

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

Housing Act 1988 Section 14

Address of Premises

145 Cromwell Road, Hayes, UB3 2PU

The Tribunal members were

Mr Oliver Dowty MRICS
Mr John Francis QPM

Landlord

Shepherd Bush Housing Association

Address

Shepherds Bush Housing Group, Mulliner House, Flanders Road, Chiswick, London, W4 1NN

Tenant

Minara Bibi

1. The rent is: £

330.00

Per

Week

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

2. The date the decision takes effect is:

3 April 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

7 March 2022

6. Length of the term or rental period

Weekly

7. Allocation of liability for repairs

Tenant responsible for internal decorations and "minor" repairs only. Landlord responsible for all other repairs and external decoration.

8. Furniture provided by landlord or superior landlord

None notified.

9. Description of premises

3 bed, 2 storey externally rendered semi-detached house of presumed brick construction, with garden and shed. The Tribunal was not permitted access to inspect internally.

Chairman

**Mr O Dowty
MRICS**

Date of Decision

8 August 2023