Rent repayment orders near NW10 5TG

Generated 19 Oct 2026. Decisions within 2 km of NW10 5TG. The search starts at 2 km and widens (5 km, 10 km, then the local authority) until at least 10 decisions have a checked amount.

Online version, with every decision: https://rentrisecheck.uk/rro/search?postcode=NW10+5TG

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What the tribunal ordered

21 decisions in this search (18 ended in a rent repayment order). In 17 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	86% (18 of 21)	100% (9 of 9)	75% (9 of 12)
Typical amount ordered, per applicant	£3,904 (n=17)	£5,159 (n=8)	£3,676 (n=9)
Typical amount ordered, per decision	£6,110 (n=17, typically 1 applicant)	£9,375 (n=8, typically 2 applicants)	£4,076 (n=9, typically 1 applicant)
Typical share of the maximum the tribunal could award	65% (n=10)	too few (n=3)	60% (n=7)

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.

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
288 Chevening Road Kilburn NW6 6DD [old rules] GOV.UK: LON/00AE/HMF/2024/0164	Unlicensed house (selective licensing)	individual	£950	£5,823.30	**£4,076.31**	£4,076.31	1	70%	23 Jan 2025	0.3
Flat 3, 76 Brondesbury Road, London, NW6 6RX [old rules] GOV.UK: LON/00AE/HMF/2023/0285	Unlicensed house (selective licensing)	individual		£17,220	**£1,291.50**	£2,583	2	15%	29 Apr 2024	1.5
266 Ashmore Road, London, W9 3DD [old rules] GOV.UK: LON/00BK/HMF/2023/0106	Unlicensed HMO	company and individuals	£2,145	£25,740	**£7,722**	£15,444	2	60%	13 Mar 2024	1.3
36 Doyle Gardens, London NW10 3DA [old rules] GOV.UK: LON/00AE/HMF/2023/0019	Unlicensed HMO	company and individuals		£35,400	**£3,540**	£14,160	4	40%	13 Dec 2023	0.5
6A Odessa Road, London NW10 5YH [old rules] GOV.UK: LON/00AE/HMF/2023/0163	Unlicensed HMO	individual	£2,275	£11,830	**£3,353.33**	£10,060	3	85%	27 Nov 2023	1.0
59a, Chamberlayne Road, London, NW10 3ND [old rules] GOV.UK: LON/00AE/HMF/2023/0025	Unlicensed HMO	company and individuals			**£3,675.97**	£3,675.97	1		6 Oct 2023	0.3
22 Portgate Close, London W9 3DL [old rules] GOV.UK: LON/00BK/HMF/2021/0298	Unlicensed HMO	company and individuals	£477	£1,431	**£1,431**	£1,431	1	100%	4 Aug 2023	1.6

Address, and case ref linked to GOV.UK	Offence	Landlord	Rent pcm	Maximum	Per applicant	Ordered, total	Applicants	Share	Decided	km
14 Bassett Road London W10 6JJ [old rules] GOV.UK: LON/00AW/HMF/2022/0070	Unlicensed HMO	individual			**£3,750**	£3,750	1		11 Apr 2023	1.7
2 Gorefield Place, Kilburn Park, London, NW6 5FG [old rules] GOV.UK: LON/00AE/HMF/2022/0145	Unlicensed house (selective licensing)	individual		£12,220.08	**£6,110**	£6,110	1	50%	31 Jan 2023	1.9
49c St. Pauls Avenue, London, NW2 5SY & [old rules] GOV.UK: LON/00AE/HMF/2021/0051	Unlicensed HMO	individual			**£7,474**	£14,948	2		7 Feb 2022	1.8
29a Christchurch Avenue, London, NW6 7QP [old rules] GOV.UK: LON/00AE/HMF/2020/0252	Unlicensed HMO	individual	£2,058.33		**£3,904.25**	£11,712.75	3		6 Jul 2021	1.7
25 Cornwall Gardens, London NW10 2QX [old rules] GOV.UK: LON/00AE/HMF/2020/0174	Unlicensed HMO	individual	£850		**£5,400**	£10,800	2		1 Jun 2021	1.5
16 Cornwall Gardens, London, NW10 2QX [old rules] GOV.UK: LON/00AE/HMF/2020/0097	Unlicensed HMO	individual	£900	£10,800	**£5,400**	£10,800	2	100%	29 Mar 2021	1.5
182 Purves Road, Brent, London NW10 5TG [old rules] GOV.UK: LON/00AE/HMK/2020/0011	Unlicensed HMO	individual		£7,950	**£7,950**	£7,950	1	100%	26 Jan 2021	0.0
143B Harvist Road, London NW6 6HB [old rules] GOV.UK: LON/00AE/HMG/2020/0029	Unlicensed house (selective licensing)	individual	£810.31		**£4,917.08**	£4,917.08	1		16 Jul 2020	0.7
Flat C, 302 Kilburn High Road, London NW6 2DB [old rules] GOV.UK: LON/00AG/HMK/2019/0045	Unlicensed HMO	individual	£722.14	£8,665.71	**£2,166.43**	£2,166.43	1	25%	2 Aug 2019	1.9
76 Whitmore Gardens, London NW10 5HJ [old rules] GOV.UK: LON/00AE/HMF/2018/0011	Unlicensed HMO	individual	£800		**£250**	£250	1		10 Dec 2018	0.2

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	Applicants	Decided	km
Flat 5, 56 Christchurch Avenue, London, NW6 7BH [old rules] GOV.UK: LON/00AE/HMF/2025/0616	Unlicensed house (selective licensing)	individual	£1,702.75	Dismissed	1	24 Jun 2025	1.3
35B Okehampton Road, London, NW10 3EE [old rules] GOV.UK: LON/00AE/HMF/2022/0076	Unlicensed house (selective licensing)	company and individuals		Dismissed	2	18 Oct 2022	0.5
81 Marne Street, Westminster, London W10 4JF [old rules] GOV.UK: LON/00BK/HMF/2022/0016	Unlicensed HMO	individual		Dismissed	2	15 Sep 2022	0.9
1 Edenham Way, W10 5XA [old rules] [figures not yet checked] GOV.UK: LON/00AE/HMK/2017/0017	Unlicensed HMO	company Bewel Property Ltd		Order made	8	10 May 2018	1.8

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This is information, not legal advice. For advice about your situation, contact Shelter (0808 800 4444) or a local renters' union.