

## Private Residential Tenancies Board

### Determination Order

**Ref: DR0815-20303**

In the matter of Ahmed Gadaf, Fadumo Ibrahim [Applicant Tenant(s)] and Audrey Kavanagh [Respondent Landlord] the Private Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

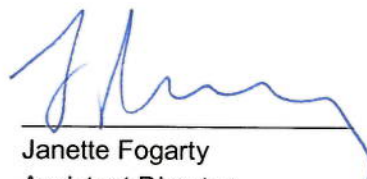
1. The Notice of Termination dated the 23rd July 2015 in respect of the Applicant Tenant's tenancy of the dwelling at 184 Grace Park Road, Drumcondra, Dublin 9 is invalid.
2. The Applicant Tenant shall continue to pay rent at the monthly rate of €1000.00, unless lawfully varied, and any other charges as set out in the terms of the tenancy agreement, for each month or part thereof, until such time as he and anyone else occupying the dwelling vacates the above dwelling.

This Order was made by the Private Residential Tenancies Board on 13 November 2015.



Noel Conroy  
Board Member

Duly authorised to sign on behalf of the Board



Janette Fogarty  
Assistant Director

Duly authorised to sign on behalf of the Board