

Pennsylvania Real Estate Exam Practice Questions

Section: Pennsylvania Real Estate Exams • Total Questions: 10 • Format: Verified Q&A

1. Under the provisions of the Federal Fair Housing Act, if a seller does NOT want to sell a property to persons of a particular race, the listing salesperson should:

- (A) refuse the listing
 - (B) list the property if it is a one-to-four-family dwelling
 - (C) notify the listing broker of the seller's request
 - (D) accept the fiduciary duty to follow the instructions of the client
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2. Which one of the following statements about flood insurance is TRUE?

- (A) Flood insurance is not available for commercial properties.
 - (B) Flood insurance is required for all real estate transactions.
 - (C) Flood insurance is included in all standard hazard insurance policies.
 - (D) Flood insurance is available from private insurance companies.
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3. An applicant for a salesperson license shall submit a sworn statement from the broker with whom they desire to be affiliated certifying that the:

- (A) broker will assign an associate broker to supervise the applicant
 - (B) applicant is honest, trustworthy, has integrity, and is competent
 - (C) applicant has completed the educational requirements for licensure
 - (D) broker will ensure that the applicant renews their license as required by law
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4. When listing a home, the seller is concerned that buyers may object to the asbestos flooring. Their agent, Agent K, has a family member who is a home inspector. Their family member has stated that asbestos tile is not hazardous. Agent K says the seller won't have a problem. Agent K is

- (A) practicing outside their scope of expertise
 - (B) exercising due diligence
 - (C) failing to verify the credentials of the inspector
 - (D) protecting the seller's best interests
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5. Which of the following phrases BEST defines the term "variance"?

- (A) A change of the property lines
 - (B) A relinquishment of an easement
 - (C) An exception to a zoning ordinance
 - (D) A change in building code
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6. According to the manufacturer which of the following medications remains stable for a maximum of four months after the original bottle is opened?

- (A) Lunesta tablets
 - (B) Latuda tablets
 - (C) Pradaxa capsules
 - (D) Prozac capsules
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7. The economic characteristic of situs is defined as a:

- (A) financial factor in determining remodeling costs
 - (B) variable related to zoning
 - (C) type of depreciation
 - (D) preference for a certain geographic area
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8. Under which of the following circumstances may a licensee be employed by more than one broker

- (A) The licensee works in a branch office managed by an associate broker
 - (B) The licensee receives written approval from each employing broker
 - (C) The licensee sells properties in an area that is greater than 100 miles in radius
 - (D) Under no circumstances may a licensee have more than one employing broker
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9. Which of the following narrow therapeutic index medications is federally classified as a controlled substance?

- (A) Carbamazepine
 - (B) Tacrolimus
 - (C) Phenobarbital
 - (D) Argatroban
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10. A principal MAY terminate an agency agreement when the:

- (A) broker presents an offer that the principal considers too low
 - (B) parties mutually agree in writing
 - (C) principal dislikes one of the broker's salespersons
 - (D) agency is coupled with an interest in the property
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