

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

Housing Act 1988 Section 14

### Address of Premises

Flat 12 Mackenzie House, School  
Passage, Southall, Middlesex, UB1 3FL

### The Tribunal members were

Ian B Holdsworth FRICS MCI Arb  
Clifford Piarroux JP

### Landlord

Mackenzie (Rub1x) Ltd

### Address

Fleetwood House, 480 Bath Road, Slough, Berkshire, SL1  
6BB

### Tenant

Ms Rukhsana Minhas

1. The rent is: £ 1402.75 Per Month (excluding water rates and council  
tax but including any amounts in  
paras 3)

2. The date the decision takes effect is: 8 August 2024

\*3. The amount included for services is/is negligible/not applicable Not applicable Per Not applicable

5. Date assured tenancy commenced 6 April 2021

6. Length of the term or rental period Monthly

7. Allocation of liability for repairs In accordance with lease covenants

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

1 SOFA 1 BED 1 COFFEE TABLE 2 BEDSIDE CABINETS 1 TV CABINET ONE DINING  
TABLE AND 4 CHAIRS

### 9. Description of premises

A first floor flat in a purpose built block situated in a mixed commercial and residential area. The accommodation comprises: Living/ Dining/ Kitchen, bathroom/Wc, bedroom . the property benefits from communal heating and hot water system.

**Chairman**

**Ian B  
Holdsworth**

**Date of Decision**

**8 August 2024**