

Rent repayment orders near SW16 5RG

Generated 18 Oct 2026. Decisions within 5 km of SW16 5RG. 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=SW16+5RG>

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What the tribunal ordered

42 decisions in this search (31 ended in a rent repayment order). In 29 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	74% (31 of 42)	69% (18 of 26)	81% (13 of 16)
Typical amount ordered, per applicant	£3,606 (n=28)	£3,502 (n=16)	£3,660 (n=12)
Typical amount ordered, per decision	£6,174 (n=29, typically 2 applicants)	£4,430 (n=17, typically 1 applicant)	£11,142 (n=12, typically 3 applicants)
Typical share of the maximum the tribunal could award	75% (n=15)	99% (n=9)	70% (n=6)

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
44 Aberfoyle Road, London, SW16 5AA [old rules] GOV.UK: LON/00AY/HMF/2025/0743	Unlicensed HMO	individual			£6,688	£13,376	2		16 Dec 2025	1.3
285 Lyham Road London SW2 5NS [old rules] GOV.UK: LON/00AY/HMF/2025/0715	Unlicensed HMO	individual	£2,140	£22,629	£1,133.33	£3,400	3	15%	25 Nov 2025	4.5
2D Kinfauns Road, London, SW2 3JL [old rules] GOV.UK: LON/00AY/HMF/2025/0636	Unlicensed HMO	individual	£2,060	£24,720	£3,708	£14,832	4	60%	14 Aug 2025	3.3
Flat 2, 74 Leander Road SW2 2LJ [old rules] GOV.UK: LON/00AY/HMF/2022/0128	Unlicensed HMO	individual		£14,446.03	£3,611.33	£10,834	3	75%	14 Feb 2025	4.7
2 Hearnville Road, Wandsworth, London, SW12 8RR [old rules] GOV.UK: LON/00BJ/HMF/2024/0157	Unlicensed HMO	individual		£30,108.91	£5,269.06	£21,076.24	4	70%	10 Jan 2025	4.5
241 Croydon Road, Wallington, SM6 7LR [old rules] GOV.UK: LON/00BF/HMF/2024/0013	Unlicensed HMO	individual		£6,960	£4,872	£4,872	1	70%	2 Jul 2024	4.7
62 Elmfield Road, Balham, London SW17 8AN [old rules] GOV.UK: LON/00BJ/HMF/2023/0139	Unlicensed HMO	individual	£750		£5,000	£5,000	1		27 Feb 2024	4.0

Address, and case ref linked to GOV.UK	Offence	Landlord	Rent pcm	Maximum	Per applicant	Ordered, total	Applicants	Share	Decided	km
14 Amesbury Avenue, London SW2 3AA [old rules] GOV.UK: LON/00AY/HMG/2023/0009	Unlicensed HMO	individual	£800		£524.02	£524.02	1		26 Oct 2023	3.2
The Pyekle, Holderness Road, London SW17 7RG [old rules] GOV.UK: LON/00BJ/HMF/2021/0085	Unlicensed HMO	individual			£2,516.42	£7,549.25	3		6 Oct 2023	3.9
Flat 1, 53 Streatham Hill, London SW2 4TS [old rules] GOV.UK: LON/00AY/HMF/2022/0291	Unlicensed HMO	individual	£2,550		£2,862.64	£11,450.54	4		20 Jul 2023	3.4
45A Longley Road, London, SW179LA [old rules] GOV.UK: LON/00BJ/HMF/2022/0148	Unlicensed HMO	individual	£2,375	£28,500	£4,560	£22,800	5	80%	19 Apr 2023	3.5
48 Hopton Road, London, SW16 2EN [old rules] GOV.UK: LON/00AY/HMF/2022/0089	Unlicensed HMO	individual			£2,050	£12,300	6		21 Feb 2023	1.7
Room 2, 234 Gipsy Road, London SE27 9RB [old rules] GOV.UK: LON/00AY/HMG/2021/0012	Unlicensed HMO	individual	£750	£5,720.75	£715.10	£1,430.19	2	25%	27 May 2022	3.2
4 Woodgate Drive, London, SW16 5YP [old rules] GOV.UK: LON/00AY/HMB/2021/0005	Harassment	individual	£675	£4,005	£3,404	£3,404	1	85%	26 Nov 2021	1.0
28 Hainthorpe Road, London, SE27 0PH [old rules] GOV.UK: LON/00AY/HMF/2020/0250	Unlicensed HMO	individual			£2,057.96	£6,173.89	3		3 Nov 2021	2.7
22 Fircroft Road, London, SW17 7PS [old rules] GOV.UK: LON/00BJ/HMF/2020/0235	Unlicensed HMO	individual	£585	£7,020	£7,020	£7,020	1	100%	2 Aug 2021	3.9
63 Darcy Street, London SW16 4TZ [old rules] GOV.UK: LON/00AH/HMF/2020/0258	Unlicensed house (selective licensing)	company and individuals	£400		£1,832.25	£1,832.25	1		12 Jul 2021	0.6
67 Beverstone Road, Thornton Heath, Surrey, CR7 7LX [old rules] GOV.UK: LON/00AH/HMF/2020/0221	Unlicensed HMO	individual	£600	£7,200	£3,600	£7,200	2	100%	8 Jun 2021	1.7
299 Southcroft Road, London, SW16 6QT [old rules] GOV.UK: LON/00BJ/HMF/2020/0123	Unlicensed HMO	individual	£2,500	£21,254.63	£4,194.17	£20,970.86	5	99%	26 Apr 2021	2.1
37 Longmead Road, London SW17 8PN [old rules] GOV.UK: LON/00BJ/HMB/2020/0002	Unlicensed HMO	individual			£5,625	£11,250	2		8 Apr 2021	3.5
58 Selkirk Road, London SW17 0ES [old rules] GOV.UK: LON/00BJ/HMF/2020/0150	Unlicensed HMO	individual	£470		£2,395	£2,395	1		29 Mar 2021	3.8
58 Selkirk Road, London, SW17 0ES [old rules] GOV.UK: LON/00BJ/HMF/2020/0093	Unlicensed HMO	company Nest Estates Limited			£3,125	£3,125	1		19 Mar 2021	3.8
49 West Street, Croydon, Surrey CR0 1DJ [old rules] GOV.UK: LON/00AH/HMF/2020/0016	Unlicensed house (selective licensing)	company and individuals		£9,125.48	£1,368.82	£2,737.64	2	30%	4 Dec 2020	4.9
58 Selkirk Road, London SW17 0ES [old rules] GOV.UK: LON/00BJ/HMF/2020/0031	Unlicensed HMO	company and individuals Nest Estates Limited		£4,360.16	£4,360.16	£4,360.16	1	100%	9 Nov 2020	3.8
85 South Norwood Hill, London SE25 6BY [old rules] GOV.UK: LON/00AH/HMF/2019/0023	Unlicensed HMO	individual			£4,924.22	£24,621.12	5		15 Oct 2019	3.1
2 Oakhill Road, London SW16 5RG [old rules] GOV.UK: LON/00AH/HMB/2019/0002	Illegal eviction	individual	£320.17	£3,842	£2,281.50	£2,281.50	1	59%	14 Oct 2019	0.0

Address, and case ref linked to GOV.UK	Offence	Landlord	Rent pcm	Maximum	Per applicant	Ordered, total	Applicants	Share	Decided	km
179 Norbury Crescent, Streatham, London SW16 4JX [old rules] GOV.UK: LON/00AH/HMF/2019/0014	Unlicensed HMO	individual	£450	£5,400	£5,400	£5,400	1	100%	10 Jul 2019	0.8
Flat 6, 228 Bensham Lane, Thornton Heath, Surrey, CR7 7EP [old rules] GOV.UK: LON/00AH/HMF/2018/0024	Unlicensed house (selective licensing)	company ABC Business Centres Limited			£4,430	£4,430	1		23 Jan 2019	2.3
958 Thornton Road, Thornton Heath, Surrey, CR7 7PG [old rules] [council application] GOV.UK: LON/00AH/HMA/2013/0005	Unlicensed HMO	individual				£6,287.50	council		6 Aug 2013	1.3

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
Room 7, 2nd Floor, 12A Deer Park Road, London, SW19 3TL [old rules] GOV.UK: LON/00BA/HMB/2024/0602	Harassment	company Quantum Securities Limited		Dismissed	1	27 Oct 2025	4.4
154 Trevelyan Road, Tooting, London SW17 9LW & [old rules] [figures not yet checked] GOV.UK: LON/00BJ/HMF/2024/0640	Unlicensed HMO	company ASM Capital Ltd		Order made	5	27 Jun 2025	3.2
32A Covert Road SW17 0QL [old rules] GOV.UK: LON/00BJ/HMF/2021/0207	Harassment	company	£1,750	Dismissed	1	24 Feb 2025	3.7
129b Seely Road London SW17 9QX : LON-00BJ-HMF-2023-0221 [old rules] GOV.UK: view decision	Harassment	individual		Dismissed	1	2 Feb 2024	2.4
2C Mountbatten Close, London SE19 1AP [old rules] GOV.UK: LON/00AY/HMF/2022/0012	Unlicensed HMO	company Maurice Laurent Limited		Dismissed	1	6 Jul 2022	3.1
153 Downton Avenue, Streatham Hill, SW2 [old rules] GOV.UK: LON/00AY/HMF/2020/0088	Unlicensed HMO	individual	£3,300	Dismissed	5	14 Sep 2021	3.3
44 Lammas Avenue, Mitcham, Surrey, CR4 2LU [old rules] GOV.UK: LON/00BA/HMF/2020/0267	Unlicensed HMO	individual	£585	Dismissed	1	4 Jun 2021	2.4
Room 4, 41 Valley Road, London SW16 2XL [old rules] GOV.UK: LON/00AY/HMF/2020/0220	Unlicensed HMO	company	£700	Dismissed	1	18 May 2021	2.4
162 Lambourne House, Apple Yard, London SE20 8FX [old rules] GOV.UK: LON/00AF/HMG/2021/0004	Unlicensed HMO	individual		Dismissed	2	6 May 2021	3.7
151 Totterdown Street, London SW17 8TE [old rules] [figures not yet checked] GOV.UK: LON/00BJ/HMF/2020/0106	Unlicensed HMO	company and individuals		Order made	5	9 Feb 2021	3.2

Showing the 10 most recent of 13. 3 more, and the rest of this search, are in the full list online:

<https://rentrisecheck.uk/rro/search?postcode=SW16+5RG>