

Residential Tenancies Board


Determination Order

Ref: DR0218-41188

In the matter of Stephen Arthur Niklas [Applicant Tenant] and Lorna Fahy [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served on 18 January 2018 by the Respondent Landlord on the Applicant Tenant in respect of the tenancy of the dwelling at 5 Sandyford Village, Sandyford, Dublin 18, is valid.
2. The Applicant Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling on 15 April 2018 or within 14 days of the date of issue of this Order whichever is the later.
3. The Applicant Tenant shall continue to pay rent at the rate of €1,500.00 per month or proportionate part thereof at the rate of €49.32 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 or until such time as he vacates the above dwelling.
4. The Landlord shall refund the entire of the security deposit of €1,500.00 to the Applicant Tenant upon the Applicant 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 20 April 2018.



Tim Ryan
Board Member

Duly authorised to sign on behalf of the Board



Claire Diggin
Higher Executive Officer

Duly authorised to sign on behalf of the Board