

Rent tribunal decisions in Newcastle upon Tyne

Generated 15 Oct 2026. All decisions in Newcastle upon Tyne.

Online version, with every decision: <https://rentrisecheck.uk/area/newcastle-upon-tyne?period=all&x=1>

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What the tribunal decided

19 decisions in this search (16 set a rent). In 4, the landlord's proposed rent can be compared with the rent the tribunal decided; the figures below come from those, and n is the number of decisions behind each figure.

All decisions	
Set below the landlord's figure	too few (4 of 4)
Same as the landlord's figure	too few (0 of 4)
Above the landlord's figure	too few (0 of 4)
Typical cut, where the rent was set lower	too few (n=4)
Typical increase the landlord proposed	too few (n=4)
Typical increase the tribunal decided	too few (n=4)

There are no new-rules decisions in this area yet (notices dated on or after 1 May 2026).

"Typical" is the median. n is the number of decisions each figure comes from. Figures from fewer than 5 decisions are shown as "too few".

Only 4 decisions to compare: too few to show a pattern.

Old rules: landlord's notice before 1 May 2026, when the tribunal could set the rent higher than the landlord asked. **New rules:** notice on or after 1 May 2026; the tribunal can only confirm the landlord's figure or set a lower one.

Left out of these figures: housing association and affordable rents, rooms in shared houses, rents including bills, register entries (only the decided rent is published), and decisions whose figures haven't been checked.

Past decisions are not a prediction. Each tribunal decides on the evidence in front of it.

The decisions

Most recent first. Rents per calendar month as the tribunal recorded them (weekly rents x 52 / 12). Decisions where the tribunal set no rent, whose figures haven't been checked, or that were published as scanned images are not listed; they are in the online version.

Address, and case ref linked to GOV.UK	Type	Rent before	Landlord proposed	Tribunal decided	Decided
50 Bowden Close, Newcastle upon Tyne, NE13 9GB [old rules] GOV.UK: MAN/00CJ/MNR/2026/0312	house, 3 bed	£1,000	£1,150	£1,100	29 Jun 2026
13 Bilbrough Gardens Scotswood Newcastle upon Tyne NE4 8YA [old rules] GOV.UK: MAN/00CJ/MNR/2025/1081	flat, 2 bed	£600	£750	£640	20 Feb 2026
Reasons - 18 Carlton Terrace Newcastle upon Tyne NE2 4PD [old rules] GOV.UK: MAN/00CJ/MNR/2023/0263	house, 6 bed	£2,250	£2,500	£2,400	18 Sep 2023
Reasons - 7A Tankerville Place, Jesmond Newcastle upon Tyne NE2 3AT [old rules] GOV.UK: MAN/00CJ/MNR/2023/0186	flat, 1 bed	£650	£850	£695	18 Jul 2023

Less comparable decisions

Housing association or affordable rents, rooms in shared houses, rents that include bills, and register entries (where only the decided rent is published). Listed for completeness; they are not in the figures above.

Address, and case ref linked to GOV.UK	Type	Rent before	Landlord proposed	Tribunal decided	Decided
Room 1, 27 Honister Avenue High West Jesmond Newcastle upon Tyne NE2 3PA [old rules] [room in shared house] [bills included] GOV.UK: MAN/00CJ/MNR/2025/0973	room	£550	£600	£600.47	12 Jan 2026

Address, and case ref linked to GOV.UK	Type	Rent before	Landlord proposed	Tribunal decided	Decided
67 Shipley Avenue, Fenham, Newcastle upon Tyne NE4 9QY [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2025/0757	house, 3 bed			£950	2 Jun 2025
Flat 59 Avison Court, Avison Street, Newcastle upon Tyne NE4 5JG [old rules] [housing association / affordable rent] [register entry only] GOV.UK: MAN/00CJ/MNR/2025/0717	flat, 2 bed			£328.34	29 May 2025
13 Linthorpe Road, Gosforth, Newcastle upon Tyne, NE3 5JU ; [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2024/0068	flat, 2 bed			£498.33	2 May 2025
30 Station Road, Walker, Newcastle upon Tyne NE6 3UQ [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2024/0735	house, 3 bed			£920	31 Mar 2025
34 Kirkley Lodge, Park Avenue, Gosforth, Newcastle upon Tyne NE3 2NS [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2025/0667	flat, 2 bed			£580	31 Mar 2025
87 Angerton Gardens, Fenham, Newcastle upon Tyne, NE5 2JA [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2024/0182	flat, 2 bed			£550	16 Sep 2024
6 Pine Avenue, Dinnington, Newcastle upon Tyne NE13 7JU [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2023/0127	house, 2 bed			£775	18 Jul 2023
75 Hampstead Road, Benwell, Newcastle upon Tyne, NE4 8AD [old rules] [register entry only] GOV.UK: MAN/00CJ/MNR/2022/0098	house, 3 bed			£736.67	7 Nov 2022
Room 5, 64 Brighton Grove, Newcastle upon Tyne, NE4 5NS [old rules] [room in shared house] [register entry only] GOV.UK: MAN/00CJ/MNR/2022/0099	room			£320	1 Sep 2022

Showing the 10 most recent of 12. 2 more, and the rest of this search, are in the full list online:
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