



Guidance on Open Houses

April 28, 2020

Note: Tennessee REALTORS® defers to national, state and local orders related to COVID-19 and to guidance set forth by the National Association of REALTORS®.

Question: With Gov. Bill Lee now permitting more businesses to reopen, should we start holding open houses again?

Answer: First, it is advisable to be fully aware of and in compliance with all state and local directives related to business practices, social distancing and gatherings.

Second, the decision to hold open houses would then rest on the broker, so agents should be sure to align with the broker's leadership (as long as the broker's decisions are in accordance with state and local standards).

Third, it is important to bear in mind that Gov. Bill Lee included real estate among the "essential services" that have remained in operation throughout the quarantine. We ask that all Tennessee REALTORS® continue to serve as responsible stewards of the trust placed in us, and set a good example in our communities by respecting the standards and finding creative ways to work with homebuyers and sellers.

Finally, we would refer to this answer provided by NAR in its updated COVID-19 guidance (the full page is [HERE](#)):

Should we continue to hold open houses during the COVID-19 pandemic?

NAR strongly urges members to use virtual showings and to limit in-person activity in all other respects to the greatest extent possible, even where real estate is deemed an "essential service." Adherence to applicable state and local executive orders is a minimum requirement, and in some instances, may even preclude open houses, in-person showings and limit the number of individuals permitted at a showing. Regardless, REALTORS® have the special responsibility and mandate to take all necessary health and safety precautions, and should lead by example by conducting their services in a responsible manner, which includes leveraging virtual technology solutions and avoiding in-person contact to the greatest extent possible in order to prevent the continued spread of COVID-19 in their communities.

For more information, please visit www.tnrealtors.com/covid19.