



Westfield Court, Westfield Road, Leeds, LS3 1DL

£131 Per Person Per Week  
Available from: 1st July 2025

\*VIRTUAL 360 VIEWINGS AVAILABLE\*

**BILLS INCLUDED**



<https://www.sugarhouseproperties.co.uk>

## Property Details

### Full Description

A ground floor four bedroom apartment located just on the edge of the City, ideal for students and professionals alike.

Refurbished in the last few years, this stylish apartment has four even sized bedrooms with built in floor to ceiling storage, huge living space which is open plan to the kitchen which comes complete with washer/dryer!

This apartment has been finished to the highest standard with New York style bathrooms, fully tiled kitchen, laminate flooring and much more!

There will be a second bathroom added in the property over Summer, rent will be halved while this work takes place!

Our Bills Packages as Standard;

This property comes with a luxury bills and service package; we'll set up everything up for you and you won't have to worry about a thing. We've also picked the very best suppliers; from superfast broadband, environmentally friendly energy suppliers and the NUS approved insurance provider, Endsleigh for contents insurance. Our bills included packages are designed to provide you with the best products whilst taking the hassle out of arranging and managing bills including all admin, readings and installations taken care of on your behalf.

Some of the key points of our chosen suppliers;

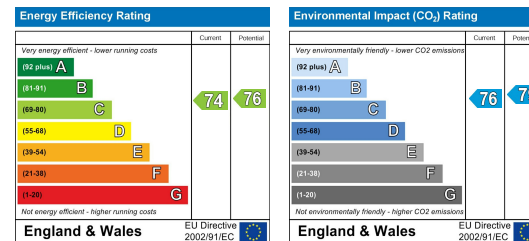
- 100% Green Electricity
- 100% Carbon Neutral Gas
- Superfast 350mb Broadband (Business grade, with no download limits)
- £6,000 insurance contents cover per person
- TV License for communal areas of property
- Water supply from Yorkshire Water

Please note our standard packages are available on almost all of our properties. Some individual properties may vary slightly. Any variations will be detailed during the application process.

## Key Property Features

- Superfast Broadband and Green Energy
- Recently Refurbished
- Stylish Interior
- Feature Wallpapered Rooms
- New-York Style Bathrooms
- Dishwasher
- Dryer
- Close to Uni
- Open Plan Kitchen / Living
- Council tax band C

### Energy Efficiency Graph



### Hassle Free, Contactless Lettings

Ask us about our 360 degree virtual viewings and digital online tenancy applications.



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