

Housing and Property Chamber

First-tier Tribunal for Scotland



First-tier Tribunal for Scotland (Housing and Property Chamber)

Letting Agent Enforcement Order: Section 48(7) of the Housing (Scotland) Act 2014

Chamber Reference: FTS/HPC/LA/24/3513 & FTS/HPC/LA/24/3514

Property address: 1-2, 9 Malloch Street, Glasgow, G20 7RP & 4-1, 11 Murano Crescent, Glasgow G20 7RP (“the Properties”)

The Parties

Dr Sabina Helena Huttner, Flat 1-2, 11 Murano Crescent, Glasgow G20 7RP (“the Landlord”)

G&S Properties, Exchange House, 50 Drymen Road, Bearsden, Glasgow, G61 2RH (“the Letting Agent”)

Whereas, in terms of its decision of 28th April 2026, the First-tier Tribunal for Scotland (Housing and Property Chamber) (“the Tribunal”) has determined that the Respondent failed to comply with paragraph 108 of the Code of Practice for Letting Agents (“the Code”) as required by the Housing (Scotland) Act 2014 (“the Act”), the Tribunal issues a Letting Agent Enforcement Order (“LAEO”) as follows:

Letting Agent Enforcement Order

The Letting Agent must pay to the Landlord within 21 days of the issue of this Order the sum of £100 in respect of distress and inconvenience caused to the Landlord due to the failure of the Letting Agent to comply with the Code.

Right of Appeal

In terms of section 46 of the Tribunals (Scotland) Act 2014, a party aggrieved by the decision of the Tribunal may appeal to the Upper Tribunal for Scotland on a point of law only. Before an appeal can be made to the Upper Tribunal, the party must first seek permission to appeal from the First-tier Tribunal. That party must seek permission to appeal within 30 days of the date the decision was sent to them.

Please note that, in terms of section 51(1) of the Act, a Letting Agent, who, without reasonable excuse fails to comply with a LAEO commits an offence liable on summary conviction to a fine not exceeding level 3 on the standard scale.

Legal Member and Chairperson
28th April 2026