# Act 112 Amended—Consumer Notice

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## Oral Disclosure

**Who is required to provide the oral disclosure in Section 608 of the Act?**

Where the initial interview between a broker, associate broker, salesperson, builder/owner salesperson or campground salesperson and a buyer or seller occurs over the telephone, these licensees must provide the form oral disclosure. The same disclosure should be provided in Internet communications.

**What is the text of oral disclosure?**

"The Real Estate Law requires that I provide you with a written Consumer Notice that describes the various business relationship choices that you may have with the real estate licensee. Since we are discussing real estate without you having the benefit of the consumer notice, I have the duty to advise you that any information that you give me at this time is not considered to be confidential unless and until you and I enter into a business relationship. At our first meeting, I will provide you with a Consumer Notice which explains those business relationships and my responding duties."

**Must it be provided verbatim?**

Yes, this language is required as specified in the Act at Section 608(e).