

Housing and Property Chamber
First-tier Tribunal for Scotland



Decision with Statement of Reasons of the First-tier Tribunal for Scotland (Housing and Property Chamber) under Section 71 of the Private Housing (Tenancies) (Scotland) Act 2016

Chamber Ref: FTS/HPC/CV/24/3276

Property: 1 /4, 146 Copland Road, Glasgow G51 2UB ("Property")

Parties:

Peter Aitchison and Andrew Wisman, 1/1, 5 Whitehill Gardens, Dennistoun, Glasgow G31 2PR("Applicant")

1-2-Let (Lettings & Sales) Ltd, 104 Belgrove Street, Glasgow ("Applicant's Representative")

Martina Markovic, formerly of 1 /4, 146 Copland Road, Glasgow G51 2UB, present whereabouts unknown ("Respondent")

Tribunal Members:

Joan Devine (Legal Member)

Decision

The First-tier Tribunal for Scotland (Housing and Property Chamber) ("Tribunal") determined that an order for payment of £11,155.43 should be made.

The Applicant sought an order for payment of £2,890 in respect of rent arrears. The Applicant had lodged Form F. The documents produced were: a Tenancy Agreement which commenced on 16 June 2022 and a statement of rent arrears.

The procedural history of the application was as follows : application lodged 29 October 2024; sum claimed amended to £6915 14 April 2025; case management discussion ("CMD") 22 April 2025; evidential hearing 23 September 2025 which was adjourned and continued to a CMD; 14 November 2025 CMD where application dismissed for want of insistence; review application granted 9 January 2026 and further CMD to be assigned. A CMD was fixed for 13 August 2026. Intimation of the date and time of the CMD was given to the Respondent by email.

On 24 July 2026 the Applicant's Representative lodged an updated statement of arrears which indicated rent arrears of £11,155.43.

Case Management Discussion (“CMD”)

A CMD took place before the Tribunal on 13 August 2026 by teleconference. The Applicant was represented by Kirsty Haughie of the Applicant’s Representative. There was no appearance by the Respondent. Ms Haughie told the Tribunal that the Respondent was evicted from the Property on 6 February 2026. She said that attempts to contact the Respondent since then had been unsuccessful. Ms Haughie said she did not have a forwarding address for the Respondent.

Findings in Fact

The Tribunal made the following findings in fact:

1. The Applicant and the Respondent entered into a Tenancy Agreement which commenced on 16 June 2022.
2. In terms of the Tenancy Agreement rent was due at the rate of £575 per month.
3. The Respondent failed to pay the rent in full for the period 16 June 2022 to 10 February 2026. The unpaid amount was £11,155.43.

Reasons for the Decision

The Tribunal allowed the sum claimed to be amended to £11,155.43. The Tribunal determined to make an Order for payment. In terms of the tenancy agreement rent was due at the rate of £575 per month. The Respondent failed to pay the rent in full for the period 16 June 2022 to 10 February 2026. The unpaid amount was £11,155.43.

Decision

The Tribunal grants an order for payment of £11,155.43.

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Right of Appeal

In terms of Section 46 of the Tribunal (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.

Joan Devine

Legal Member

Date : 13 August 2026