

664

Case Ref. BIR/00CN/OAF/2008/0531

**MIDLAND RENT ASSESSMENT PANEL**

**DETERMINATION OF THE LEASEHOLD VALUATION TRIBUNAL**

**Leasehold Reform Act 1967**

**On an application under Section 21(1)(a) to determine the price payable for the Freehold interest and Section 21(1)(ba) to determine the landlords' costs under Section 9(4)**

**6 CORINNE CLOSE, BIRMINGHAM, WEST MIDLANDS, B45 8EJ**

Applicant	Mr Simon Peter Kinchin (Tenant)
Respondents	Peter Anthony Ledwith and Karyl Patrice Evans (Landlords)
Date of Notice	10th April 2008
Date of Application to Tribunal	15th October 2008
Heard at	The Panel Office
On	3rd December 2008

Members of the Leasehold Valuation Tribunal:

Mr I.D. Humphries  
Mr W. Hatcher  
Mrs C. Smith

Date of Tribunal Determination:

Determination:	Freehold Premium	£4,250 (Four Thousand Two Hundred and Fifty Pounds)
	Legal Fee	£450.00 plus disbursements and VAT if applicable
	Valuation Fee	£450.00 plus VAT if applicable

## **1 Introduction**

- 1.1 This is an application by Mr S.P. Kinchin who owns the long leasehold interest in property at 6 Corinne Close, Birmingham, B45 8EJ to the Leasehold Valuation Tribunal to determine the price payable for the Freehold interest and the landlords' costs in accordance with sections 21(1)(a) and 21(1)(ba) of the Leasehold Reform Act 1967.
- 1.2 The case was due to be heard by the Tribunal on 3rd December 2008.
- 1.3 By letter dated 2nd December 2008 received by the Tribunal on 3rd December 2008, the parties' agents A.W. Brunt FRICS of Messrs Anthony Brunt & Co., Valuers, Birmingham for the Lessee and R. Bakewell FRICS of Messrs Acres, Surveyors, Tamworth for the Lessors, jointly advised that they had agreed the following terms:

Freehold Premium	£4,250 (Four Thousand Two Hundred and Fifty Pounds)
Legal Fee	£450.00 plus disbursements and VAT if applicable
Valuation Fee	£450.00 plus VAT if applicable

## **2 Determination**

- 2.1 There being no other items outstanding, the Tribunal determine the cost of the Freehold and fees in accordance with the parties' prior agreement.



I.D. Humphries B.Sc.(Est.Man.) FRICS  
Chairman

Dated: **10 FEB 2009**