

Residential Tenancies Board

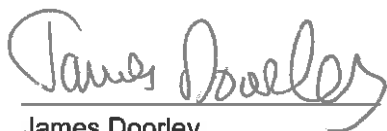
Determination Order

Ref: TR0318-002881/DR0118-40714

In the matter of Brian Murphy, Samantha Cushe [Appellant Tenant(s)] and Bellerin 2 Limited [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination as served 28 November 2017 on the Appellant Tenants in respect of the tenancy of the dwelling at Unit 3, Ogenty, Gowran, Co. Kilkenny is valid.
2. The Appellant Tenants and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling within 28 days of the date of issue of the Determination Order, by the Board.
3. The Appellant Tenants shall also pay any further rent outstanding from 6 June 2018, being the date of the Tribunal hearing, at the rate of €450.00 per month or proportional part thereof at the rate of €14.79 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, until such time as the Appellant Tenants vacate the above dwelling.
4. The Respondent Landlord shall refund the entire of the security deposit of €450.00 to the Appellant Tenants, upon the Appellant Tenants 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 10 July 2018.



James Doorley
Board Member

Duly authorised to sign on behalf of the Board



Carolyn O'Brien
Higher Executive Officer

Duly authorised to sign on behalf of the Board