

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

Housing Act 1988 Section 14

**Address of Premises**35 Lea Hall Green, Birmingham, B20  
2AY**The Tribunal members were**Mr Nicholas Wint FRICS  
Mrs Julie Rossiter**Landlord**

Sigma PRS Invesments Limited

**Address**Stafford Court, 145 Washway Road, Sale, Manchester, M33  
7PE**Tenant**

Aurash Heskes &amp; Jody Van Merode

**1. The rent is:**

£955

Per

Month

**(excluding water rates and council  
tax but including any amounts in  
paras 3)****2. The date the decision takes effect is:**

11 January 2023

**3. The amount included for services is not  
applicable**

Per

**4. Service charges are variable and are not included****5. Date assured tenancy commenced**

11 August 2020

**6. Length of the term or rental period**

Monthly

**7. Allocation of liability for repairs**

Section 11

**8. Furniture provided by landlord or superior landlord**

N/A

**9. Description of premises**Modern mid-terrace house comprising living room, breakfast kitchen, WC with WHB, 3  
bedrooms (2 DB + 1 S), family bathroom and ensuite off master.**Chairman****Nicholas Wint  
FRICS****Date of Decision****3 May 2023**