenant's actions</p>	<p>☆</p>

A landlord must lease to a qualified physically disabled tenant if the tenant	signs an Americans with Disabilities Act rider	☆
how much may a landlord collect as a security deposit	No more than one month/the period rent	☆
Dual agency is	requires the buyer's and seller's permission	☆
If a consumer feels their agent isn't working hard enough for them, they can	cancel their agreement with the agent and get a new agent	☆
Earnest deposit checks must be	given to the broker.	☆
People applying for a salesperson or broker's license should file an application, the fee is _____. The application will cover	\$10, residence, age, place of business, present occupation and whether or not this person has had a real estate license taken away	☆
This person applying for a license should give ____ references and should also be_____	3, a resident of the US.	☆
Can an attorney be granted a license without examination?	True	☆

Where is the certificate of licensure issued from and how much is it?	Real estate division, it cost \$25	☆
Who establishes the Real Estate Recovery Account?	Department of Business Regulation	☆
If any licensee is charge with fraud they can recover up to _____ from the Real estate recovery account?	50k	☆
When you get a license you must pay a fee for recovery account? True or False?	True	☆
If by December 31 There is less than _____ in the account, Every salesperson and every broker shall pay _____	\$200,000 \$25	☆
If license was acquired within 180 Days from Expiration date, no continuing ed is required?	True	☆



<p>The director shall ask for proof of knowledge about the general laws and the lead hazard mitigation act if they're license was acquired after _____</p>	<p>july 1 2004</p>	<p>☆</p>
<p>Real estate broker need an office in the state, every record of real estate transaction needs to be kept in that office and shall licenses needs to displayed in the office? True or false</p>	<p>true</p>	<p>☆</p>
<p>If a company has a brokers license then....</p>	<p>one principle active officer needs to be appointed. Everyone else needs to have an individual license</p>	<p>☆</p>
<p>A broker cannot pay anyone for real estate transaction who is</p>	<p>not a licensed real estate professional</p>	<p>☆</p>
<p>When a sales person switches from one broker to another broker they need to pay a fee of</p>	<p>\$25</p>	<p>☆</p>
<p>for every duplicate license a fee of ___ is charged</p>	<p>\$25</p>	<p>☆</p>

<p>A late fee of ___ is charged for license reinstated after its expiration date for both salesperson and broker</p>	<p>\$100</p>	<p>☆</p>
<p>Within the department of business regulation there is created the Rhode Island real estate commission, subsequently referred to as "commission" to consist of</p>	<p>9 persons at least one from each county to be appointed by the governor, each of whom has been a citizen of this state for at least 10 years prior to the date of appointment, 3 current licensed brokers each of whom have been engaged as licensed broker in this state for at least 5 years, prior to the date of appointment, 4 of whom are members of the general public, at least one of whom has substantial academic experience in real estate and at least one who has been active in citizen group concerned with real estate practices and activities. 2 members appointed for one year; 2 members shall be appointed for 2 years; one member for 3 years; one successors of all members shall be appointed by the governor for terms of 5 years each and until their successors are appointed and qualify</p>	<p>☆</p>
<p>Ways to get your license suspended</p>	<p>misrepresentation, false promise, misleading advertising, Failing to deposit money into escrow account, Failing to preserve for three years of records, Acting for more than one party in a transaction without the knowledge and consent, in all parties, placing a for rent or for sale, Accepting a commission or any valuable consideration from any person who is not a broker. Failing to disclose to an owner his or her intention or true position to acquire any interest to purchase property, Being convicted of any felony, Failing to have all listing agreements in writing, Accepting a listing based on net price.</p>	<p>☆</p>

Any person acting as a broker or as a salesperson without first obtaining a license is guilty of \_\_\_\_\_ and upon conviction is punishable by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_, or by imprisonment for a term not to exceed \_\_\_\_\_ or both; and if a corporation is punishable by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_ . any person upon conviction of a second or subsequent offense is punishable by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_ or by imprisonment for a term not to exceed \_\_\_\_\_ or both and if a corporation by a fine of not less than \_\_\_\_\_ nor more than \_\_\_\_\_ .

misdemeanor one, hundred dollars, five hundred dollars, one year , one thousand, two thousand dollars, five hundred dollars, one thousand, two years, two thousand dollars, five thousand dollars



The Department of business regulation is authorized to conduct

real estate clinics



What insurance is required for all real estate brokers and sales person?	errors and omission insurance covering all business activities contemplated.	☆
Each real estate firm shall maintain an	escrow account	☆
Funds or deposits placed in escrow may be held by any person or entity legally authorized to hold funds in that capacity	Escrow agents	☆
In all real estate transaction in which a broker holds more than one title all deposit monies received must be placed in the brokers real estate escrow account unless there is a contractual agreement between the principals to the contrary	Dual activities	☆

any licensee to whom any money or other property is entrusted as escrow funds, who intentionally appropriates to the licensee's own use that money or property, or transfers the funds from an escrow account to a company or personal account prior to a closing

unlawful appropriation



Any advertisement shall contain the words \_\_\_\_\_ if it refers to the amounts of down payment or the monthly payment carrying charges, or indicates that a mortgage is obtainable

to a qualified buyer



Any advertisement that sets forth amounts of down payment, monthly payment, carrying charges, taxes or mortgage money obtainable shall contain appropriate qualifying words such as \_\_\_\_\_

approximate, or estimated



<p>No listing agreement or contract for the sale of real property, or any interest therein, shall contain a</p>	<p>pre-printed fee, commission rate or commission amount</p>	<p>☆</p>
<p>Upon request, the principal broker shall advise the seller of the</p>	<p>rate or amount of any commission split distribution.</p>	<p>☆</p>
<p>All listing agreement that list property with a real estate multiple listing service operation shall</p>	<p>specify the complete name of that listing service</p>	<p>☆</p>
<p>Errors and omission insurance shall be in an amount for each claim of at least _____ and in an aggregate amount of at least _____</p>	<p>\$50k, and \$150k</p>	<p>☆</p>
<p>means a licensed real estate salesperson or real estate broker associated with particular principal broker</p>	<p>Affiliated licensee</p>	<p>☆</p>
<p>means a principal broker and his or her affiliated licensees</p>	<p>Brokerage</p>	<p>☆</p>

<p>means a person who acquires or seeks to acquire an ownership interest in real estate</p>	<p>buyer</p>	<p>☆</p>
<p>means a buyer, seller, tenant or landlord who has agreed to representation by a licensee in a real estate transaction, evidenced by an executed mandatory relationship disclosure to whom a licensee owes the duties set forth</p>	<p>client</p>	<p>☆</p>
<p>means an express, written contract between a principal broker or his or her affiliated licensees and a client that authorizes the principal broker or his or her affiliated licensees to act as a client representative for a buyer seller, landlord, or tenant.</p>	<p>Client representation contract</p>	<p>☆</p>

<p>Means a buyer, seller, tenant, or landlord who has agreed to certain assistance by a licensee in a real estate transaction, evidence, by an executed mandatory relationship disclosure, to whom a licensee owes the duties set forth</p>	<p>customer</p>	<p>☆</p>
<p>means an affiliated licensee appointed by the principal broker or his or her designee to represent a buyer, seller, tenant, or landlord in a real estate transaction.</p>	<p>Designated client representative</p>	<p>☆</p>
<p>means an associate broker whom a principal broker authorizes to act on his or her behalf.</p>	<p>designee</p>	<p>☆</p>
<p>means the director of business regulation for the state</p>	<p>director</p>	<p>☆</p>



<p>Means a form that describes the relationship between a consumer and a principal broker and his or her affiliated licensees</p>	<p>Mandatory relationship disclosure</p>	<p>☆</p>
<p>Means acts of an administrative nature that licensees perform for client or consumer and a principal broker and his or her affiliated licensees</p>	<p>Ministerial acts</p>	<p>☆</p>
<p>A licensee may assist both the buyer client and the seller client or tenant client and landlord client in the same transaction only as a neutral</p>	<p>Dual facilitator</p>	<p>☆</p>
<p>The Rhode Island real estate commission shall approve a _____ that conforms to the requirements of this section</p>	<p>mandatory relationship disclosure</p>	<p>☆</p>
<p>The mandatory relationship disclosure shall the following information</p>	<p>pg 66-67</p>	<p>☆</p>

<p>Client representation contract minimum requirements</p>	<ol style="list-style-type: none"> <li>1. Be a written contract</li> <li>2. Include terms of compensation;</li> <li>3. Describe all services and limitations on services to be performed by the principal broker and his or her affiliated licensee;</li> <li>4. State that a principal broker may appoint one or more affiliated licensees to act as the designated client representative</li> <li>5. Be signed by all parties</li> </ol>	<p>☆</p>
<p>means any individual or entity acting on behalf of a seller or buyer's agent and their respective brokers.</p>	<p>Agent</p>	<p>☆</p>
<p>means a purchase and sale agreement, installment sales contract, option to purchase agreement or other agreement intended to effect the transfer of real estate from a seller to a buyer</p>	<p>Agreement to transfer</p>	<p>☆</p>
<p>Means any individual or entity seeking to obtain title to real estate from a seller for consideration</p>	<p>Buyer</p>	<p>☆</p>

<p>What is it called when the real property was or has been, at any time, suspected of being the site of a homicide, other felony, or suicide</p>	<p>psychologically impacted property</p>	<p>☆</p>
<p>The district or appropriate housing court of this court of this state shall exercise</p>	<p>jurisdiction in both law and equity over any landlord or tenant</p>	<p>☆</p>
<p>Means the tenant has vacated the premises without notice to the landlord and has no intention of returning, as evidenced by nonpayment of rent for more than fifteen days and removal of substantially all possession from the premises</p>	<p>Abandonment</p>	<p>☆</p>
<p>includes recoupment, counterclaim, set-off, suit in equity, and any other proceeding in which right are determined, including an action for possession</p>	<p>Action</p>	<p>☆</p>

<p>includes any law, ordinance, or governmental regulation concerning fitness for habitation or the construction, maintenance, operation, occupancy, use or appearance of any premises of dwelling unit</p>	<p>Building and housing codes</p>	<p>☆</p>
<p>means a structure or part of a structure that is designed or intended to be used as a home, residence or sleeping place by one or more persons</p>	<p>Dwelling unit</p>	<p>☆</p>
<p>means honesty in fact in the conduct of the transaction concerned</p>	<p>Good faith</p>	<p>☆</p>
<p>includes a corporation, government, governmental subdivision or agency, business trust, estate, trust, partnership or association, two or more person having a joint or common interest, and any other legal or commercial entity</p>	<p>Organization</p>	<p>☆</p>

<p>Means a facility which, for a period not to exceed two years, provides its residents with appropriate social services for the purpose of fostering independence, self sufficiency, and eventual transition to a permanent living arrangement</p>	<p>Transitional housing facility</p>	<p>☆</p>
<p>Means that the act was performed intentionally, knowingly and purposely, not accidentally or inadvertently and without justifiable excuse</p>	<p>Willful</p>	<p>☆</p>
<p>Rent increase</p>	<p>30 days notice for rent increases, a landlord must give 60 days notice to month to month tenants over the age of 62 before raising the rent</p>	<p>☆</p>
<p>A rental agreement may not provide that the tenant</p>	<p>page 95</p>	<p>☆</p>
<p>A rental agreement, assignment, conveyance, trust deed, or security instrument may not permit the</p>	<p>receipt of rent free of the obligation to comply with</p>	<p>☆</p>

Landlord shall deliver the notice together with the amount of the security deposit due to the tenant, within days	20	☆
Lanlords duty to notify tenant of violation within how many days?	30 days	☆
A landlord who is not a resident of this state shall designate and continuously maintain an _____ to manage property.	agent	☆
A landlord should give at least ____ weeks of notice to tenant before accessing the unit	2	☆
Whats needs to happen for a tenant to fix something and deduct it from rent?	<ol style="list-style-type: none"> <li>1. It needs to be less than \$125</li> <li>2. The tenants notifies the landlord</li> <li>3. the landlord fails to comply within 20 days</li> <li>4. The tenant gives the landlord a receipt</li> </ol>	☆
How many days does a landlord has to send the letter to a tenant who has not paid for rent?	15 days and the tenant has 5 days from the day the letter was mailed to respond	☆
How does a Landlord need to terminate a week to week periodic tenancy?	Within 10 days with a written letter	☆

<p>How does a Landlord need to terminate a month to month periodic tenancy?</p>	<p>Within 30 days with a written letter</p>	<p>☆</p>
<p>How does a Landlord need to terminate a year to year periodic tenancy?</p>	<p>within three months</p>	<p>☆</p>
<p>The civil penalty shall be an amount not exceeding \$_____if the respondent has not been adjudged to have committed any prior discriminatory housing practice, in an amount not exceeding \$_____ if the respondent has been adjudged to have committed one other discriminatory housing practice</p>	<p>\$10,000 \$25,000</p>	<p>☆</p>
<p>Nothing in the law shall prohibi a religious organization from limiting the sale, rental, or occupancy of a dwelling to</p>	<p>person of the same religion</p>	<p>☆</p>

means a building or structure containing four or fewer dwelling units or part thereof of land appurtenant thereto, and any other real or personal property used, rented or offered for rent for living or dwelling purposes, together with services connected with the use or occupancy of such property

Housing accommodation



If the tenant abandons the dwelling unit, the landlord shall send certified letter, return receipt requested, to the tenant's last known address giving notice that unless a reply is received from the tenant within

7 days, the landlord shall rent the premises.

