

Missoula Is the Best City in the West

HAMMOND ADDITION

Is Unquestionably the Very Choicest Residence Location in Missoula

WE HAVE called your attention to the importance of recent developments in matters which directly affect Missoula's future. You will agree with us, we are sure, that there is no city in the west with brighter prospects than those of our own. You will also agree with us, if you look at Hammond Addition, that there is no more attractive real estate proposition anywhere than is presented in our offer. We wish further to enlist your attention; we want you to know that we have not advanced the prices of these lots over the figures of last year; you are getting this year's prospects at last year's prices. You will agree, too, that this is an extremely liberal view of the situation; we are using you right. You can get these lots for exactly what you would have paid a year ago, and the conditions now are much more favorable. That's fair, isn't it?

\$400 to \$600



Perfect Home Site

ROAM where you will; study the map as closely as you will; look into conditions as carefully as you will; be as exacting as you will in your criticism—you will be satisfied that this is the opportunity for securing an ideal location for a home.

THE location is perfect; the scenery is beautiful and inspiring, a perfect picture always, in a magnificent setting; the broad valley stretches away from your threshold to the most magnificent mountains in the world; behind you rises the sheltering wall of old Sentinel; around you everywhere is restful beauty and comfort.

SOIL, black and rich is the natural surface of your lot; it offers splendid opportunity for landscape gardening, flower culture and the beautification of your home; the warm south exposure makes possible fine results from little effort.

THE Hammond addition adjoins the beautiful campus of the state university; along some of the avenues of the addition there are already the handsomest residences in the state; look at them and their grounds and see the possibilities of this location.

YOU will always be protected in your home investment here; each one of our deeds contains a clause fixing the minimum cost of the residence that will be erected upon the property and there will never be any cheap houses built here.

THE prices at which we are offering these lots are reasonable; despite the improvement in local conditions, which gives absolute assurance of the future of the city, there has been no advance in the prices over the figures of last year. Is not that a square deal?

THE terms upon which we are selling this property are liberal; we are willing to make the agreement fit your needs in so far as we can; the interest upon whatever deferred payments there may be will be only 6 per cent. You can't get anything more reasonable than that.

THE size of the lots in Hammond addition is 30 by 130 feet; we are not selling any single lots; they are going in twos, threes and fours and in half and quarter blocks. This insures large lawns and spacious grounds.

WE have disposed of practically all of the lots along University avenue and these people have petitioned the city council for the creation of an improvement district in order that the avenue may be boulevarded and parked. This system will be extended until the entire addition is the most beautiful residence district in Montana. You could not find a place where your home would be in more delightful surroundings.



Sure Investment

THE prime purpose of Hammond addition is to provide a residence section that will be creditable to the city and to the state university as well as a comfort and enjoyment to the people whose homes are here. But the addition offers a field for investment that is unusual in its attractiveness.

THE price at which these lots are sold are, as we have said, the same that were in effect a year ago. This is something that cannot be said of any other property in the city. You can buy these lots with the absolute certainty that you can sell them at an advance.

AT \$400 and \$600 these lots are cheap. Go to any other city in Montana and price the most desirable residence lots in town and see what you have to pay for them; and there is nowhere else in the state a proposition that is the equal of this one.

YOU can buy these lots at last year's figures. They are worth more, but we are earnest in our desire to develop this addition into a perfect residence section; on that account we are willing to give you the benefit of low prices in order to insure quick sales.

JUST look about you and see what Missoula has and what she is certain to be. Grasp the significance of the development that is taking place. You will understand then why there is no risk to an investment here. It is as sure as a government bond.

THE railway development that is going on insures a great increase in the tributary country of Missoula. New regions are to be placed in close touch with the city; it will soon be the center of a population of a quarter-million.

DOES not this appeal to you? Do you not see the significance of it all? Are you not willing to take advantage of a sure proposition for investment. Look over Hammond addition; see for yourself that it is a perfect residence site; then you will realize that the growth of Missoula is certain to increase many times the value of this property.

YOU cannot miss it if you buy these lots now. If you want them for a home, you have the best homesite in the world; if you find you don't want to build, you can sell the lots for more than they cost you. We are liberal in this offer; we want you to get located here. There could be no more attractive inducement than this.

CALL at my office and let me show you over the addition. It will not take long to drive over and see the lots; then you will be satisfied. Call early.

You'll Not Find Anywhere the Equal of This Chance

FRANK P. KEITH, Agent

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Florence Hotel Block