

# Rent repayment orders near HP11 1BN

Generated 18 Oct 2026. Decisions in Buckinghamshire, the local authority for HP11 1BN (fewer than 10 decisions with a checked amount within 10 km).

Online version, with every decision: <https://rentrisecheck.uk/rro/search?postcode=HP11+1BN>

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## What the tribunal ordered

11 decisions in this search (6 ended in a rent repayment order). In 6 the amount ordered has been checked; the figures below come from those, and n is the number of decisions behind each figure. Amounts are the total ordered in a decision, across all its applicants; "per applicant" divides by the number of applicants.

|                                                       | All                                  | Before 5 Sep 2022                    | Since 5 Sep 2022 |
|-------------------------------------------------------|--------------------------------------|--------------------------------------|------------------|
| Ended in a rent repayment order                       | 60% (6 of 10)                        | 83% (5 of 6)                         | too few (1 of 4) |
| Typical amount ordered, per applicant                 | £2,376 (n=6)                         | £2,376 (n=5)                         | too few (n=1)    |
| Typical amount ordered, per decision                  | £7,127 (n=6, typically 3 applicants) | £7,127 (n=5, typically 3 applicants) | too few (n=1)    |
| Typical share of the maximum the tribunal could award | too few (n=2)                        | too few (n=1)                        | too few (n=1)    |

No decision here yet concerns an offence on or after 1 May 2026, when the maximum rose to 24 months' rent. Every figure is under the old rules, where the maximum was 12 months' rent.

"Per applicant" divides what the tribunal ordered in a decision by the number of applicants in it; "per decision" is the total ordered across all of them, as the decision states it.

"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".

The Upper Tribunal set out how the amount is fixed in *Acheampong v Roman* on 5 September 2022.

**Only 6 decisions with a checked amount: too few to show a pattern.**

The tribunal can only make an order if it is sure, beyond reasonable doubt, that the landlord committed the offence. **Old rules:** offence before 1 May 2026, maximum 12 months' rent. **New rules:** offence on or after 1 May 2026, maximum 24 months' rent.

**Past decisions are not a prediction. The tribunal decides each case on its facts, including the landlord's and tenant's conduct.**

## Decisions that ended in an order

Most recent first. Rent per calendar month, the maximum the tribunal could award (the rent for the period, less any benefits), the amount ordered and its share of that maximum, as the decision states them. A blank maximum means the decision never states it as one figure, or it hasn't been checked.

| Address, and case ref linked to GOV.UK                                                                                                                                                              | Offence                              | Landlord   | Rent pcm | Maximum | Per applicant    | Ordered, total | Applicants | Share | Decided     | km   |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------|------------|----------|---------|------------------|----------------|------------|-------|-------------|------|
| 87 Orchehill Avenue, Gerrards Cross, Buckinghamshire, SL9 8QL<br>[old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/00MX/HMK/2025/0613">CAM/00MX/HMK/2025/0613</a>    | Unlicensed HMO                       | individual | £710     | £8,520  | <b>£3,471.50</b> | £3,471.50      | 1          | 41%   | 16 Dec 2025 | 12.5 |
| Ground Floor flat, 81 London Road, High Wycombe, Bucks, HP11 1BN<br>[old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/11UF/HMC/2020/0001">CAM/11UF/HMC/2020/0001</a> | Improvement notice not complied with | individual |          | £5,250  | <b>£1,837.50</b> | £3,675         | 2          | 70%   | 12 Oct 2020 | 0.0  |
| 1 Sabina Close, High Wycombe Bucks HP12 3HF [old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/11UF/HMF/2020/0004">CAM/11UF/HMF/2020/0004</a>                         | Unlicensed HMO                       | individual |          |         | <b>£2,375.67</b> | £7,127         | 3          |       | 30 Jul 2020 | 2.3  |
| 1 Sabina Close High Wycombe Bucks HP12 3HF [old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/11UF/HMF/2019/0016">CAM/11UF/HMF/2019/0016</a>                          | Unlicensed HMO                       | individual |          |         | <b>£2,375.67</b> | £7,127         | 3          |       | 30 Jul 2020 | 2.3  |
| Room 4, 1 Sabina Close High Wycombe Bucks HP12 3HF [old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/11UF/HMF/2020/0003">CAM/11UF/HMF/2020/0003</a>                  | Unlicensed HMO                       | individual |          |         | <b>£2,375.67</b> | £7,127         | 3          |       | 30 Jul 2020 | 2.3  |
| 82 Kings Mill Way, Denham, Uxbridge, UB9 4BT P [old rules]<br>GOV.UK: <a href="https://www.gov.uk/search/publications?query=CAM/11UE/HMF/2020/0002">CAM/11UE/HMF/2020/0002</a>                      | Unlicensed HMO                       | individual |          |         | <b>£5,856.72</b> | £29,283.60     | 5          |       | 16 Jul 2020 | 19.4 |

## Other decisions in this search

Applications that were dismissed, withdrawn, struck out or out of time, and orders whose amount hasn't been checked yet. They are not in the figures above.

| Address, and case ref linked to GOV.UK                                                                                                           | Offence                        | Landlord                   | Rent pcm | Outcome      | Applica<br>nts | Decided        | km   |
|--------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|----------------------------|----------|--------------|----------------|----------------|------|
| 4 Howards Wood Drive, Gerrard Cross,<br>SL9 7HN , 0007 & 0008 [period not stated]<br>GOV.UK: <a href="#">CAM/00MX/HMB/2025/0004</a>              | Harassment                     | individual                 | £2,200   | Dismissed    | 3              | 22 Jun<br>2026 | 13.9 |
| 46 Curlew, Aylesbury, HP19 0WG [old<br>rules]<br>GOV.UK: <a href="#">CAM/11UB/HMH/2023/0001</a>                                                  | Violence for<br>securing entry | company                    |          | Other ruling | 1              | 23 Oct<br>2023 | 23.2 |
| 11 Ellsworth Road, High Wycombe,<br>Buckinghamshire HP11 2TU [old rules]<br>GOV.UK: <a href="#">CAM/11UF/HUF/2021/0017</a>                       | Harassment                     | individual                 | £350     | Dismissed    | 1              | 21 Aug<br>2023 | 2.0  |
| The Old Chapel, 35B Church Street, Great<br>Missenden, Buckinghamshire HP16 0AZ<br>[old rules]<br>GOV.UK: <a href="#">CAM/11UC/HMB/2022/0002</a> | Illegal eviction               | company and<br>individuals | £1,750   | Dismissed    | 2              | 30 Nov<br>2022 | 8.8  |
| Room 1, Flat C, 748, London Road, High<br>Wycombe, Buckinghamshire HP11 1HQ<br>[old rules]<br>GOV.UK: <a href="#">CAM/111UF/HMB/2021/0003</a>    | Illegal eviction               | company and<br>individuals | £690     | Dismissed    | 1              | 18 Jan<br>2022 | 2.4  |