



A BUYER'S GUIDE TO WRITTEN BUYER AGREEMENTS

If you are working with a REALTOR® in the homebuying process, you will be asked to sign a written agreement or disclosure form before being shown a home.

WHAT DOCUMENT CAN YOU EXPECT TO RECEIVE?

The type of document you receive from a REALTOR® will depend on the relationship chosen by you and the real estate firm. There are three relationship choices in Wisconsin real estate practice:

- **Client:** When you are a client of the firm, you will receive and sign a WB Buyer Agency Agreement. The firm will provide services to you fairly and honestly, and its agent will work as your agent and prioritize your interests.
- **Customer:** When you are a customer of the firm, you will receive and will be asked to sign a Disclosure to Customer form. The firm will provide services to you fairly and honestly, and its agent will work as the seller's agent and prioritize the seller's interests.
- **If not a client or customer:** In this scenario, you will receive and sign a Pre-agency Showing Agreement. The firm will show you the property but cannot provide you with services such as negotiation. The firm's agent is not your agent or the seller's agent.

The document will clearly establish the real estate brokerage services the firm will provide to you as well as any costs for those services.

DO YOU HAVE TO SIGN A DOCUMENT WHEN ATTENDING AN OPEN HOUSE?

No. You will not be required to sign a written buyer agreement or disclosure form if you are simply attending an open house or touring with the seller's agent.

HAVE QUESTIONS ABOUT THE SERVICES A REALTOR® CAN OFFER TO YOU?

Contact your local REALTOR® to discuss the services and assistance they can provide to you in the homebuying process.