

FOR SALE



CLOVER
RESIDENTIAL

PRESENTS

17-675 Superior 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.



\$995,000

Listed by:

Ole Schmidt & William Johnson

Neighbourhood: James Bay

Bedrooms: 3

Bathrooms: 2.5

Living Area: 1418 Sq.Ft. (Strata Plan)

Year Built: 2009

Taxes: \$5318.97 (Tax Year: 2024)

Strata Fee: \$578.57 (Townhouse + Strata Corp. portion)

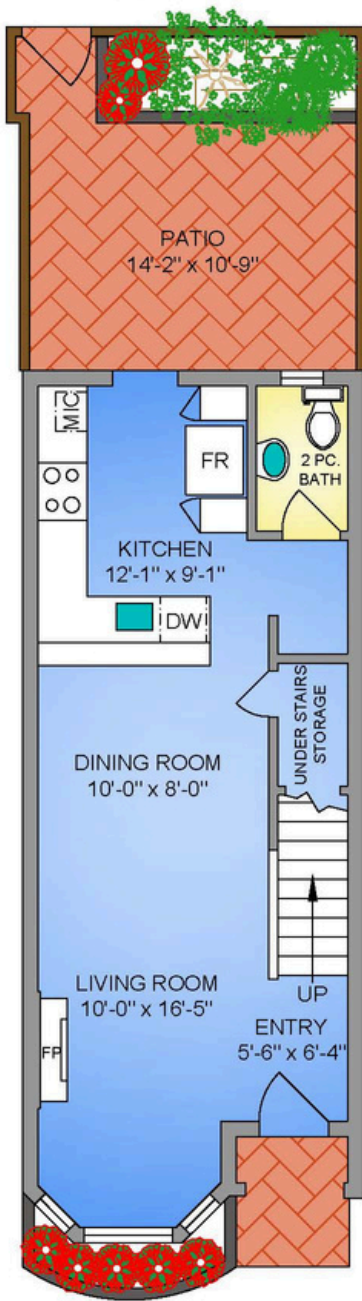
MLS: 1009441

17-675 Superior St

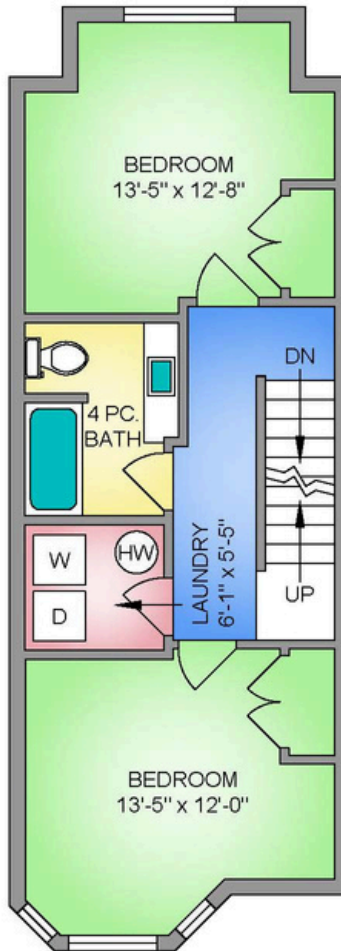
Directly across from Beacon Hill Park and set back from the street in a quiet corner of the complex, this 3-bed, 2.5-bath brownstone-style townhouse offers refined living across three levels. Featuring an open-concept main floor with gas fireplace, granite kitchen countertops and stainless steel appliances, plus seamless access to a private east-facing patio. The second level provides two generous bedrooms and a full bath, while the top floor is dedicated to a spacious primary retreat with walk-in closet and ensuite. Built in 2009 and exceptionally maintained, the home includes secure underground parking, storage and common EV charger. All within easy walking distance of the Inner Harbour, Parliament, restaurants, grocery stores, cafés and the Dallas Road waterfront.

FLOOR PLANS

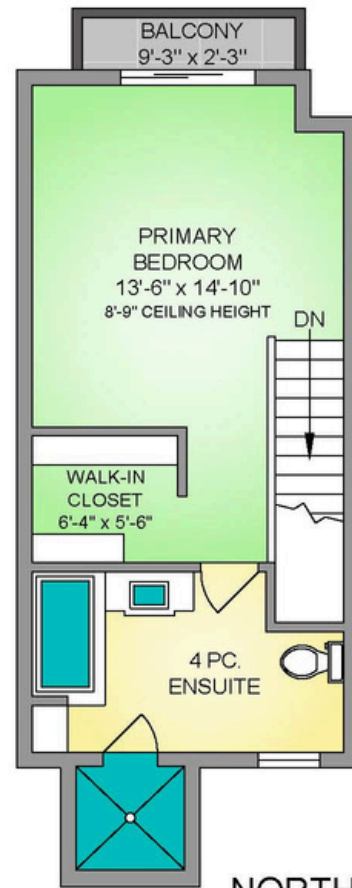
FIRST FLOOR
486 SQ. FT.
9' CEILING HEIGHT



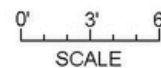
SECOND FLOOR
530 SQ. FT.
8' CEILING HEIGHT



THIRD FLOOR
435 SQ. FT.
8' CEILING HEIGHT



NORTH



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UNIT 17 - 675 SUPERIOR STREET		
SEPTEMBER 4, 2025		
PREPARED FOR THE EXCLUSIVE USE OF CLOVER RESIDENTIAL.		
PLANS MAY NOT BE 100% ACCURATE, IF CRITICAL BUYER TO VERIFY.		
FLOOR	AREA (SQ. FT.)	
	FINISHED	BALCONY / PATIO
FIRST	486	166
SECOND	530	-
THIRD	435	20
TOTAL	1451	186



GET TO KNOW US



Ole Schmidt
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CO-OWNER

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FOLIO GROUP



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