

## Notice of the Tribunal Decision and Register of Rents under Assured Periodic Tenancies (Section 14 Determination)

Housing Act 1988 Section 14

### Address of Premises

Flat 2, 153 Queens Road, London, SW19 8NS

### The Tribunal members were

Mr Duncan Ian Jagger MRICS

### Landlord

Ann Dowd

### Address

53 Haldon Road, London, SW18 1QF

### Tenant

Mr Ying Gao

1. The rent is: £

870.00

Per

Month

(excluding water rates and council tax but including any amounts in paras 3)

2. The date the decision takes effect is:

26 March 2022

\*3. The amount included for services is:

116.00

Per

Month

\*4. Service charges are variable and are not included

5. Date assured tenancy commenced

26<sup>th</sup> October 2019

6. Length of the term or rental period

6 Months

7. Allocation of liability for repairs

S11 – Landlords & Tenant Act 1985

8. Furniture provided by landlord or superior landlord

Bed, table, chair, bedside table.

9. Description of premises

A Victorian first floor converted flat with three bedrooms, two bathrooms and shared kitchen. The tenancy is for a room in the property with en suite shower room/wc

Chairman

Mr Duncan Ian Jagger

Date of Decision

15<sup>th</sup> June 2022