

## **Private Residential Tenancies Board**

### **Determination Order**

**Ref: DR205/2006**

In the matter of Martin Hennebry (Applicant Landlord) and Abdul Albaghdadi and Mary Miley (Respondent Tenants) the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines as follows:

1. A valid Notice of Termination was served by the Applicant Landlord on the Respondent Tenants in respect of the tenancy of the dwelling at 25 Ashfield Gardens, Mulhuddart, Dublin 15.
2. The Respondent Tenants and all persons residing in the above dwelling shall vacate the dwelling within 5 days of the date of issue of this Order.
3. The Respondent Tenants shall pay to the Applicant Landlord, within 5 days of the date of issue of this Order, the sum of €1,250 being rent owing for the month of May 2006 and shall pay rent at the rate of €1,250, or such amount as lawfully varied by the Respondent Landlord, per month or part thereof from 27 May 2006 to the date of giving up possession of the above dwelling.

This Order was made by the Private Residential Tenancies Board on 13 September 2006.