

Residential Tenancies Board

Determination Order

Ref: DR0419-53814

In the matter of Stacey Reece, James Byrne [Applicant Tenants] and Noel Prendergast [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 by the Respondent Landlord on the 26th of March 2019 on the Applicant Tenants in respect of the tenancy of the dwelling at 3 Sundale Lawn, Tallaght, Dublin 24, D24P6V9 is valid
2. The Applicant Tenants and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling to the Respondent Landlord within 28 days of the date of issue of this Order.
3. The Respondent Landlord shall pay to the Applicant Tenants the sum of €500 within 28 days of the date of issue of this Order being damages for breach of the Landlord's obligation to repair pursuant to section 12(1)(b) of the Act in respect of the aforesaid tenancy.

This Order was made by the Residential Tenancies Board on 23 September 2019.



Claire Diggin

Assistant Director

Duly authorised to sign on behalf of the Director