

Residential Tenancies Board

Determination Order

Ref: TR0324-007277/DR0923-88531

In the matter of Brenda Butler [Appellant Tenant] and Sinéad O'Reilly. [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 on 5th of December 2022 by the Respondent Landlord on the Appellant Tenant in respect of the tenancy of the Dwelling at 133 Clandonagh Road, Donnellycarney, Dublin 5, D05AD72, Ireland is valid.
2. The Appellant Tenant 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 this Determination Order.
3. The Appellant Tenant shall also pay any further rent outstanding from 1st May 2024 at the rate of €1,600 per month or proportional part thereof at the rate of €52.60 per day, until such time as she vacates the above dwelling.
4. The Respondent Landlord shall refund security deposit of €1,600, upon gaining vacant possession, less any amounts properly withheld in accordance with the provisions of the Act.

This Order was made by the Residential Tenancies Board on 12 June 2024.



Emilia Zagrean
Higher Executive Officer
Duly authorised to sign on behalf of the Director