

1. For long lease, the prospective tenant is required to instruct a separate firm of solicitors (other than that acting for the landlord) to act for the prospective tenant in relation to the transaction, such firm will be able to give independent advice to the prospective tenant.
2. For short lease, the prospective tenant is required to instruct a separate firm of solicitors or the solicitor acting for the landlord to act for the prospective tenant in relation to the transaction. If the solicitor also acts for the landlord, he/she may not be able to protect the best interests of the prospective tenant in the event of a conflict of interest.

1. 長期租約的準租戶必須自行委聘律師（該律師不得同時代表業主行事）代表準租戶就相關租賃行事，該律師事務所將能夠向準租戶提供獨立的意見。
2. 短期租約的準租戶可選擇自行委聘律師或委聘同時代表業主的律師代表準租戶就相關租賃行事。該律師若同時代表業主行事，倘發生利益衝突，未必能夠保障準租戶的最大利益。