

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

Housing Act 1988 Section 14

Address of Premises

1 Cargo Lane
Bury St. Edmunds
IP32 6FW

The Tribunal members were

Mr Neil Martindale FRICS

Landlord

Sigma PRS Investments Bury St. Edmunds Parcel D Ltd.

Address

Tenant

Lyanne Powell & Caitlin Powell

1. The rent is:£

1350

Per

Calendar
month

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

2. The date the decision takes effect is:

14 March 2025

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

nil

Per

*4. Service charges are variable and are not included

5. Date assured tenancy commenced

14 march 2024

6. Length of the term or rental period

periodic calendar monthly

7. Allocation of liability for repairs

per tenancy

8. Furniture provided by landlord or superior landlord

None

9. Description of premises

2020's small semi-detached house on street and estate of very similar. Very small rear garden, with shed. Hipped double pitched single lap concrete tiled roof – walls brick fair faced. Accom. on 2 levels: first 2 bedrooms, bathroom, ground living room, kitchen. External good condition. (Google Streetview March 2023). Landlord's flooring finishes, curtains/blinds, white goods, double glazing and full central heating.

Chairman

Neil Martindale
FRICS

Date of Decision

7 May 2025