

Residential Tenancies Board

Determination Order

Ref: DR1216-30776

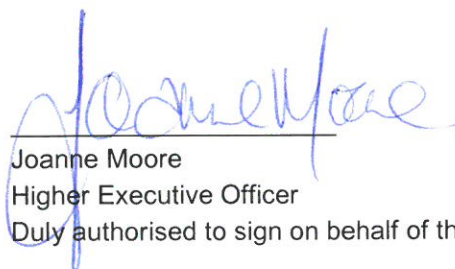
In the matter of Ana Kelly Matos [Applicant Landlord] and Ahmet Antep [Respondent Tenant], the Residential Tenancies Board, in accordance with Section 121 of the Residential Tenancies Act, 2004, determines that:

1. The Notice of Termination served by the Applicant on 8th November 2016 upon the Respondent Tenant in respect of the tenancy of the dwelling at 213 Richmond Road, Fairview, Dublin 3 is valid.
2. The Respondent Tenant shall vacate and give up possession of the above dwelling within 7 days of the date of issue of the Order.
3. The Respondent Tenant shall pay the total sum of €1,507.80 to the Applicant, within 42 days of the date of issue of the Order, being rent arrears of €1,357.80 in addition to damages of €150.00 for failure to pay rent, in respect of the tenancy of the above dwelling.
4. The Respondent Tenant shall also pay any further rent outstanding from 12th January to the Applicant at the rate of €400 per month or proportionate part thereof at the rate of €13.15 per day 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 vacates the above dwelling.
5. The Landlord shall refund the entire of the security deposit of €400 to the Respondent Tenant, upon the Respondent Tenant vacating and giving up vacant possession of the above dwelling, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 17 February 2017.



Tim Ryan
Board Member
Duly authorised to sign on behalf of the Board



Joanne Moore
Higher Executive Officer
Duly authorised to sign on behalf of the Board