

Due to concerns about COVID-19 and as a courtesy to all parties, please do not schedule or attend showings if they are prohibited in your area. Always follow local guidelines.


## How to Schedule a Virtual Showing:

**Step 1:** Select the property you want to show and click the 'schedule a showing' button in your MLS platform (ShowingTime Appointment Center and ShowingTime Front Desk users can select the property from within their ShowingTime product).

**Step 2:** Within ShowingTime, select a date and time for the appointment from the times available on the calendar. This will prompt the appointment details screen to appear.

**Step 3:** Select *Virtual Showing* as the type of appointment. You have the option to add a note for the listing agent where you can indicate what streaming video technology you and your client would prefer to use. The listing agent will receive this information along with the showing request.

**Verify your appointment details**



**Address:** 4610 West 158th  
Charleston, SC 29403  
**Listing ID:** 2498593  
**Price:** \$642,500  
**Status:** ACTIVE  
**Appointment Type:** Appointment Required: Wait for confirmation

Requested date and time: Tue, April 7, 11:15 am

Please indicate the type of Appointment: \*  
 Select One  
 Showing  
 2nd Showing  
 3rd Showing  
**Virtual Showing**

Optionally indicate the latest time that you might be at the property:



Optionally indicate the buyer's name for your reference:

Optionally add a note for the listing agent:

Can we FaceTime?

Is this information correct?

[Agent Preview](#)  
[Appraisal](#)  
[Inspection](#)  
[Photography](#)  
[Broker Price Opinion](#)  
[Walk-Through](#)

Listing Activity Report for 4610 West 158th, Charleston, SC 29403 (2498593)		
		
<b>Snapshot for March 15, 2020 - Apr 07, 2020</b>		
Listing ID:	2498593	
Address:	4610 West 158th, Charleston, SC 29403	
Price:	\$642,500	
Status:	ACTIVE	
<b>Feedback Responses</b>		
<b>Activity Details</b>		<b>Showing Agent</b>
Showing	3/24/2020 9:00 AM - 9:15 AM	Hank Griffin Cowan Group Real Estate
Showing	3/21/2020 12:00 PM - 12:30 PM	William Tobias Show Street Realty Company
<b>Listing Activity Details</b>		
Activity Type	Activity Date	Showing Agent
 Future Virtual Showing <a href="#">(details)</a>	04/07/2020 11:15 AM - 11:30 AM	Allison Tow Western R (312) 568- Allison@st

The Virtual Showing appointment type will be indicated in the Listing Activity Report to most accurately reflect all showing information for the listing.

### Frequently Asked Questions:

#### What is a virtual showing?

A virtual showing is when the buyer and showing agent view the property, but are not physically present at the location.

- **Real-Time Video Showing:** The showing is conducted using streaming video technology.
- **Recorded Video Showing:** Any type of home walkthrough that was prerecorded. The video can be shared using a video hosting platform.
- **Virtual Tour Showing:** An agent creates a 360-degree view of a property online using a virtual tour platform.

#### How are virtual showings different than a standard showing?

In terms of the system, the process the showing agent and the listing agent goes through is the same. This appointment type is a new label so that all notifications will clearly state that this is a Virtual Showing rather than a Showing, 2nd Showing, or 3rd Showing.

#### Does the listing agent still have control as to who accesses the home?

Yes – however, once the appointment is confirmed the access details from the listing worksheet will be shared with the Showing Agent.

#### Can the listing agent set a property to only allow virtual showings?

Not yet, but it's currently in development. When this feature is live, listing agents will be able to set a listing to virtual showings only.

#### Why should I use ShowingTime to facilitate a virtual showing?

By using ShowingTime to facilitate virtual showings, listing agents can accept appointments, track all activity on the listing, request feedback and more.

Recorded videos and virtual tours are often used as marketing tools to increase buyer interest and engagement. When leveraged with ShowingTime, listing agents can require a confirmed showing appointment to view these tours, which can be tracked to provide meaningful activity reports for clients. This also allows listing agents to identify legitimate buyers planning to make a purchase.

#### Who is the camera person for a real-time video showing?

This is entirely up to the listing agent, depending on their local situation. For most showings, it is the listing agent or showing agent who acts as the camera person. However, our research has also shown that some listing agents - as a last resort - ask their sellers to be the camera person because neither agent is able to visit the home. In some markets, in-person showings are forbidden due to local shelter-in-place restrictions. In these cases, it is highly recommended that only the agent speaks, with the homeowner acting only as the camera person.