

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

Housing Act 1988 Section 14

Address of Premises

8 Holmstall Avenue, Edgware, HA8 5JG

The Tribunal members were

Ian B Holdsworth FRICS
RICS Registered Valuer 0079475
Mr Alan Ring

Landlord	South London Estates Limited on behalf of Mr Tianhua Chen
Address	113-115 Brownhil Road, London SE6 2HF
Tenant	Mr Tariq Al-Fazli & Ms Faten Mijbas

1. The rent is: £ 1875.00 Per Calendar Month (excluding water rates and council tax but including any amounts in paras 3)

2. The date the decision takes effect is: 17 October 2023

*3. The amount included for services is/is negligible/not applicable N/a Per N/a

*4. Service charges are variable and are not included

5. Date assured tenancy commenced 24/03/2019

6. Length of the term or rental period Monthly

7. Allocation of liability for repairs As per tenancy agreement

8. Furniture provided by landlord or superior landlord

White goods only, all other furniture provided by the tenant.

9. Description of premises

A semi-detached two storey extended house with driveway and garden situated on a interwar built housing estate of similar dwellings. The accommodation comprises: Entrance hall, downstairs toilet, through lounge, dining room, kitchen, 3 bedrooms and bathroom/WC. There are two sheds and a car port.

Chairman

Ian B Holdsworth

Date of Decision

17 October 2023