



Rent or stay home?

F.A.C. Rule 61J2-10.022 reviewed



In 2012, Florida Administrative Code Rule 61J2-10.022 was amended allowing real estate brokers to call their home an office. That was great news for thousands of professionals who found that most of their business contact with clients was conducted away from an office and communications with clients are frequently done from a cell phone or via email and from anywhere. Picture closing the deal poolside with a cool beverage in hand!

Under the rule, an office that complies with section 475.22(1), F.S., may include a home office so long as the residential location is not contrary to local zoning ordinances. The remainder of the requirements for an office must be met, which means the office must, at a minimum, consist of an [enclosed room in a stationary location](#).

The amendment to the rule does not indicate whether or not a home office is permitted in a mobile home; however, the rules that legally turn a mobile home into a stationary residence likely remedy that ambiguity.

All of the requirements regarding signage apply to a home office and sales associates must be registered from and work out of an office maintained and registered in the name of the employer.

[Click to read the rule.](#)