

# WHAT'S NEW?

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# WHAT'S NEXT?

## CINCYMLS SHOWING RULES



CincyMLS has established rules to ensure fairness, transparency, and accessibility in the homebuying process when it comes to showings. These rules help protect the interests of buyers, sellers, and agents by setting clear expectations for when and how properties must be made available for viewing.

Some of these rules include:

- When listing a property as 'Active' on MLS, it must be available for showings on that day. If tenant-occupied and requires notice, please disclose this information in the agent remarks and/or ShowingTime.

- After the first 'Active' day on MLS, if a property is unavailable for more than three consecutive days, it must be 'Withdrawn' until showings can resume.
- For multifamily properties, at least one unit must be available for showings. Access to the additional units may be contingent upon an accepted offer.
- Listings entered into the MLS must allow showings of the interior residence without requiring an offer to be submitted first. While reasonable conditions may be imposed, such as requiring proof of funds, showings may not be restricted until after an offer is made or accepted.
- According to MLS Coming Soon Rules and Regulations 10.10.a, a listing must be marked as 'Active' on the original designated Showing Start Date. If the property is not prepared for viewings on the date, it must be temporarily 'Withdrawn' until it is ready for showings.

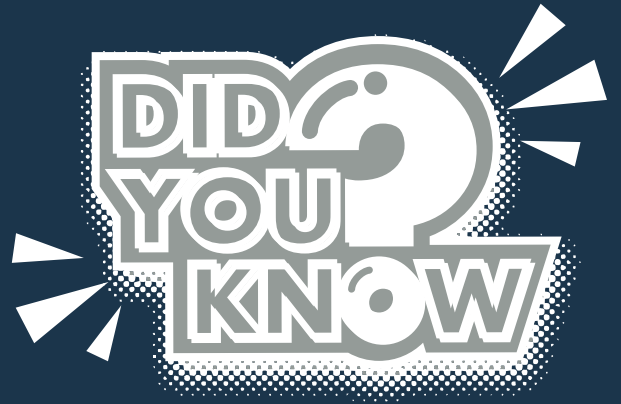


CincyMLS will be closed on June 19 to recognize Juneteenth. We will resume normal business hours on June 20.

## CINCYMLS ANNUAL FEES



CincyMLS Annual Fees Invoices were emailed on June 2. If you did not receive your invoice, please check your spam or junk folder. Invoices are also accessible on your Member Portal. Note that the Annual Fees are due on July 1, 2025 to avoid any penalties.



### COMING SOON SHOWING START DATE

Once entered into MLS, the Showing Start Date **cannot** be changed. Be sure the date entered matches the agreed-upon date in the Coming Soon Seller Authorization Form before submitting the listing.

### WHY ADD A FLOOR PLAN TO EVERY LISTING?

- Lead generation and sign more listings**
- Market listings and reduce time on the market**
- Add value to their showings**

### CUBICASA FREE FLOOR PLANS

Thanks to our partnership with CubiCasa, subscribers can create floor plans with room dimensions - completely free - on homes up to 5,000 sq ft. Plus, you'll receive a 10% discount on the *Plus* and *Plus 3D* packages, as well as option add-ons.

Just click the **CubiCasa** tile in your member portal to register and start enhancing your listings with floor plans today!

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