

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

Housing Act 1988 Section 14

Address of Premises

29 Winster Avenue, Salford, M7 3TR

The Tribunal members were

Tribunal Judge Catherine Wood
Tribunal Member James Gallagher

Landlord

S&Y Mendelson Property

Address

52 Bury New Road, Prestwich, Manchester, M25 0JU

Tenant

Ms Dawn Whitworth

1. The rent is: £

900.00

Per

Calendar
Month

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

2. The date the decision takes effect is:

01 August 2023

3. The amount included for services is not
applicable

0.00

Per

4. Date assured tenancy commenced

01 July 2021

5. Length of the term or rental period

Monthly

6. Allocation of liability for repairs

As per Tenancy Agreement

7. Furniture provided by landlord or superior landlord

None

8. Description of premises

Double fronted T/H; driveway with parking/small lawned area. Living room; kitchen; 3 beds (2 double, 1 single); wc; bathroom (WHB/B/Sh). Rear garden with shared ginneel access

Chairman

Mrs Catherine
Wood

Date of Decision

12 January 2024