

FOR SALE



CLOVER
RESIDENTIAL

PRESENTS

257 Michigan St



DISCOVER

James Bay



Tucked behind the Legislature Buildings and the Inner Harbour, James Bay is one of Victoria's oldest neighbourhoods, with many original turn-of-the-century Victorian homes.



\$1,524,999

Listed by:

Ole Schmidt & William Johnson

Neighbourhood: James Bay

Bedrooms: 4

Bathrooms: 4

Living Area: 2,652 Sq.Ft.

Year Built: 2006

Taxes: \$7,864 (Tax Year: 2024)

Lot Size: 3,670 Sq. Ft. (Tax Detail)

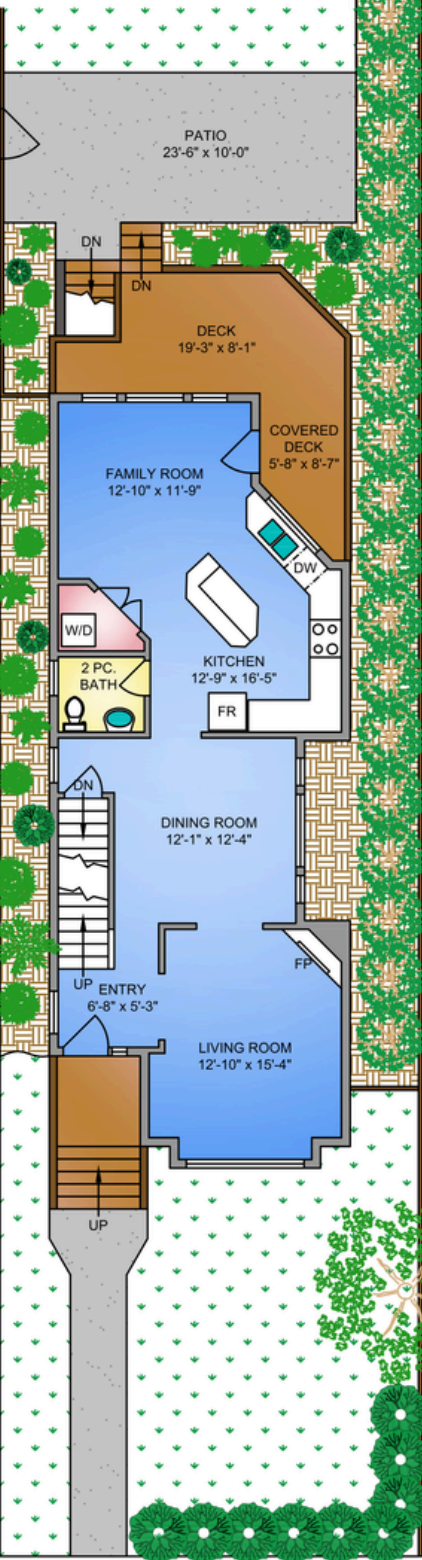
MLS: 1007172

257 Michigan St

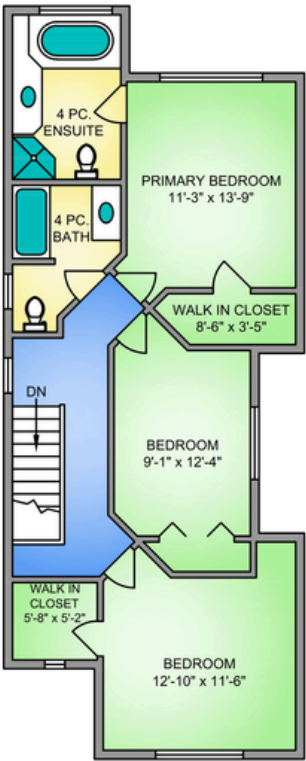
A rare find in James Bay! This bright and inviting 4-bed, 4-bath home blends modern comfort with heritage charm in one of Victoria's most walkable neighbourhoods. Offering 2,652 sq ft across three levels on a low-maintenance lot, the main home opens to a sunny, south-facing yard and large deck—ideal for year-round outdoor living. Upstairs features three bedrooms, including a spacious primary with ensuite and walk-in closet. Downstairs is fully self-contained extra accommodation with 1 bed and private entrance, offering flexible options. For growing or extended families, easily revert home to a single-family layout. Located on the quiet, family-friendly end of Michigan Street, just a 10-minute stroll to the picturesque Inner Harbour, Downtown, Beacon Hill Park, Fisherman's Wharf, or Dallas Road waterfront. Built less than 20 years ago, this well-maintained home is move-in ready and perfectly positioned to enjoy the best of Victoria living.

FLOOR PLANS

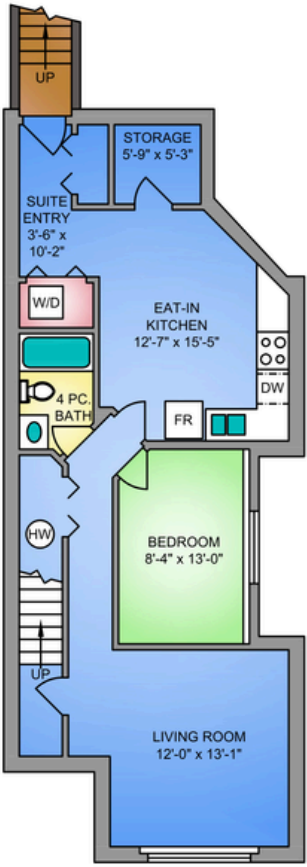
MAIN FLOOR
893 SQ. FT.
9'-0" CEILING HEIGHT



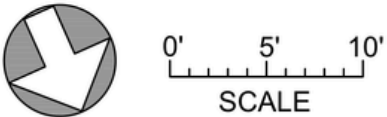
UPPER FLOOR
881 SQ. FT.
8'-0" CEILING HEIGHT



LOWER FLOOR
878 SQ. FT.
8'-0" CEILING HEIGHT

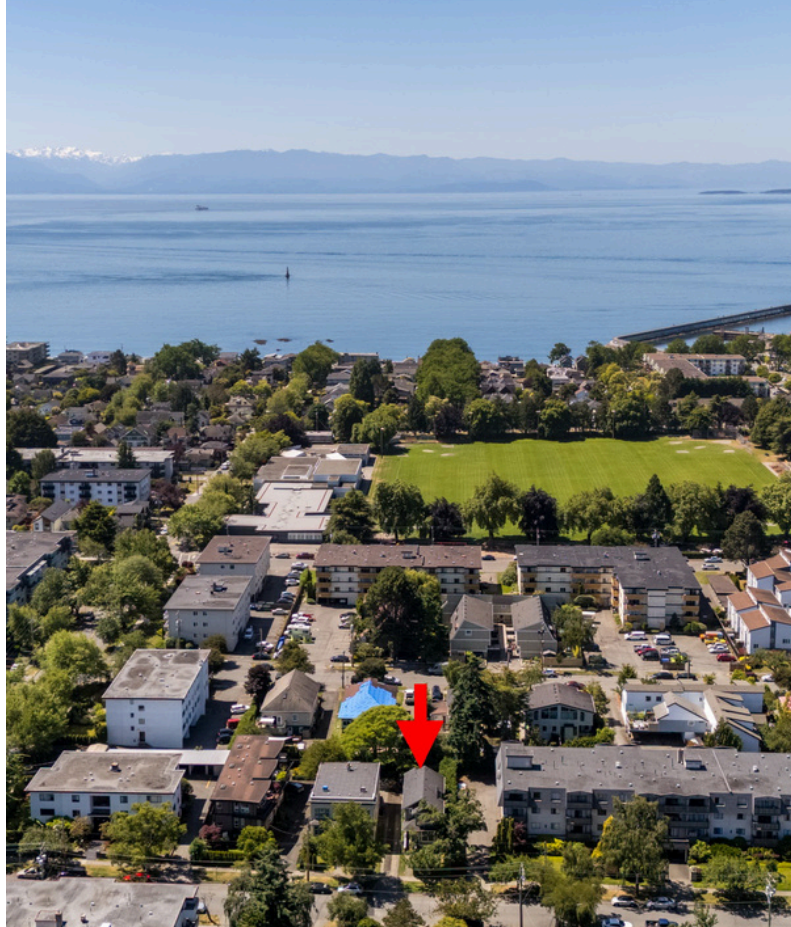


NORTH



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257 MICHIGAN STREET JUNE 06, 2025 PREPARED FOR THE EXCLUSIVE USE OF CLOVER RESIDENTIAL LTD PLANS MAY NOT BE 100% ACCURATE, IF CRITICAL BUYER TO VERIFY.		
FLOOR	AREA (SQ. FT.)	
	FINISHED	DECK / PATIO
LOWER	878	-
MAIN	893	375
UPPER	881	-
TOTAL	2652	375



GET TO KNOW US



Ole Schmidt
MANAGING BROKER,
CO-OWNER

William Johnson
REALTOR®

Hannah Hayworth
REALTOR®

EMAIL

Folio@CloverResidential.com

TEXT/CALL

250-256-8371

CLOVERRESIDENTIAL.COM

Clover Residential Ltd. | 394 Moss Street, Victoria, BC, V8V 4N1

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