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Governor

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Arizona Home Buyers' and Renters'

Bill of Rights

(A resource for all real estate consumers)

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THE ARIZONA DEPARTMENT OF REAL ESTATE, IN COOPERATION WITH INDUSTRY PROFESSIONALS AND THE PUBLIC, CREATED THIS "BILL OF RIGHTS" TO HELP EDUCATE YOU, THE CONSUMER, OF YOUR RIGHTS WHEN PURCHASING OR RENTING PROPERTY. AS A REAL ESTATE CONSUMER IN ARIZONA, YOU HAVE THE RIGHT TO KNOW MATERIAL INFORMATION ABOUT THE PROPERTY.

THE FOLLOWING LIST REPRESENTS SOME OF THE IMPORTANT MATERIAL FACTS YOU SHOULD EDUCATE YOURSELF ON BEFORE PURCHASING ANY TYPE OF PROPERTY IN ARIZONA.

YOU HAVE THE RIGHT TO KNOW:

- If the property is located in an [incorporated city or unincorporated part of the county](#).
- If [title insurance](#) is available and if [fire insurance](#) can be acquired.
- If you will have [fire](#) and [police](#) protection and, if so, who provides this service.
- If the [roads provide access](#) for fire protection and police service.
- If the [roads](#) are maintained, and by whom.
- If [utilities](#) are available, and who provides them. (Water, Electric, Gas, Sewer, Trash)
- If the [water supply](#) is adequate.
- If the jurisdiction the property is located in has [conservation restrictions](#) and policies.
- If the property is located in a [school district](#), and the distance to the closest schools.
- If there are any natural or [geological hazards, pests or wildlife](#).
- If there are [essential services](#) near the property such as grocery and medical services.
- If there is crime in the area and the [crime rate](#).
- That you have a right to [equal housing opportunity](#) free of discrimination.
- If there is an [Arizona Subdivision Public Report](#), an [Affidavit of Disclosure](#) or a [Seller's Property Disclosure Statement](#). You should read these disclosure documents before you purchase or rent.

THERE MAY BE OTHER ITEMS NOT LISTED ABOVE THAT YOU SHOULD EDUCATE YOURSELF ON BEFORE BUYING OR RENTING PROPERTY. FOR A LARGER LIST, PLEASE REFERENCE THE [BUYER'S ADVISORY GUIDE](#) FOUND ON OUR WEBSITE.

Visit www.AZRE.gov to begin answering your questions!
We are here to protect you and the PUBLIC.