

Why have condo document review?

A condominium document review is comparable to the benefit of an "inspection of a used car" before you buy. Buying a used car is seldom the buyers largest investment yet this is common practice. The purchase of a condominium property is often a person's largest investment making it highly important that the buyer have the operation of the condominium inspected so they are informed of the facts of the business operations and the rules before they remove their conditions .



Buyers want peace of mind

A thorough Document Review puts the facts of the condominium operations into perspective, providing the buyer with peace of mind . A thorough review by a competent third party reduces the liability for the Realtor ® and the risk for the buyer.

Having a Document Review completed at the listing stage prepares the seller for any hidden issues that may impact the property value.

Condominium Support Services Inc.
condocheck™
your condo your investment

Testimonials

I hired Condo-Check when I purchased my condo a year ago and am back for a review on my second condo. I am impressed that everything that Condo-Check told me in the report on my 1st purchase was accurate and a true representation of the condominium over the past year. I would not buy a condo without having Condo-Check review the documents.

Maureen K. 2009

Very thorough and professional. Complete explanations. Not rushed through in a panic. Care was given to be sure everything was understood during our follow-up conversation.

Rob B. 2010

On behalf of my husband and I we'd like to say a big "Thank You" to Condo-Check for getting this report completed in an efficient time, considering only one or two of the documents only reached your inbox Friday morning.

We are very happy with the service we received from Condo-Check, and the friendly staff members we dealt with. We will be sure to recommend you to our friends.

Regards, Lindsey C. 2011

As a Real Estate Salesperson whom wants his clients to always be ahead of the curve in their decision making, I believe that condo-Check allows exactly that. Condo-check presented a clear and concise version of what can be, inundating information within the condominium documents. My clients were informed and felt comfortable in being aware of all the information provided, whether it worked in their favour or not. Condo-Check is a responsible, informative and unbiased alternative for my buyers when looking to have their condo documents professionally examined.

ShamIn Naidu, Realty Executives Masters 2011

For more testimonials go to the web site...



www.condo-check.com

Follow us on Twitter: [condo_check](#)

Facebook: [condominium consulting](#)

Cal(403) 509-2462 ... we want to hear from you!

Bernie Winter's Original Document Review service for Buyers, Seller and Professionals

Condominium Support Services Inc.
condocheck™
your condo your investment



www.condo-check.com

Frequently Asked ...

How long does it take?

To complete a thorough review on average will require three (3) full business days from the time ALL the documents are received in our office

What documents are required?

All documents listed in the schedule to the contract including a current financial statement within 2 months, the AGM and Board meeting minutes that cover a minimum of a full year of meetings.

A complete list can be found in the Resources link at www.condo-check.com

Do you consult with the client?

Yes, we email the client a copy of the Condo-Check Document Review Report which includes the direct phone number to the Consultant who prepared the Report. The client can set up a specific time to review the Report or call with questions. The choice is theirs. When a client gives their authority, a copy of the Report can be emailed to the Realtor® as well.

How to get the documents to Condo-Check?

The quickest way to get documents to us is via email. If that is not an option, courier works best. Contact the head office direct at (403) 509-2462 to arrange for a review, or visit our website for a location near you.

We will send a courier to pick up document from offices that qualify for this free service. Some restriction apply.

How to get the documents from Condo-Check to the client?

We return the documents in "pdf" Zip file to the client, and the Realtor® upon their request.

Order a Review on-line at
www.condo-check.com



We check the Facts & note any Red Flags:

Condo-Check has been providing the condominium document review service to Realtors® and buyers in Alberta since 1995.

Realtors® are trained to assist the buyer of a condominium through locating the property and writing the contract that creates the rights the buyer has when purchasing a condominium property.

When a buyer invests in a condominium property they also become a member of the Condominium Corporation. With this, the buyer inherits any existing business, including any problems that the Corporation may have ongoing. It is important for a buyer to be able to gage any future costs that could arise and to be aware of any restriction such as age limits or pets. Special Assessments, increasing fees and legal actions in process are concerns on the minds of today's condo buyers .

A Realtors® duty to a buyer does not include the assessment of the operation of a Condominium Corporation. The document review service is a third party review bringing the arms length perspective to the process of evaluating a condominium and identifying any "red flags".



The Original Document Review Co.

www.condo-check.com
intake@condo-check.com

Services by Condo-Check

- Condominium Document Review
- Condominium Document Review & Rating
- Consulting for Condo Owners and Boards
- Bylaw update support
- Condominium Viability Audit & Rating for Condo Boards
- Training and Seminars for Condo Owners, Boards, Realtors® and industry service providers
- Ask your Condo Questions on our website Q & A

www.condo-check.com

South Alberta
Calgary 403-509-2250

North Alberta
Edmonton & Area 780-920-5552

Fort McMurray & Grand Prairie , etc...
Toll Free: 1-866-929-2462