

DUNSTABLE HOUSE, RICHMOND



- Section 18 for Tenant
- Landlord's Claim £609,000
- Landlord's Section 18 - £410,000
- Settlement - £265,000 as per Tenant's Section 18 advice
- Landlord's Claim related around their continued insistence that the property would be retained as offices
- However, Section 18 advice provided evidence to justify limited office market locally and the maximum value of the property would be as residential conversion
- As such, none of the internal works would 'survive' the refurbishment
- Tenant's defence revolved around those works that would 'survive' – mainly external works