

## Residential Tenancies Board

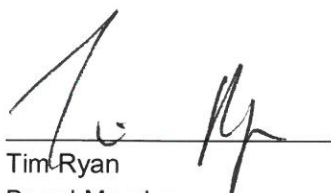
### Determination Order

**Ref: DR0117-31439**

In the matter of Graham Carroll [Applicant Landlord] and Martin Maughan [Respondent Tenant] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination dated the 5th December 2015 concerning the tenancy of the dwelling at 34 Holywell Villas, Swords, Co. Dublin is invalid.
2. The Landlord's claim for overholding is not upheld.

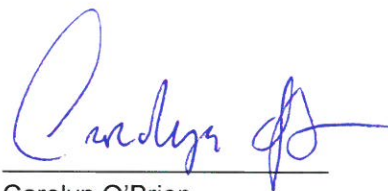
This Order was made by the Residential Tenancies Board on 10 March 2017.



Tim Ryan

Board Member

Duly authorised to sign on behalf of the Board



Carolyn O'Brien

Higher Executive Officer

Duly authorised to sign on behalf of the Board