

## OBTAINING A FLORIDA REAL ESTATE LICENSE

On occasion individuals will contact Value Homes Real Estate School inquiring about the process for obtaining a Florida Real Estate License.

Although the question seems simple, the answer is complex.

The State of Florida requires individuals desiring to earn a real estate license in Florida to possess several qualifications. The general requirements are:

1. Applicants must be 18 years of age
2. Applicants must have high school diploma or equivalent
3. Applicants must be competent
4. Applicants must successfully complete a 63 hours pre-sales license course (referred to as the FREC I course).

Applicants need **NOT** be residents of Florida or a citizen of the United States. Applicants, however, must possess a US social security number.

An application, complete with fingerprints, needs to be submitted to the Florida Real Estate Commission. The application will not be approved until the 63 hours sales course has been successfully completed and the applicant's fingerprints have been received. Successfully completing the 63 hours pre-license course requires passing the end of course exam of 100 questions with a score of 70%.

Once the application has been approved, the applicant must successfully pass the Florida State Real Estate Sales license exam. This exam is difficult. The applicant has 3 hours to take the exam and must score 75% to pass.

After the applicant's application has been approved, the applicant has 2 years to successfully complete the state exam. There is no restriction on how many times the state exam may be taken. An examination fee is required every time the exam is taken.

Upon successfully completing the state exam, the individual is issued an initial "conditional or probationary" inactive license. The initial inactive license must be activated by becoming affiliated with an active Florida Real estate broker. A 45 hours post license course is required to be successfully completed within 18-24 months after the initial license is issued. Failing to complete the 45 hours post license course will result in the initial license becoming null and void. Upon completing the 45 hours post license course the license is no longer a "conditional or probationary" license. All real estate licensees in Florida are required to completed 14 hours continuing education every 2 years after they have completed their 45 hours post license requirements.

Additional details concerning pre, post and continuing Florida Real Estate educational requirements can be directed to Value Homes Real Estate School. Value Homes Real Estate School provides all the courses required for pre, post and continuing education. Course schedule and class location can be found on the Value Homes Real Estate website at [www.ValueHomesRealEstateSchool.com](http://www.ValueHomesRealEstateSchool.com)