***The Code of Ethics***

***of members of the of the Association of Realtors of St. Petersburg and Leningrad Oblast***

*This Code meets the obligations voluntarily assumed by all members of the of the Association of Realtors of St. Petersburg and Leningrad Oblast to maintain high ethical standards within the framework of Russian laws and international rules. The Code is, first of all, a tool of self-discipline, but at the same time, it is intended for use in the practice of the Commission on Consumer Rights and Professional Ethics of the Association.*

1. *To prevent disagreements, misunderstandings and to ensure better service to the owner of the property, the realtor may insist on the exclusive right to work with the property, but only if it is beneficial to the client.*
2. *When working with real estate, the sale of which is carried out by a realtor based on an exclusive right, the realtor may use the services of other realtors on terms agreed upon by mutual agreement, if it is beneficial to the client.*
3. *The realtor, by virtue of his professional capabilities, is obliged to protect clients from fraud, distorted information and unethical actions in real estate transactions. The realtor should try to exclude any practice that may harm clients and discredit his profession.*
4. *In case of professional disagreements between members of the Association of Realtors of St. Petersburg and the Leningrad Oblast, this case should be referred to the Commission on Consumer Rights and Professional Ethics of the Association, and not to contest the case in court.*
5. *The realtor must avoid distortions or concealment of facts related to professional activity.*
6. *The realtor should not belittle publicly the activities of a rival or impose his own opinion on his affairs. The opinion if rival is being sought, and the realtor believes that the interest should be satisfied, his statement should be made politely and with absolute professional honesty.*
7. *The duty of the realtor to protect the interests of the client, although it is paramount, but does not exempt him from the obligation to treat all participants in the case honestly.*
8. *In order to be fair to those who entrusted their affairs to the realtor and be able to give the client the right advice, the realtor should always try to be aware of the laws, proposed bills, government regulations, public policy, public sentiment and current market conditions.*
9. *The realtor should not seek for unfair superiority over other realtors and should conduct business in such a way as to avoid collisions with others, and in case of disputes, resolve issues in a civilized and honest manner.*
10. *Do not advertise without naming your company.*