

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

Housing Act 1988 Section 14

**Address of Premises**455 Lynmouth Avenue, Morden, SM4  
4SA**The Tribunal members were**Mr D Jagger MRICS  
Mr A Ring**Landlord**

Edward Steward

**Address**

525 Esplanade, Urangan, Qld, 4655

**Tenant**

Mrs Rita Larcombe

**1. The rent is:£**

1210.00

**Per**Calendar  
Month**(excluding water rates and council  
tax but including any amounts in  
paras 3)****2. The date the decision takes effect is:**19<sup>th</sup> March 2024**\*3. The amount included for services is/is  
negligible/not applicable**

0.00

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

Second Succession

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

Unknown

**7. Allocation of liability for repairs**

In accordance with agreement

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

None

**9. Description of premises**A 1930's-built end of terrace house located in established road. Accommodation comprises:  
three bedrooms, living room, dining room, kitchen, bathroom/wc, rear garden**Chairman****Duncan Jagger  
MRICS****Date of Decision****19<sup>th</sup> March 2024**