
Housing Accelerated Possession

We represented a tenant facing eviction on the grounds of public nuisance, criminal damage and vandalism. This case was challenging because the Landlord's application for a possession order had been granted before we were instructed.

Our client instructed us to set aside the possession order brought about by proceedings for accelerated possession. After exhaustive consideration of our client's position, we determined that we could advance the defence of exceptional hardship based on her housing needs.

Proving exceptional hardship is notably difficult. Therefore, we adopted a common-sense approach which included making cogent and effective representations to the Landlord's solicitors to exercise their discretion for the client's circumstances and cease from pursuing further court action to evict our client.

Our representations relied on our client's assurances of using her best endeavours to ensure that there will be no further instances of anti-social behaviour at the property during her occupation.

Our representations were considered favourably. This resulted in the discontinuation of the Landlord's application for possession of our client's home, and each party being responsible for their respective costs. Our client was extremely overjoyed and grateful for our part in securing her home.