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NOTICE.—The "FERRISS GUN," which has recently been tested by the Government for its penetration at the navy-yard, Washington, and for its actual velocity at West Point, will, at the request of a number of gentlemen, be fired at different degrees of elevation on Fire Island Beach, at 1 o'clock p. m. TO-MORROW (Friday), Sept. 4. Those desirous of witnessing the firing and examining the iron target used at Washington, can leave James-slip at 8 a. m., and return the same afternoon. GEO. H. FERRISS.

NOTICE to PATENTEES and OWNERS of PATENTS in EUROPE.—The Advertiser, an American, having resided in Europe for the past eight years, is about returning with the agency of a patent, and would take the agency of others, or similar business. Being a practical mechanic, and speaking several languages, feels more competent to attend to business of the above nature than one without his experience. For further particulars and references, please address by letter, stating the nature of the business, and when an interview is desired—none but those who intend business need apply, as the advertiser's time is limited—TRAVELER, care of J. M. CHICHESTER, No. 31 Bowery, opposite Old Bowery Theater.

PRIZE MONEY for the U. S. NAVY—Officers and Men who have been discharged can be paid by applying through SOMES, BROWN & Co., No. 2 Park place, N. Y. City.

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THE NEW-YORK STATE AGRICULTURAL SOCIETY offer a premium of $100 for the best BRAKE or FLAX-DRESSING MACHINE for long line flax, to be operated on the Fair Grounds, at Utica, from the 8th to 11th September next. Those wishing to exhibit, will address CAP. R. F. JOHNSON, Secretary, Albany, N. Y.

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Revenue Stamps of all kinds for sale, and when purchased in quantities of $5 or upward, a discount will be allowed.

Excursions.

EXCURSIONS to CONEY ISLAND.—The Cars of the CONEY ISLAND and BROOKLYN RAILROAD COMPANY run every six minutes from Fulton and Hicks-st. Ferries Brooklyn, connecting at City line with cars for Coney Island, Sheepshead Bay, and Coney Island. Brooklyn, Sept. 1, 1863. W. E. C. COXE, Sup't.

Instruction.

ABBOTT COLLEGIATE INSTITUTE for YOUNG LADIES, (Formerly "The Spingler Institute,") N. E. corner of Park-av. and 38th-st. The Autumnal session will commence Wednesday, Sept. 16. GORHAM D. ABBOT, Principal.

AARON RAND will open the Thirty-second year of his School for Boys, at No. 11 West 27th street, September 14.

BENJAMIN MASON'S COMMERCIAL AND MILITARY BOARDING-SCHOOL, Yonkers, N. Y., REOPENS Sept. 4. Circulars at No. 39 Nassau-st. and No. 574 Broadway.

BALLSTON SPA ACADEMY, N. Y., for BOYS.—Terms $150 per annum. Admission at all times. Send for a Circular to the Rev. JAMES GILMOUR, A. M.

CLASSICAL STUDIES.—The undersigned (late of Williston Seminary) proposes to give private instruction in the LATIN and GREEK CLASSICS. A SELECT CLASS will be formed by him in Northampton, Mass., on the 15th of September. For terms of admission, course of study, and other particulars, see circular, which will be forwarded by mail, or otherwise, on application to the subscriber. JOSIAH CLARK.

Easthampton, Mass., Aug. 3, 1863.

N. B.—Applications may be addressed to Easthampton until Sept. 10, and after that date to Northampton.

CAMBRIDGE CLASSICAL INSTITUTE.—This School will OPEN Sept. 9. Superior advantages for young men fitting for College. For terms, references, &c., address the Principal, Cambridge, Mass. C. G. G. PAINE, Principal.

CHEGARAY INSTITUTE, No. 70 Madison-av., will RE-OPEN on WEDNESDAY, Sept. 16, under the direction of Madame L. B. PREVOST.

DEER PARK INSTITUTE (for Ladies)—Port Jervis, Orange County, N. Y., on Erie Railroad. Commences Sept. 23. Address Rev. J. H. NORTHRUP.

ERASMUS HALL ACADEMY, FLATBUSH, L. I.—The next session will commence on MONDAY, Sept. 7. For circulars address E. T. MACK, M. A., Principal.

FLUSHING INSTITUTE, Flushing, L. I. BOARDING-SCHOOL FOR BOYS. E. A. FAIRCHILD.

FEMALE COLLEGE, BORDENTOWN, N. J.—One of the most flourishing institutions in the country. Special attention paid to the common and higher branches of English, and superior advantages furnished in Vocal and Instrumental Music, French taught by a native, and spoken in the family. For Catalogues, address the Rev. JOHN H. BRAKELEY, A. M., Principal.

FRENCH, GERMAN, and ENGLISH DAY and FAMILY SCHOOL and KINDERGARTEN, No. 79 East 13th-st.—Mrs. HALLOCK, with enlarged rooms and increased facilities for education, will reopen her school on WEDNESDAY, Sept. 16.

GARDNER INSTITUTE.—BOARDING and DAY SCHOOL for Young Ladies, No. 16 East 26th-st., will reopen Sept. 15. C. H. GARDNER, Principal.

GOLDEN HILL SEMINARY for YOUNG LADIES, Bridgeport, Conn.—For Circulars, address the Principal, Miss EMILY NELSON.

IRVING INSTITUTE, Tarrytown, N. Y.—The Fifty-first Semi-Annual Session will commence May 1. For Circulars address the Principal, D. S. ROWE, A. M.

JOHN MACMULLEN'S SCHOOL, No. 900 Broadway, corner of 20th-st., will be reopened on MONDAY, Sept. 7. For Circulars, inquire at Lockwood's, No. 411, Crowen's, No. 543, and Price's, No. 384 Broadway.

LANGUAGES.—AUGUSTUS HAINE, formerly Professor of Modern Languages at Queen's College, London, teaches the German, French, Spanish, Latin, and Greek Languages according to a new and easy method, and in a short time. English Lessons to Foreigners. Ladies and Families attended to at their residences. Instruction given, also, in Schools and Colleges. Apply at No. 342 4th-st.

MISS A. VAN WAGENEN'S BOARDING and DAY SCHOOL FOR YOUNG LADIES, No. 53 West 33d-st., will RE-OPEN on TUESDAY, September 15. Miss V. W. will be at home after Sept. 1 to receive applications for pupils. Written communications before that time will meet with prompt attention.

MISSES ROHR and Mrs. TUFFS have removed their FRENCH and ENGLISH BOARDING and DAY SCHOOL for YOUNG LADIES and CHILDREN to West 34th-st., near Central Park. The School will REOPEN WEDNESDAY, Sept. 16. Circulars may be obtained at Christern's, No. 763; Thompson's, No. 1,097; B. M. Segee's, No. 625 Broadway, or at their residence in 34th-st., south side, second house west of 8th-av. The railroad extends to 34th-st.

MRS. and MISS STEERS'S FRENCH and ENGLISH BOARDING and DAY SCHOOL for YOUNG LADIES, No. 36 West 18th-st., will RE-OPEN Sept. 22. All applications to the above address will be promptly attended to.

MRS. MACAULAY'S FRENCH AND ENGLISH BOARDING AND DAY SCHOOL, No. 253 Madison-av., Will reopen on WEDNESDAY, Sept. 16. Mrs. M. will be in town from Sept 4. Until then, letters addressed as above will receive immediate attention.

MRS. H. DANA WARD, successor to Mrs. Gibson, begs to announce that the English and French Boarding and Day School, No. 40 Union-place, will be opened TUESDAY, Sept. 15. The same masters will be retained, and course of studies pursued.

MAPLE HALL YOUNG LADIES' BOARDING SCHOOL, at Jamaica, L. I., will reopen on the first Monday in September. P. A. ANDREU.

MISS BALLOW'S English and French SCHOOL for Young Ladies, No. 24 East 22d-st., will reopen on THURSDAY, September 17.

MISS S. M. ROGERS' SCHOOL (formerly B. A. SMITH'S) will Reopen MONDAY, Sept. 14, corner of Lexington-av. and 35th-st.

MILITARY ACADEMY, Tarrytown, N. Y. Fall and Winter Term will commence MONDAY, Oct. 5, 1863. Gen. M. L. LOCKWOOD, Principal.

MISS HAVENS'S BOARDING and DAY SCHOOL for YOUNG LADIES, No. 250 Madison-av., will be REOPENED on TUESDAY, Sept. 15. The Primary Department will be under the care of a Parisian lady of high culture and attainments, resident in the family. Miss Havens will be at home after Sept. 1.

MRS. BROWN, formerly of No. 30 Varick street, Hudson Square, (St. John's Park,) will reopen her school for Young Ladies and Misses, Sept. 21st at No. 124 West 23d street.

MOUNT Pleasant Institute.—Private Classes for Boys. Amherst, Mass., Established 1824. English, Classical and Commercial. Location unsurpassed for beauty and healthfulness. Number limited to 15. Circulars sent upon request. H. C. NASH, A. M., Principal.

MOUNT WASHINGTON COLLEGIATE INSTITUTE, on Washington Square, No. 218 Fourth-st., cor. of McDougal-st. (GEORGE W. CLARKE, A.M., Rector), OPENS its TWENTY-FIRST ACADEMIC YEAR on MONDAY, SEPTEMBER 14, 1863. It receives Pupils from 6 to 20 years of age, and educates them in its various Departments (English, French, German and Spanish, Commercial, Classical, Mathematical, &c.) through a period of 10 or 14 years without any necessity for change. Boarding Pupils received. Catalogues containing Terms, Regulations, &c., had at the Institute, or by addressing the Rector, at No. 218 Fourth-st., New-York City.

RENSSELAER POLYTECHNIC INSTITUTE, Troy, N. Y.—This Institution is now in full operation, and offers superior advantages for the thorough study of the Natural Sciences, of Military Science, and of Civil, Mechanical and Topographical Engineering. The Fortieth Annual Session will commence on WEDNESDAY, Sept. 16, 1863. Further information, with the Annual Register, may be obtained from Prof. CHARLES DROWNE, Director.

R. P. JENK'S SCHOOL will reopen at No. 1,214 Broadway, two doors below 30th-st., on MONDAY, Sept. 14.

ROCKLAND FEMALE INSTITUTE, NYACK, ON THE HUDSON. This first-class Seminary for YOUNG LADIES will be REOPENED on the 17th of September. Catalogues and Circulars, with full particulars may be obtained at the office of Eugene Plunkett, esq., No. 156 Broadway, or by addressing L. D. & C. F. MANSFIELD, Principals.

SELECT FRENCH and ENGLISH PROTESTANT SCHOOL for YOUNG LADIES, No. 30 West 34th-st., opposite Trinity Chapel.—This School, under the direction of Mlle. ROSTAN of Paris, will be reopened on THURSDAY, Sept. 17. The valuable assistance of Prof. A. MILLS has been secured, and parents will find a most thorough and comprehensive course of instruction, designed to combine an accomplished English Education with the practical knowledge of the French and other modern languages. Special attention paid to Drawing, Painting, Music, and Elocution. A few Young Ladies are received in the family, and share in all the comforts and privileges of a pleasant home. For further information, testimonials, &c., apply to Mlle. ROSTAN, No. 30 West 34th-st. Circulars sent if desired.

THE GRAMMAR SCHOOL of COLUMBIA COLLEGE, No. 327 4th-av., reopens Sept. 14. The Principal will be at the School after Sept. 6, to confer with parents. There are three Departments—Classical, Scientific, and Preparatory. The pupils in the Classical Department are prepared for College; those in the Scientific, for the Medical College, the Law School, or the Counting House. To insure the acquirement of the branches of Greek, Latin, Mathematics, Jurisprudence, Anatomy and Philology and Belles Lettres, will be under the charge respectively of Professors ANTHON (the Rector), DRISLER, PECK, and DWIGHT, of Columbia College, and Drs TURNER and FLAGG, as Examiners. Principal, the Rev. GEORGE W. BACON, A. M., LL. B. Vice-Principal, R. S. BACON, A. M., LL. B. Catalogues, containing full information, may be obtained at Thomson's, No. 1,097 Broadway (Madison-square), Randolph's, No. 683 Broadway; Lockwood's, No. 411 Broadway; Bunton's, No. 450 6th-av., and Hussey's, No. 50 Williams-st.

WILLIAM H. LEGGETT'S CLASSICAL FRENCH and ENGLISH SCHOOL, No. 1,214 Broadway, one door below 30th-st., will be reopened on MONDAY, Sept. 14. CIRCULARS at the School, at Lockwood's, No. 411, and Crowen's, No. 543 Broadway, or at the residence of the Principal, No. 224 10th-st.

Instruction.

At No. 10 Gramercy Park.

MISS HAINES AND MADEMOISELLE de JANON respectfully inform their friends and the public that their ENGLISH and FRENCH BOARDING and DAY SCHOOL FOR YOUNG LADIES AND CHILDREN, will reopen THURSDAY, Sept. 24.

CHARLIER FRENCH INSTITUTE, Nos. 48 and 50 East 24th-st., near Madison Park, reopens Sept. 22. BOARDING and DAY SCHOOL. Pupils prepared for West Point, the Navy School, College, and Business. American pupils obliged to learn and speak French without interruption in their other studies. Prospectus to be had, containing the names of the pupils and those of their parents for the past eight years. There is a Primary Department. Prof. ELIE CHARLIER, Director.

CHILTON HILL BOARDING AND DAY SCHOOL FOR BOYS, ELIZABETH, N. J. The Fall term commences on MONDAY, Sept. 7th. J. YOUNG, Principal.

DR. F. BERTHET & D. G. FANNING'S SCHOOL, No. 920 Broadway, cor. 21st-st., late Parker & Berthet, will OPEN Sept. 7, with Primary Department and Gymnasium. For circulars inquire of LOCKWOOD, No. 411 Broadway; CHRISTERN, No. 763, and at the Institution.

DR. B. W. DWIGHT'S SCHOOL for BOYS, at No. 1,142 Broadway, near 26th-st., REOPENS on MONDAY, Sept. 14. Call on or after Tuesday, Sept. 8, from 9 to 12 a. m.

HILLSIDE SEMINARY for YOUNG LADIES, Norwalk, Conn., will reopen Sept. 16. Mrs. L. A. SMITH, Principal.

MISS SARAH SEDGWICK'S SCHOOL for BOYS will open MONDAY, Sept. 14, at corner 5th-av. and 26th-st. Entrance No. 1,124 Broadway. Miss S. will be at home after Sept. 1, No. 49 East 30th-st.

MAPLEWOOD YOUNG LADIES' INSTITUTE, Pittsfield, Mass., commences its 45th semi-annual session Oct. 1, 1863. Address Rev. C. V. SPEAR, the Principal, for Circulars.

MRS. MACAULAY'S FRENCH AND ENGLISH BOARDING AND DAY SCHOOL, No. 253 Madison-av., will reopen on WEDNESDAY, Sept. 16. For circulars or further particulars please apply as above.

M. W. LYON'S COLLEGIATE INSTITUTE, No. 926 Broadway, between 21st and 22d-sts., will REOPEN on MONDAY, Sept. 14.

MR. GEORGE C. ANTHON'S CLASSICAL FRENCH AND ENGLISH SCHOOL, No. 204 5th-av., cor. 26th-st.

MR. McELLIGOTT'S SCHOOL, No. 15 East 31st-st., between 5th and Madison-avs., will be reopened on MONDAY, September 14.

NEW-YORK MEDICAL COLLEGE FOR WOMEN—Chartered 1863, and affording thorough Medical Education; begins Oct. 19, 1863. Special instructions imparted to nurses and ladies desiring to study for their own benefit. For Prospectus address Mrs. M. L. OSCANYAN, No. 37 Lafayette-place, N. Y. City.

PACKER COLLEGIATE INSTITUTE, BROOKLYN HEIGHTS, L. I. A. CRITTENDEN, A. M.....Principal. The Nineteenth Annual Session will commence on WEDNESDAY, Sept. 9. This Institution offers to young ladies unusual advantages for a complete and thorough education, both in the solid and ornamental branches. Young ladies from abroad will find ample accommodations and a genuine home in the family of Prof. Eaton, adjoining the Institution. For Circulars giving full particulars, address A. CRITTENDEN, esq., or Prof. D. G. EATON.

RUTGERS FEMALE INSTITUTE, Nos. 435, 437 and 439 (between 41st and 42d-sts.), 5th-av., New-York. Will enter its ninety-eighth academic term WEDNESDAY, September 9. The Institute embraces three departments: the preparatory, academic, and collegiate. THE POST GRADUATE COURSE will commence the 14th of October, and continue through a session of thirty weeks. For further information apply at the Institute, or address H. M. PIERCE, President.

REMOVAL. The Lecture and Recitation Rooms of THE NEW-YORK HIGH SCHOOL are removed to EMMETT HALL, Nos. 37, 39, and 41 West 23d-st., between 5th and 6th-avs. For light, space and ventilation, as well as for beauty and convenience of arrangement, the accommodations are unequaled. The department of French is under the personal direction of Mr. A. BERNARD. The Classical and Scientific Departments are, as hitherto, under the charge of Mr. REAP English. The Primary Department is under the careful supervision of both the Principals. The Boarding Department remains at Nos. 1,127 and 1,129 Broadway. The Fall Term commences on Tuesday, Sept. 15.

TROY FEMALE SEMINARY.—This Institution offers the accumulated advantages of fifty years of successful operation. Every facility is provided for a thorough course of useful and ornamental education, under the direction of a corps of more than twenty professors and teachers. For Circulars apply to JOHN H. WILLARD, Troy, N. Y.

THE MISSES GREEN will REOPEN their SCHOOL for YOUNG LADIES at No. 1 Bible-st., first door from Washington-square, on TUESDAY, Sept. 22.

THE POUGHKEEPSIE (N. Y.) INSTITUTE.—A Classical, Commercial and Military SCHOOL for BOYS of all ages. Every pupil has a bedroom to himself; this limits the number. Terms, $250 per annum. For further information address C. N. WARRING, Principal and Proprietor.

THE University GRAMMAR SCHOOL opens its 27th year Sept. 7. Pupils received from 7 years and upward. The Tutors care for the Schools.

UNION HALL FEMALE SEMINARY, JAMAICA, L. I. Miss HELEN M. G. STEVENS, Principal.—The forty-fifth year of this popular Institution, so long and favorably known as "Miss Adams's Seminary for Young Ladies," opens on the 16th of September. Circulars with full information as to terms, &c., may be had upon applications at the Seminary, personally or by letter.

YOUNG LADIES' BOARDING SCHOOL FOR SALE.—The large and commodious new building in the town of Somers, Westchester County, 40 miles from New-York City, containing forty odd rooms well adapted for a YOUNG LADIES' BOARDING SCHOOL, is offered by the proprietor on easy terms. The location is one of the healthiest in the country, scenery beautiful and only 3 miles from the Harlem Railroad. Post Office, Telegraph Station, Episcopal and Presbyterian Churches, within five minutes walk. A beautiful orchard, together with five to ten acres of land, will be sold with the building. For further satisfactory particulars, apply to J. E. YOUNG, No. 12 Chambers-st., who is prepared to show the premises.

$47 PAYS BOARD and TUITION in Commercial English 14 weeks at HUDSON RIVER INSTITUTE, Claverack, Col. Co., N. Y. Students experienced instructors in the English, Normal, Classical classes of sixteen now preparing to enter Yale in 1863, French, Musical, Painting, Scientific, Military and Commercial Departments (both sexes). Term opens Sept. 16. Write for a catalogue. Rev. A. FLACK, A. M., Principal.

Musical Instruments.

A. H. GALE & Co.—PIANO-FORTES. Manufactory and Warerooms, No. 107 East 13th-st., New-York.

A MAGNIFICENT 7-octave ROSEWOOD PIANO-FORTE for SALE at a sacrifice; round corners, all Modern Improvements, Overstrung Bass, full iron Frame, made to order and fully guaranteed. Cost $800; for $275, including Stool and Cover. Inquire at No. 48 West 16th-st., near 6th-av.

GREAT TRIUMPH. STEINWAY & SONS, Nos. 82 and 84 Walker-st., New-York, were awarded a first prize medal at the late Great International Exhibition, London, over the 250 Pianos from all parts of the world entered for competition. The special correspondent of The New-York Times says: "Messrs. Steinways' instrument by the Judges is emphatic, and stronger and more to the point than that of any European maker."

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RAVEN & BACON, Manufacturers of Grand and Square PIANO-FORTES. Warerooms No. 135 Grand-st., near Broadway, N. Y. The long experience and the many facilities we possess enable us to produce Instruments unsurpassed by any other establishment. Our personal attention is given to the construction, improvement, and introduction of all essential changes that may be required to make a perfect Piano-Forte. Purchasers are invited to call and examine our large assortment of Pianos which we are now offering on favorable terms. Descriptive circulars sent by mail.

THE celebrated PIANOS of J. & C. FISCHER, the most reliable Pianos made, with iron frame, patent damper, &c., wholesale and retail. Warerooms and Manufactory, Nos. 241, 243, 245, 247, and 249, West 26th-st., near 8th-av.

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Dry Goods.

DRY GOODS at RETAIL. STRANG & ADRIANCE, No. 355 Broadway, Will open, on MONDAY, Aug. 31, their stock of FALL AND WINTER GOODS, Consisting of the newest and most fashionable styles of every description. All of which will be offered at the lowest possible prices. Additions will be made daily to their stock by steamers from Europe and purchases at auction. A large assortment of SHAWLS, CLOAKS, AND MANTILLAS.

R. H. MACY, LACES, EMBROIDERIES, LACE SHAWLS, LINEN HDKFS, RIBBONS, MILLINERY, WHITE GOODS, LINENS, FLANNELS, HOUSEKEEPING GOODS, HOSIERY, PARASOLS, SUN UMBRELLAS, MADE-UP UNDERCLOTHING. N. B.—LADIES' AND GENT'S KID GLOVES, ONE DOLLAR A PAIR, EQUAL IN QUALITY TO ANY IN THE CITY. Nos. 204 and 206 Sixth Avenue, 2 doors below 14th-st.

FOUNTAIN'S INDIA and AMERICAN INDIAN STORE, No. 450 Broadway, second story, between 15th and 16th-sts., IS FILLED with Goods from CHINA, INDIA, MANILLA, JAPAN and AMERICAN INDIANS, not to be found elsewhere, viz: SILKS, SATINS, SHAWLS, SCARFS, India Muslins, Pineapple Dress Goods by the yard, elegant and new; also Plain White and Colored; White and Colored Crapes, Cocoan and Pongees; Lacquered Boxes, Desks, Tables; Canton China Vases, Bath Shoes, TEA SETS, Boxes; China Fans, very handsome; French Fans, new styles; American Indian Fans, with bird and fancy bark work, with suitable fancy articles for Europeans. CAMPHOR-WOOD TRUNKS and SANDAL-WOOD BOXES, &c. Wholesale and retail. Catalogues sent per mail.

MME. DEMOREST'S GRAND OPENING of elegantly trimmed patterns of all the latest, best and useful novelties for Ladies and Children's Dresses, at No. 473 Broadway, and all the branches. The Fall Number of The Mirror of Fashions now ready. Accurate Waist Patterns cut to fit the form, 16 cents.

BEADS! BEADS!! BEADS!!! AND FANCY GOODS. M. P. BROWN, Importer, No. 186 Pearl-st., N. Y.

Board and Rooms.

A GENTLEMAN can obtain in a private family a pleasant FRONT ROOM, with all modern improvements, where he can enjoy the comforts of a home. Apply at No. 35 Clinton-place, 4th-st., between Broadway and University-place.

BOARD is wanted in a respectable family for a Widow Lady, with two small Children and Nurse. References given. A note, stating location and terms, which must be moderate, addressed to S. M. W., will receive attention.

BOARD WANTED, from the 1st of October, in a private family, in THIS CITY or BROOKLYN, by a gentleman, daughter, 3 years old, and nurse, where the comforts of a home can be had. State price, location, and description of apartments. References exchanged. Address F. D., Station B, New-York P. O.

BOARD WANTED, by a single gentleman, in a family where there are no other boarders. References given. Address, stating full particulars, H. H., Box No. 2,183 N. Y. Post-Office.

WANTED—In South Brooklyn, FOUR ROOMS on Second Floor, with modern improvements, furnished or unfurnished, for a widow lady and child, with board. Neighborhood preferred, Livingston, State, Pacific, Dean or Bergen-sts., east of Court-st. Address, stating full particulars, "VAN," Tribune Office.

To Let.

TO LEASE.—A Valuable MILL PROPERTY, having 20,000 feet of floor room and machinery for manufacturing woolen goods in good running order. Water and steam power and extensive Outbuildings, within 20 miles of the city of New-York, and convenient for transportation by railroad and vessels; altogether a very desirable location. Address, with real name only (as no other application will be considered), box No. 4,589 New-York Post-Office.

Houses and Farms Wanted.

HOMESTEAD WANTED—A COTTAGE, with a few acres of LAND, near a city or village, or a modest dwelling with a large garden, in some village or rural town in New-York or Jersey. Address, with particulars, to Box No. 1,031 Post-Office, Albany, New-York.

WANTED—For a gentleman, wife, infant, and nurse, the whole or part of a HOUSE, with modern improvements, furnished or unfurnished, in a respectable location, below 130th-st., near stage or car route. Address, stating terms, location, &c., S. S. S., Tribune Office.

WANTED—A medium-sized HOUSE to RENT, with all the modern improvements, between 14th and 40th-sts., north side. Address Box No. 2,506 P. O.

Real Estate for Sale.

BROOKLYN PROPERTY.—For SALE, a fine large two-story frame DWELLING-HOUSE, with wing the same height, the whole containing 15 furnished Rooms, beside Cellar, pleasantly located on Livingston-st. and Washington-st., with eight fine LOTS of GROUND, accessible at all hours by three lines of cars. Terms of purchase made easy. Apply to A. M. SUYDAM, on the premises, or to R. B. LOCMAN, No. 31 Pine-st., N. Y., office of Security Fire Insurance.

FOR SALE.—Persons in Ill Health, see advertisement of Vineland.

FOR SALE at a BARGAIN—Furnished or not, a COUNTRY SEAT of 12 Acres, large new House, Carriage house, Hennery, &c.; handsome Garden and Orchard with Crops. Horse and Carriage, Cows, Pigs, Poultry, &c., on Staten Island. Price $6,000. Inquire of JOSEPH KELLY, No. 67 Fulton-st., New-York.

FOR SALE or EXCHANGE—A nice COUNTRY PLACE, near the beautiful and healthy village of Plainfield, N. J., 11 acres of choice Land, a handsome House, good Outbuildings, fine young Orchard, everything in good order; will trade for a small house in New-York or Brooklyn. Price $4,000. Apply to GEORGE N. SMITH, No. 246 Greenwich-st., New-York.

FOR SALE CHEAP—8 new HOUSES, of a row of 13, on 35th-st., near 3d-av. Salary has meant and under price. Finished plain brick brown stone fronts, with all the modern improvements. One or more of said Houses will prove to be a good investment at the price they will be sold at. Three of said Houses are to let low. Possession immediately. Apply to WM. H. RAYNOR, No. 6 Pine-st.

FOR SALE.—Persons wanting a Mild and Delightful Climate, open all Winter, see advertisement of Vineland.

FARM for SALE.—A fine FARM of 40 acres, situated within two miles of North Englewood, on the Northern Railroad of New Jersey. Said farm is under a high state of cultivation, plenty of fruit, and good water. Would be EXCHANGED for property in this city. Address JOHN D. OTTIWELL, No. 189 3d-av.

FOR SALE OR EXCHANGE—Two FARMS in Blandford, Hampden County, Massachusetts, 10 miles from East Otis, containing 300 and 150 acres. Will be sold on very reasonable terms, or exchanged for New-York, Brooklyn, or Jersey City property. T. R. B. DE GROOT, No. 142 Fulton-st.

HOMES FOR SALE.—Two charming Cottage-built Residences, with about one acre of land attached to each, beautifully located at Maplewood, South Orange Turnpike, N. J., convenient to Station and within an hour of the city. Terms easy. Apply to J. W. SHEDDEN, No. 363 Bowery, cor. 4th-street.

LOTS FOR MANUFACTURING PURPOSES.—The attention of persons wishing to start manufacturing is called to the facilities afforded by Elizabethport, N. J. It is only one hour by boat or cars from New-York city, has water and gas on it, iron and lumber come direct from mines and mills, and can be delivered on ground without change of cars or carriage. Lots so situated as to ship goods to New-York, West or South, by railroad, direct from factory without cartage. Can be had at low prices and on very favorable terms of payment. Money would be advanced to help build it desired. For particulars apply to E. R. KELLOGG, No. 139 Pearl-street, New-York, or to COOLEY & HEDRITTER, Agents, Elizabethport.

VINELAND. LANDS.—To all wanting FARMS.—Large and thriving settlement, mild and healthful climate, 30 miles south of Philadelphia by railroad. Rich soil; produces large crops, which can now be seen growing; 20 and 30-acre tracts, at from $15 to $20 per acre, payable within four years; good business openings; churches, schools, and good society. It is now the most improving place East or West. Hundreds are settling and building. The beauty with which the place is laid out is unsurpassed. Letters answered. Papers containing reports and giving full information will be sent free. Address CHARLES K. LANDIS, Vineland P. O., Cumberland Co., New-Jersey.

From Report of Solon Robinson, Ag. Ed. Tribune.

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