Reporting Solds on Cancelled or Expired Listings

When a trade may be reported

Trades may be reported on listings that have expired or are cancelled within 60 days or the holdover period of the listing, whichever is greater.

In these circumstances, you will need to contact your Member Association to update the listing with the Trade information.

When a trade cannot be reported

A listing that has been expired or cancelled for longer than both 60 days and the holdover period cannot be reported as sold in the MLS® System.

Offers that will not be firm before the listing expires

If you receive an offer on a listing that will expire before the date that a condition in the offer must be waived or fulfilled, you should amend the listing agreement with the Seller to extend the term of the listing rather than signing a new listing once the previous listing expires.

The amendment should extend the term of the listing to at least the day after all conditions are to be waived or fulfilled.

If you amend the listing agreement, the MLS® listing must be updated with the new expiry date no later than 11:59 p.m. the next business day after the amendment is executed.

Tips

- You may report a trade on a listing that has expired or is cancelled within 60 days or the holdover period of the listing, whichever is greater. Contact your Member Association to update the listing with the Trade information.
- A listing that has been expired or cancelled for longer than both 60 days and the holdover period cannot be reported as sold in the MLS® System.
- If an offer will not have its conditions waived or fulfilled before the listing expires, amend the listing agreement to extend the term. Do not sign a new listing after the previous listing expires.
- Extend the term to at least the day after all conditions are to be waived or fulfilled.
- Update the MLS® listing with the new expiry date no later than 11:59 p.m. the next business day after the amendment is executed.

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