



Delph Mount, Leeds, LS6 2HS

£155 Per Person Per Week  
Available from: 1st July 2025



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

## Property Details

### Full Description

On the doorstep of University and the city centre; perfect for those of you wanting to hit that snooze button a few more times before having to get up for Uni!!

Six bedrooms and three bathrooms spread over 4 floors along with a cosy living room and huge dining kitchen; perfect for entertaining! With all rooms being great sizes, no one will have to pull the short straw!

Completely refurbished from top to bottom in the summer of 2021 with TV's throughout, new kitchen and new bathrooms!

Call now!

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;

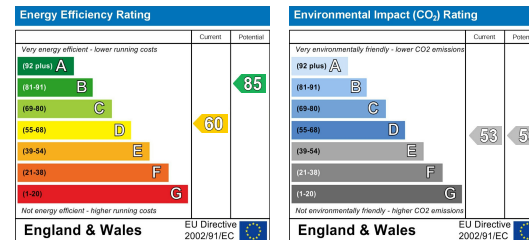
- 100% Green Electricity
- 100% Carbon Neutral Gas
- Superfast 350mb Broadband (Business grade, with no download limits)
- £6,000 insurance contents cover per person
- TV License for communal areas of property
- Water supply from Yorkshire Water

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 & Green Energy
- Modern Decor
- Close to Leeds University
- Amazing Location
- Dining Area
- External Patio Area
- Large Double Bedrooms
- Spacious Communal Areas
- TV's Included
- Council tax band B

## Energy Efficiency Graph



## Interested? Get in touch

Please contact us on 0113 8160131 or email [lettings@sugarhouseproperties.co.uk](mailto:lettings@sugarhouseproperties.co.uk) if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate, are set out as a general outline for guidance only. If in the event, any error or omission made in these particulars, the Agent or Landlord cannot be held liable as this is brochure is for information only.

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