

Residential Tenancies Board

Determination Order

Ref: DR0518-44332

In the matter of Irish Residential Properties REIT PLC [Applicant Landlord] and Behzad Majeed, Jawad Mubasharbutt [Respondent Tenants] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination served on 23 April 2018 by or on behalf of the Applicant Landlord on the Respondent Tenants in respect of the tenancy of the dwelling at Apartment 69, Coldcut Park, Clondalkin, Dublin 22 is valid.
2. The Respondent Tenants and all persons residing in the above dwelling shall vacate and give up possession of the above Dwelling within 7 days of the date of issue of this Order.
3. The Respondent Tenants shall pay the sum of €959.40 to the Applicant Landlord within 7 days of the date of issue of this Order, being the rent arrears in respect of the tenancy of the above Dwelling as at 19 June 2018.
4. The Respondent Tenants shall continue to pay any further rent outstanding from 20 June 2018, at the rate of €49.97 per day and any other charges as set out in the terms of the tenancy agreement for each month or part thereof, until such time as they vacate the above Dwelling.
5. The Applicant Landlord shall refund the entire of the security deposit of €1,400.00 to the Respondent Tenants on gaining vacant possession of the Dwelling, less any amounts property withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 11 September 2018.



Claire Diggin
Higher Executive Officer
Duly authorised to sign on behalf of the Director