

Residential Tenancies Board

Determination Order

Ref: DR0519-54423

In the matter of Michael O'Shea [Applicant Tenant] and Francis Ryan [Respondent Landlord] the Residential Tenancies Board, in accordance with section 121 of the Residential Tenancies Act 2004, determines that:

1. The Notice of Termination with a service date 25th April 2019 and served by the Respondent Landlord upon the Applicant Tenant in respect of the tenancy of the dwelling at 25 Landsdowne Village, Sandymount, Dublin 4 is valid.
2. The Applicant Tenant and all persons residing in the above dwelling shall vacate and give up possession of the above dwelling on or before 15th August 2019 or within 7 days of the date of issue of this Order, whichever is the later.
3. The Respondent Landlord shall refund the entire of the security deposit of €1,500 to the Applicant Tenant, upon the Applicant Tenant 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 22 November 2019.



Geraldine Norton

Higher Executive Officer

Duly authorised to sign on behalf of the Director