

Residential Tenancies Board

Determination Order

Ref: DR0818-47504

In the matter of Peter Kearns [Applicant Landlord] and Abid Butt [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 20th March 2018 served on the 16th March 2018 by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at 42 Liffey Avenue, Liffey Valley Park, Lucan, Co. Dublin is valid.
2. The Notice of Termination dated the 9th July 2018 served on the 5th July 2018 by the Applicant Landlord on the Respondent Tenant in respect of the tenancy of the dwelling at 42 Liffey Avenue, Liffey Valley Park, Lucan, Co. Dublin is valid.
3. The Respondent Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 14 days of the date of issue of this Order.
4. The Applicant Landlord shall refund the entire of the security deposit of €1100 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 16 January 2019.



Gary Byrne

Higher Executive Officer

Duly authorised to sign on behalf of the Director