

**Notice of the Tribunal Decision and Register of Rents under Assured Periodic Tenancies (Section 14 Determination)**

Housing Act 1988 Section 14

**Address of Premises**

57 Scribes Lane,  
Birmingham,  
West Midlands,  
B28 0PP

**The Tribunal members were**

Mr Nicholas Wint FRICS  
Mr Javed Arain

**Landlord**

A Sattar

**Address**

1 Barton Lodge Road, Birmingham, West Midlands, B28 0RW

**Tenant**

Shabnum Hanif

**1. The rent is:**

£950.00

**Per**

Calendar  
Month

**(excluding water rates and council tax but including any amounts in paras 3)**

**2. The date the decision takes effect is:**

17 December 2020

**3. The amount included for services is not applicable**

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**Per**

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**4. ~~Service charges are variable and are not included~~**

**5. Date assured tenancy commenced**

17 January 2018

**6. Length of the term or rental period**

Monthly

**7. Allocation of liability for repairs**

S11 LTA 1985

**8. Furniture provided by landlord or superior landlord**

Not applicable - none

**9. Description of premises**

Two storey semi-detached house comprising living room, kitchen & three bedrooms.  
External garage, front & rear garden

**Chairman**

**Mr Nicholas Wint  
FRICS**

**Date of Decision**

**12 March 2021**