

## **Residential Tenancies Board**

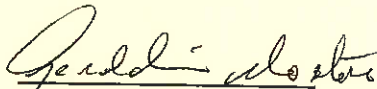
### **Determination Order**

**Ref: DR0523-85115**

In the matter of Rathdrinagh Land Ltd [Applicant Landlord] and Sarah Lafferty [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 on 7th October 2022 by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at Apartment 2, 14 Pembroke Street Lower, Dublin 2, D02W577 is valid.
2. The Respondent Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within twenty-eight days of the date of issue of this Determination Order.
3. The Applicant Landlord shall refund the entire of the security deposit of €800.00 to the Respondent Tenant, upon the Respondent Tenant vacating and giving up 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 08 November 2023.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director