

Notice of the Tribunal Decision

Rent Act 1977 Schedule 11

Address of Premises

44 Cricklewood Broadway, London, NW2
3ET

The Tribunal members were

Mr D Jagger MRICS
Mr O Miller Bsc

Landlord

Yale River Limited c/o Urban Spectrum Property Management

Tenant

Mrs Bridget Doherty

1. The fair rent is

312.00

Per

Week

(excluding water rates and council tax
but including any amounts in paras
3&4)

2. The effective date is

31 July 2023

3. The amount for services is

Per

negligible/not applicable

4. The amount for fuel charges (excluding heating and lighting of common parts) not counting for rent allowance is

0.00

Per

negligible/not applicable

5. The rent is not to be registered as variable.

6. The capping provisions of the Rent Acts (Maximum Fair Rent) Order 1999 do not apply because of 15% exemption.

7. Details (other than rent) where different from Rent Register entry

8. For information only:

(a) The fair rent to be registered is not limited by the Rent Acts (Maximum Fair Rent) Order 1999, because of the 15% exemption as a result of the works carried out by the landlord.

Chairman

Duncan Jagger
MRICS

Date of decision

31 July 2023

