

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

Housing Act 1988 Section 14

### Address of Premises

18 Carlton Terrace  
Newcastle upon Tyne  
NE2 4PD

### The Tribunal members were

Mr ID Jefferson TD BA BSc FRICS  
Mrs K Usher

Landlord

Jonathan Shepherd and Meryl Shepherd

Address

c/o Mike Rogerson, Estate Agents, 16 Laburnum Terrace,  
Ashington, Northumberland NE63 0XX

Tenant

Joseph Stuart Teasdale and Luke Richard Wiltshire

1. The rent is: £2,400.00 Per Calendar Month (excluding water rates and council tax but including any amounts in paras 3)

2. The date the decision takes effect is: 5 March 2024

3. The amount included for services is not applicable

4. Date assured tenancy commenced 5 January 2023

5. Length of the term or rental period 12 Months

6. Allocation of liability for repairs Standard

7. Furniture provided by landlord or superior landlord

None

8. Description of premises

Mid-terrace house built around 1870, whole terrace substantially refurbished around 10 years ago. Accommodation comprises 2 Reception, Kitchen/open lounge, 6 Bedroom, 6 Bathroom, Utility, boiler room, central heating, rear yard, situated close to the City Centre.

Chairman

Mr I D Jefferson

Date of Decision

18 September 2023