

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

**Housing Act 1988 Section 14**

**Address of Premises**

3a Dean Row Road, Wilmslow, SK9 2PL

**The Tribunal members were**

Tribunal Judge L. F. McLean  
Tribunal Member K. Kasambara

**Landlord**

Mohammed Saiful Islam

**Address**

7 Haysbrook Close, Ashton-under-Lyne, Manchester OL7 9TB

**Tenant**

Aaron Paton

**1. The rent is:** £615 **Per** month **(excluding water rates and council tax but including any amounts in paras 3 & 4)**

**2. The date the decision takes effect is:** 7<sup>th</sup> February 2025

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

**Per**

**4. Date periodic/statutory periodic assured tenancy commenced**

7<sup>th</sup> November 2020

**5. Rental period**

Monthly

**6. Allocation of liability for repairs**

Landlord – s.11 LTA 1985  
Tenant – tenant-like user

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

N/A

**8. Description of premises**

First floor 1 bedroom flat above commercial shop premises

**Chairman**

*L. F. McLean*

**Date of Decision**

8<sup>th</sup> May 2025