

Leasehold Reform, Housing and Urban Development Act 1993 Section 45 Landlord's Counter Notice in respect of [Address of Property]

To: [name and address of Tenant(s)]

From: [name and address of Landlord(s)]

Take notice that:

1. This notice relates to the notice of claim by the tenant served under the Leasehold Reform, Housing and Urban Development Act 1993 section 42 on [insert date] ('the Relevant Date')
2. I am also acting on behalf of the following other landlords: (give details)
3. The landlord admits that the tenant had on the Relevant Date the right to acquire a new lease of the Flat and:
 - the landlord accepts the following proposal(s) in the tenant's notice of claim: (insert details):
 - the landlord does not accept the following proposals in the tenant's notice of claim: (insert details):
 - the landlord's counter-proposal to each proposal which is not accepted is: (insert details):

OR

The landlord does not admit that the tenant had on the Relevant Date the right to acquire a new lease of the Flat for the following reasons: (insert details)

OR

The landlord (or) (name) being one of the other landlords named in clause 2 above intends to make an application for an order under the Leasehold Reform, Housing and Urban Development Act 1993 section 47(1) on the grounds that he intends to redevelop premises in which the Flat is contained.

4. The person appointed by me to act for me in connection with this claim is [Michael Denmead of Barr Ellison LLP Solicitors, 39 Parkside, Cambridge, CB1 1PN]
5. The address in England and Wales at which notices may be given under the Leasehold Reform, Housing and Urban Development Act 1993 Part I, Chapter II is [Barr Ellison LLP Solicitors, 39 Parkside, Cambridge, CB1 1PN (Reference: MJD)]

Signed: _____
(Barr Ellison LLP acting as agent)

Dated: _____

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