REAL ESTATE.

NEW-YORK, Wednesday, June 24, 1885.

The following sales were held at the Exchange and Auction Room to-day:

By A. J. Bleecker & Son.

1 4-story brick building, with lot, No 58 Catharine-st, w s, 182.9 ft s of Madison-ave, lot 22.5x65; James Rorke $15,250

By Richard V. Harnett & Co.

1 4-story stone house, with lease of lot, No 654 9th-ave, e s, 40 ft s of 46th-st, lot 20x63; W C Lester. Lease has five years to run; ground rent $260 per annum. 7,500

1 2-story brownstone front house, with lease of lot, No 342 West 46th-st, s s, 350 ft e of 8th-ave; lot 18.9 x100.5; C H Reed. Lease has five years to run; ground rent $375 per annum. 7,300

By James L. Wells.

2 lots e s, Belmonico place, 150 ft s of 163d-st, 25x100 each; J B Curran 1,340

1 2-story frame house, with lot, No 983 Cliff-st, n s, 36.6 ft w of Union-ave, lot 19.3x100; J P Flynn 2,275

RECORDED REAL ESTATE.

NEW-YORK CITY.

The following is a list of the transactions recorded in the Register's Office to-day:

Grand-st, Nos 96, 98, 100 and 102; ½ interest; John E Cowdin et al to Sarah K Cowdin $35,700

121st-st, s s, 363.8 ft e of Lexington-ave, 51.1x100.8; Newman Cowen and wife to Elizabeth Beaudet 17,200

121st-st, s s, 225 ft e of 9th-ave, 125x100.11; Frederic Van Axte, executor, to Leppman Toplitz 11,125

Same property; Elizabeth Jennings to Frederick Van Axte, executor 250

121st-st, s s, 225 ft e of 9th-ave, 125x100.11; Lippman Toplitz and wife to John S McClare 12,125

50th-st, s s, 270 ft w of 10th-ave, 25x100.5; John Conway to John E Moore 20,000

57th-st, s s, 652 ft w of 5th-ave, 25x100.5, Sieg T Meyer to Charles A Stoddard 103,000

155th-st, n s, 150 ft w of 10th-ave, 50x100; Washington Heights Presbyterian Church to Charles A Stoddard 2

Same property; Charles A Stoddard and wife to Sieg T Meyer 50,000

9th-ave, e s, 25.2 ft n of 95th-st, 75.6x90.8x75.10x82.11; Henry Bornkamp to Charles W Klebisch 75,000

9th-ave, e s, 225.10 ft s of 150th-st, 50x200 to Newark-ave, Arnold Lustig to Frank Korb 10,000

3d-ave, e s, 49.5 ft s of 44th-st, 40x80; Morris Frohmann and wife to Jacob Blumauer 50,400

Same property; Jacob Blumauer to Leo Schlessinger and another 45,000

10th-ave, e s, 49.5 ft s of 40th-st, 24.8x77.6; Meyer S Isaacs, referee, to Emily West 9,800

City Property for Sale.

AN assortment of elegant new houses on the northeast corner of Madison-ave, 50th-st. Sizes and prices as follows:

No. 41, 26x60x76.7½	$60,000
No. 43, 23x60x76.7½	49,000
No. 45, 23x60x76.7½	47,000
No. 47, 23x60x76.7½	45,000
No. 49, 25x60x102.2 dining room extensions	55,000

E. KILPATRICK, Builder.

FOR SALE.—Lots on Chisholm and Jennings sts.; also on Prospect-ave. Inquire of WILLIAM BISSELL, Boston-ave., near 170th st.

INTENDING BUYERS SHOULD EXAMINE 39 AND 41 EAST 75TH-ST.

Business Property for Sale and to Let

DESK ROOM TO LET.

No. 30 Tribune Building, third floor, fronting City Hall Park. Quiet and permanent tenant wanted.

STEAM power and best room in this city, 50x80. 188 West Houston-st.

TO LEASE.—One-half of bulkhead foot of 104th and 105th sts. East River for a term of years. Apply 916 2d-ave.

TO LET.—Buildings, lofts and offices on Chambers, Beekman, Fulton, Nassau, William, Gold, Pearl and Water sts. and vicinity. RULAND & WHITING, 5 Beekman-st.

Brooklyn Property For Sale and To Let

ALONG BROOKLYN ELEVATED RAILROAD.—Desirable plots of lots for sale, for improvement or investment. RULAND & WHITING, 5 Beekman-st.

Auction Sales of Real Estate.

ROCKAWAY BEACH, AUCTION of HOTEL.

A small hotel just east of Date's near Seaside House. Sale at 3 o'clock to-day. Take steamer Columbia or 1 or 2 o'clock train. If you want business stand and rooms to let examine this chance. Particulars at sale. B. W. HITCHCOCK.

Remember the sale of lots at 12:30 and 8:30 to-day.

Country Property For Sale and To Let

AT SUMMIT, N. J.—To rent for July and August, fully furnished cottage; 12 rooms; all modern conveniences; lot rented on high ground, and within a park of forty acres; five minutes' walk from station. Apply to J. F. SERGEANT, Summit, N. J., or New-York Smelting and Refining Co., corner Jane and West sts., N. Y.

To Rent for the Summer.—A few of the very Desirable ARGYLE COTTAGES, BABYLON, L. I.

Handsomely furnished; gas, hot and cold water, baths, telephones, kitchens (meals served from hotel if desired); extensive stables; perfect drainage; eminently healthful location. Situated in a large, picturesque old park, adjacent to the commodious ARGYLE HOTEL and its attractions; near railroad depot, Fire Island steamboat, and the village churches and stores. Fine drives, shady walks; superior fishing and boating. $700, $900, $1,100. Cottages now open. Plans at office of CHARLES BRUFF, secretary Long Island Improvement Company, 115 Broadway, New-York.

CATSKILLS.—Not far from Kaaterskill Hotel; two adjoining cottages, nine rooms each, fully furnished; superb view; spring water; marketing at the door. Terms very low. J. M. T. Porter, Tannersville, Greene Co., N.Y.

FOR SALE TO CLOSE AN ESTATE.—House and farm at New-Rochelle; on New-York and New-Haven Railroad; 10 minutes walk from station; 35 minutes by rail from Grand Central Depot; in immediate vicinity of churches and school; house in good order; cottage for farmer; barns, stables, etc.; farm 62 acres; will be divided and house and five to ten acres sold separately. FREDERICK DEPEYSTER FOSTER, 18 Wall-st.

GREAT BARGAINS AT CORONA, LONG ISLAND.

No excuse for not owning a home. Splendid opportunity to invest at low prices and be BENEFITED by the IMPROVEMENTS.

Lots $75 to $100 each, $5 monthly.

Choice plots from $150 to $200 each, with STONE SIDEWALKS, SHADE TREES, &c., &c.

IT COSTS NOTHING to examine this offer.

Maps and passes FREE at our office.

Corona is but five miles by railroad; 18 minutes' time from Hunter's Point Depot. Commutation only 80 cents weekly. In points of healthfulness and accessibility it is unsurpassed. Schools, Churches and Stores, forty-nine trains daily, from 5:41 a. m. until midnight. It is growing very rapidly and under our personal supervision and with a large expenditure of money we intend to make this pretty village equal to the finest on this continent. Choosing it as a place of residence we feel especial pride in its advancement. Visitors can take the one o'clock or 2:30 train at Hunter's Point daily, excursion ticket only 25 cents, and call at our office, beside the depot at Corona—open all day—or be at our city office at 12 o'clock noon, to go with our salesman at our expense. Call in forenoon for map at HITCHCOCK'S REAL ESTATE OFFICE, 14 Chambers-st., N. Y.

MORRISTOWN.—For sale, new house, finest location, south-st. opposite James-st.; 8 bedrooms, hardwood floors; 4 open fireplaces; sanitary plumbing, large stable, lot 350 feet deep; terms easy; also furnished house to let, 7 bedrooms, same location. Address Box 578, Morristown, N. J.

NORWICH, CONN.

Delightful country seat for sale, furnished or not. Place is perfectly healthful, commanding, unique and retired, though but five minutes' walk from centre. Eleven acres, dry, stone dwelling, good repair, all conveniences, eleven rooms besides attic, large parlor, rising ground, view down Thames five miles; outlook and picturesqueness unmatched. Fruits, flowers, pond, ample stable, two cottages; place has been self-sustaining. Best schools, all churches, boats and trains to watering places. Part mortgage. J. W. ATWATER, 150 Broadway.

OPERA HOUSE FOR SALE.

AT HARTFORD, CONN.

120 feet long by 80 feet wide. Lot 125 feet by 100 feet. The seating capacity of the house is 1,700. Easy facilities for leaving in the east, south and north sides of the building. The live; palatial drop in the United States, and all the scenery will be sold with the Opera House. A bargain is offered to any one who knows how to run an opera house. Address or call at E. B. DILLINGHAM'S Agency, 241 Main st., Hartford, Conn.

Or WILLIAM W. ROBERTS, on the premises.

ONLY $10,000 FOR 100 ACRES bordering on a beautiful lake five miles long in Litchfield County, Conn.; lovely, shady drive on shore and around the entire lake. S. M. BROWN, 145 Broadway.

ORANGE, N. J. (this vicinity specialty) PROPERTIES.—Sale, rent; near all stations. EDWARD F. HAMILTON & CO., 2 Pine-st.

ORANGE, N. J.—Desirable house, handsomely furnished; every convenience; fine grounds July 1 to 15, two months, $85 month; two minutes from station. Call or address Room 10, 206 Broadway.

TO LET.—A comfortable house, nicely furnished throughout with or without barn, in Orange, N. J.; terms moderate. Address D., Ridge, corner Linden-place, Orange, N. J.

TO LET, FURNISHED.—A new frame cottage of six rooms at Sheffield Beach, South Lyme, Conn. Close to the beach, in a healthy location; bathing unsurpassed. Pleasant country for walking, driving, &c. Rent $150 for the season. Address, P. O. Drawer 31, New-Haven, Conn.

Summer Resorts.

A.—MEADOW BROOK FARM, on Delaware River, near Margaretville, Delaware County, N. Y.—Pleasantly situated, elevated ground, splendid views, healthy location, large new house, large rooms, wide verandas, good shade, fruit; wants fifty boarders. Trout stream, hunting grounds, mountains near, spring water, good table, dairy; every free from and to Uls. and Del. R. R.'s depot at Arkville. Address E. H. CARPENTER, Margaretville, N. Y.

ARE YOU GOING TO THE COUNTRY? HOME JOURNAL, Out to-day, with extra sheet, has Fourth Edition of the SUMMER RESORT GUIDE, Giving places, prices, distances, and all particulars. Sold everywhere. Five Cents. MORRIS PHILLIPS & CO., 3 Park Place, New-York.

ADIRONDACK MOUNTAINS, "RALPH'S," CHATEAUGAY LAKE.—Most easy of access of any mountain resort. Send for circular. MRS. M. S. RALPH, Proprietor, Rogersfield, N. Y.

ADIRONDACKS.—Leland Cottage, summer board. Reference, O. F. Shaw, 79 Cedar-st., New-York. For particulars address J. M. LELAND, Schroon Lake, Essex Co., N. Y.

Summer Resorts.

ADIRONDACKS AND LAKE GEORGE.

DELAWARE AND HUDSON CANAL CO.'S RR.S.

"The Favorite Tourist Route of America."

The short line between New-York and Canada—Saratoga, Lake George, Lake Champlain, the Adirondacks, Montreal, Quebec, the St. Lawrence and Saguenay River, Cooperstown, Sharon Springs and Howe's Cave, present a choice of every attraction associated with American summer life and travel. Tickets on sale at all prominent ticket offices. Send for maps, time tables, descriptive pamphlets, excursion rates, &c., to J. W. BURDICK, General Passenger Agent, Albany, N. Y.

ADIRONDACKS.

WINDSOR HOTEL, ELIZABETHTOWN.

This well-known hotel opens for the season June 1; is surrounded by some of the finest mountain scenery in America; good drives; pure cool air; unsurpassed for health and comfort. For terms address ORLANDO KELLOGG, Elizabethtown, Essex Co., N. Y.

A.—THE WINDSOR, Norwood, N. J.—Large, beautiful private home for a limited number of summer guests; newly furnished, spring beds, high, healthy, bathroom, hot and cold water; near P. O., church, five minutes to station—Northern Railroad, New-Jersey, or West Shore—17 miles from New-York. Please call or address References—Charles E. Knapp, 13th-st. and 6th-ave., N. Y. S. Chase, New-York Tribune. THE WINDSOR, Norwood, N. J.

A REMARKABLE MAP!

Rivers and Lakes white. Mountains named, with their altitudes correctly given.

"BIRD'S-EYE MAP OF THE MOUNTAIN RESORTS OF NEW-YORK STATE AND HOW TO REACH THEM."

Shows the entire route from New-York to Montreal; the St. Lawrence and 1,000 Islands; the Adirondacks, Catskills, Richfield Springs, Cooperstown and Saratoga. Size 15x30; cloth back, wooden rollers. Price 50 cents. Mailed, postage paid, on receipt of price. WALTON VAN LOAN, Catskill, N. Y.

ARGYLE HOTEL,

BABYLON, L. I., ONE HOUR VIA L. I. R. R. NOW OPEN.

Perfectly appointed. Liberal management and rates. Beautiful park of seventy acres. New bath-houses. Orchestral music. Exceptionally fine boating, fishing, driving and stabling facilities. RICHARD H. STEARNS, Proprietor.

ASBURY PARK, N. J.—Hotel Albion.—The newest and one of the largest and best hotels in the Park. Delightfully situated within 200 yards of the surf. Accommodations for 400 guests. Now open. Music. Hops Saturdays. The 6th season of the proprietor in the Park. Terms reasonable. Send for circulars. C. H. PEMBERTON.

A FEW BOARDERS can be accommodated in a private family in country. MRS. R. B. WILBUR, Lintondale, Ulster Co., N. Y.

ALBURGH SPRINGS HOUSE, Alburgh Springs, Vt. This well-known House has been thoroughly renovated. Beautiful scenery, healthful sports, fine floating, fishing and driving. The Springs are celebrated for their great medicinal qualities. Good facilities for bathing. Terms reasonable. L. E. BROOKS, Proprietor.

ASBURY PARK, N. J.—Hotel Brunswick. One of the largest and best hotels in the Park; situated directly on the beach; open under the same management; circulars. C. GARRETSON.

AVON BEACH HOTEL,

BATH, L. I.

This popular summer house now open as a first class family hotel. Fine bathing, boating and fishing. Forty minutes from New-York by railroad or steamboat. THOMAS D. WINCHESTER.

AVON INN,

KEY EAST BEACH, N. J., NOW OPEN.

Charmingly situated, five miles south of Long Branch. Hot and cold seawater baths on three floors. ARTESIAN WELL WATER FROM DEPTH OF 500 feet. Sanitary arrangements perfect. Send for "A SEASON AT AVON INN ILLUSTRATED." Address B. H. YARD, who may be seen at Murray Hill Hotel, New-York City, on Thursday evenings.

BELMONT HALL, Schooley's Mountain, N. J. Open June 1 to October 1 as a first-class family hotel. Cool, pure mountain air. Address D. A. CROWELL, Proprietor.

BATH BEACH HOUSE,

BATH, L. I.

Unsurpassed location, new house, new furniture, excellent table, comfortable beds; water front, boating, bathing, fishing. Moderate prices—40 minutes from city. T. LEWERS.

BLOCK ISLAND, R. I. Hotel Manisses, 15 miles at sea; delightful climate; superb bathing; splendid beach and blue fishing; daily boats; cable; perfect drainage. Prices reasonable. N. Y. Agent C. W. Bailey, 32 Bway, 4th floor. Send for illustrated book. C. E. Brown, 43 Bowdoin-st, Boston.

BOARD can be obtained on one of the pleasantest farms in Conn. River Valley; delightful drives, boating and fishing; fruits, vegetables and milk unrobbed of its cream; photographs seen and reference given at Rockwood's, 17 Union Square; terms $7. Address FRANKLIN FIELD, Montague, Franklin Co., Mass.

BLOCK ISLAND, R. I.—Ocean View Hotel. A summer at sea. Fine bass, blue and sword fishing. Surf bathing, fine drives. First-class. Elegant music hall, good orchestra. PERFECT DRAINAGE. N. Y. Office 52 B'way. C. W. BOLLES, agt., will call if desired. Refer to Dr. H. CULTIS, 29 West 20th-st. O. S. HARDIN, 43 Bowdoin-st., Boston.

BAY VIEW HOUSE, Bridgehampton, L. I. One of the most beautiful and healthful places on Long Island. Magnificent country residence; extensive and beautiful grounds, fine lawn, abundant shade, elegant rooms, abundance of fruit on the place; table first-class. Address BAY VIEW HOUSE, Bridgehampton, L. I.

CATSKILL MOUNTAINS.

THE LAUREL HOUSE.

KAATERSKILL FALLS, CATSKILL, N. Y.

OPEN FROM MAY TO OCTOBER.

First-class Family Hotel, having all modern improvements. PURE SPRING WATER. NO MALARIA. Send for circular. J. L. SCHUTT, Proprietor.

CATSKILL MOUNTAIN HOUSE.

Open June 1st to October 1st.

Best location and grandest views in the Catskills. 15 degrees cooler than New-York or Philadelphia. Send for Circular. Catskill Mountain House Co., Catskill, N. Y.

CATSKILL MOUNTAIN BOARD.—Large, airy rooms; good accommodations. MRS. J. J. WALDRON, East Durham, Greene Co., N. Y.

CATSKILLS.—The COLUMBIAN, Cairo, N. Y. Splendid location; white sulphur springs, grand view, airy rooms, refurnished; fine piazzas, ample grounds; easy access by rail or Hudson; moderate terms. Send for illustrated prospectus. LYONS, 240 Broadway.

CATSKILL MOUNTAINS. TREMPER HOUSE, Opens June 17th. Terms, $3.50 per day. Special arrangement by the month. Address J. H. TREMPER, Jr., Phoenicia, Ulster Co., N. Y.

CATSKILL MOUNTAINS. WINCHELL'S COTTAGE, Palenville, N. Y. A delightful Mountain resort with perfect sanitary conditions; 4 hours from New-York; 3 minutes from railroad station.

CATSKILL MOUNTAINS.—Good board at first-class farmhouse, near Mt. Pisgah. Pure mountain air and water. Pleasant, quiet and homelike. Rooms large. Milk, vegetables, &c. Families taken; $7 a week; reduction for season. S. T. & H. B. MABIE, Windham, N. Y.

COLEMAN HOUSE, ASBURY PARK, N. J.

Season 1885. Opens early in June. S. I. COLEMAN.

COLUMBIA HALL, Lebanon Springs, N. Y.—The famous resort, remodelled at expense of $60,000, is now first-class, with all modern improvements. Warm medical spring baths and swimming pools. MT. MANSFIELD HOTEL—Largest and finest in the Green Mountains, at Stowe, Vt. SUMMIT HOUSE, nine miles from Stowe, nearly 5,000 feet altitude. Proprietor of above hotels will be at Sturtevant House every Tuesday, with plans of rooms, from 11 a. m. to 1 p. m., or will call to any address. Send for circulars. JOHN O. PLANK, Lebanon Springs, N. Y.

CONGRESS HALL,

SARATOGA SPRINGS.

OPEN FROM JUNE 13 TO OCTOBER 1.

Rates: June and September, $3 per day; July, $3 and $3.50; August, $3.50 and $4. CLEMENT & COX, Proprietors. H. S. CLEMENT, Manager.

COUNTRY BOARD on Long Island; location unsurpassed; references exchanged. Address MISS ELDERKIN, Setauket, L. I.

COUNTRY board near bay and ocean; bathing, sailing, airy rooms. Will meet parties at depot. JOHN W. TUTHILL, Speonk, Long Island.

CRESCENT VALLEY HOUSE, Pawlet, Vt. New and first-class hotel. Gas, electric bells, bathrooms, hot and cold water. Price from $7 to $10 per week. For plan of rooms, prices and circulars, address E. A. DEVENE, Manager. Or call at Automatic Disinfector Co., 852 Broadway, N. Y.

DELAWARE WATER GAP, PA.

THE KITTATINNY.

New open, rates reduced during May and June. Recently rebuilt and enlarged, having all modern improvements. Sanitary arrangements perfect. No mosquitoes; no malaria. Send for circular. W. A. BRODHEAD & SONS.

DUTCHER HOUSE.

Pawling, Dutchess Co., N. Y., 63 miles from N. Y. on Harlem R. R.; fast trains and cheap commutation. Hotel and Cottages accommodate 250; first-class, elegantly furnished; sanitary requirements perfect; pure mountain spring water; no malaria or mosquitoes; extensive grounds, good drives and fishing. Hotel now open. Send for circular. JAMES A. JEWELL.

FOREST HILLS HOTEL, Franconia, N. H. "The Bijou of the White Mountains, accommodates 150. Is modern and thoroughly first-class; location high, dry and central. PRIEST & DUDLEY, Proprietors.

FOREST HOUSE. BUDD'S LAKE, MORRIS CO., N. J. Will open for season of 1885 on June 27th, under entirely new management. WM. H. BAKER, Proprietor. Late of Girard House, Philadelphia.

FOR First-class Board, pleasant rooms, lovely drives, walks and beautiful, pine grove, in vicinity of White Mountains, address E. W. BARTLETT, Lisbon, New-Hampshire.

GARRISON HOUSE, YORK BEACH, MAINE. A very desirable summer resort. House beautifully situated, and first-class in all respects. Send for circulars. SANBORN & PREBLE, Proprietors.

GRANT HOUSE,

JEFFERSON HEIGHTS Catskill, N. Y.

This popular summer resort is favorably located and very accessible. High elevation. Perfect drainage. No Malaria or Mosquitoes. Hotel accommodates 300. Open from June 1 to October 1. For circulars or information address GRANT & CORNELL, Catskill, N. Y.

Summer Resorts.

GLEN RIDGE HOTEL,

CORNWALL-ON-HUDSON, N. Y.,

Now open for guests. No mosquitoes; no malaria. A healthier and pleasanter place than Glen Ridge cannot be found. New furniture and carpets, electric bells, hot and cold baths, and all conveniences of a first-class hotel. Buses on arrival of each train and boat. Address or apply to S. M. MOLLOY, Proprietor. J. H. ROBINSON, Manager.

GLEN SUMMIT HOTEL,

GLEN SUMMIT, PENN.,

150 miles from New-York, on the Lehigh Valley R. R. This new hotel accommodates 250 guests and occupies a beautiful site on the Nescopeck Mountains, on a dividing ridge between the Lehigh and Wyoming Valleys; 2,000 feet elevation; open the entire year. Transient rates for May and June, $2.50 per day; $12.50 per week. Address J. W. ALMY, Manager.

HATHAWAY HOUSE,

DEAL BEACH, NEAR LONG BRANCH.

Open from June to October. A select family summer retreat, having extensive well-shaded grounds. Music throughout the season. Address WILLIAM HATHAWAY.

HEATH HOUSE. Schooley's Mountain Springs, N. J., the most healthful and attractive mountain resort convenient to New-York. Opens early in June. Send for circular. J. WARREN COLEMAN.

HIGHLAND HOUSE, Garrison's-on-the-Hudson, now open. Terms $2.50 per day. Liberal arrangements with families. Send for circular. G. F. GARRISON.

HORICON LODGE,

KATTSKILL BAY, LAKE GEORGE, N. Y.

Pleasantly located on Ripley's Point, ten minutes from telegraph and post offices. Good accommodations for forty boarders. New buildings, fine view, elegant bathing beach, good fishing, new row-boats. Steamboats stop at our dock. Nice shady grove, no mosquitoes, no malaria. Will open June 1st. Terms moderate; especial inducements to families. For further information address GEORGE A. FERRIS, Sandy Hill, N. Y.

HOTEL BELLEVUE,

DOBBS FERRY, WESTCHESTER COUNTY, N. Y.

Modern improvements, gas, water, &c.; spacious grounds (forty acres), lawn and woodland; near Ardsley Station, New York City and Northern Railroad; 58 minutes from Wall-st. For terms, &c., apply to H. L. FIELD, Prop., Dobbs Ferry, N. Y.

HOTEL KAATERSKILL,

CATSKILL MOUNTAINS.

OPENS JUNE 27.

The annex building, insures quiet for families or invalids. Railroad access direct to the hotel via N. Y. C. & H. R. R. R. and West Shore R. R. Tickets sold and baggage checked through. Address W. F. PAIGE, Manager. Grand Hotel, Broadway and 31st-st., New-York.

HOTEL SHREWSBURY,

SEA BRIGHT, N. J.,

Will open June 18, 1885. WOOLMAN STOKES, Proprietor.

HOTEL WILBURTON, NORTH SPRING LAKE, N. J., Will open June 25. A strictly first-class House, elegantly furnished, situated directly on the beach. Ocean view from nearly every room. Terms reasonable. For circulars and information address THEO. OVEN & SON, Spring Lake P. O. Also of Metropolitan Hotel, Asbury Park.

HULETT'S LANDING HOTEL,

LAKE GEORGE, WASHINGTON CO., N. Y.

Open June to October. Favorite resort for New-York and Brooklyn people. Excellent table. Boating, fishing, Tennis, Bowling-alley, Billiards and Mary Anderson's steam yacht "Gypsies." Terms moderate. Special rates for June and September. Send for descriptive circular and references. Address until May 10, P. O. Box 426, Albany, N. Y. After that date Hulett's Landing, Washington Co., N. Y. W. BOWARD BENDER, Proprietor.

INDIAN HARBOR HOTEL,

GREENWICH, CONN., on the Sound.

Forty-six minutes from New-York, now open. Bathing, boating and fishing; beautiful drives. For circulars and particulars address MATTHEWS & DEVINE, Proprietors.

ISLAND HOUSE,

BELLOWS FALLS, VT.

Will open for guests the 25th of June. Situated in the beautiful valley of the Connecticut, among the most picturesque scenery of New-England half way between New-York and White Mountains. Most liberal terms made for one month or the entire season. CHARLES W. TOWNS, Proprietor.

ISLE OF WIGHT.

Lawrence Station, Long Island, 40 minutes from City. OSBORNE HOUSE, now open.

Our seaside advantages: southern exposure to the Atlantic; fine drives; drainage perfect; water cannot be excelled. Address W. L. FISH, Manager, Lawrence, L. I.

JUNE BOARD at the Prospect House, Prince ton Centre, Mass. 1,175 feet above the water mark the Wisconsin Mountains; a first-class house in every respect; good livery stables connected; a few good rooms for the season at reasonable rates. Terms for June $7 per week. W. C. DAVIS.

KENT HOUSE, LAKEWOOD, N. Y., on Lake Chautauqua, 1,350 ft. above the sea. Pure Air. Pure Water. No Annoying Insects. Perfect Sewerage. No Malaria. All Modern Improvements. Opens June 20.

LAKE HOUSE,

SPRING LAKE BEACH, N. J.

NOW OPEN. H. C. BORGNER. MODERN APPOINTMENTS. SEA SHORE AND COUNTRY COMBINED.

LAKE VIEW HOUSE.

Among the Green Mountains, situated on the shore of Lake St. Catherine, Poultney, Vt. OPEN JUNE TO OCTOBER.

A beautiful sheet of spring water seven miles long, one and a half miles wide. No malaria, mosquitoes or dampness. Grounds very extensive. Croquet, lawn tennis, billiards, bowling and good fishing. Board per week $7 to $8. Table excellent. Accommodates 65 guests. Round Trip 6 days. Address PETER J. GRIFFITH.

LAKE STREET CATHERINE HOUSE, Wells, Vt. Among the Green Mountains; high, shady grounds, good boating and fishing; hotel 150 feet from the lake. Terms $10 a week; special rates for families for the season. Address IRVING WOOD, Proprietor, Wells, Vt.

LONG BEACH HOTEL

AND COTTAGES, L. I.

OPEN EARLY IN JUNE.

Special rates for families. Accessible, quiet and strictly first-class. The finest beach surf-bathing unsurpassed. Hot salt water baths a specialty. For the accommodation of parties wishing to look at rooms trains leave Long Island City at 11:05 a. m., returning leave the Beach at 4:35 p. m. SOUTHGATE, MURRAY & WILKINSON.

THOUSAND ISLAND HOUSE,

ALEXANDRIA BAY, St. Lawrence River.

Prices by the week, $17.50 to $28. No mosquitoes, no malaria, no hay fever, perfect drainage, house first-class, best music, every amusement, finest bathing and boating. R. H. SOUTHGATE, Proprietor.

CHAS. P. CLEMES, Manager.

For information regarding the above houses apply at the Hotel Brunswick.

LONG BRANCH.—Ocean Wave Hotel, Ocean-ave., no open under my own management. Special rates for families. JOHN P. DOYLE, Proprietor.

LONG BRANCH, N. J. THE ATLANTIC HOTEL will open June 6 for the season 1885. HENRY HOWLAND, Late Howland's Hotel.

LONG BRANCH.

The four elegant "HOLLYWOOD HOTELS" are now open for the summer months for transient and permanent guests; meals served a la carte. The cottages attached are to rent, furnished with hotel service if required. Address C. T. JONES, Hollywood, Long Branch.

MANHANSET HOUSE

AND COTTAGES, SHELTER ISLAND, L. I., N. Y.

This beautiful sea-side summer resort will open June 25. For diagrams of rooms and cottages call upon or address E. N. WILSON, Proprietor. "The Langham," 5th-ave. and 52d-st., New-York.

MIZZEN TOP HOTEL, THIRTEEN HUNDRED FEET ABOVE THE SEA, N. S. Howe, Manager. Porter & Keith, Proprietors. QUAKER HILL, DUTCHESS COUNTY, N. Y. Three miles from Pawling Station, via Harlem Railroad. NOW OPEN. Apply at the Hotel or to P. T. KEITH, at the Astor House.

MONMOUTH BEACH, near Long Branch.—Ross Cottage will be opened for guests June 5, until then, address MRS. ANNAN, 186 Remsen-st., Brooklyn.

MOORE'S HOTEL,

Trenton Falls, N. Y.

Finest scenery and falls in the world. Send for circular. M. MOORE, Proprietor.

NEPTUNE HOUSE, OCEAN BEACH, N. J., Completely renovated and open for reception of guests. Nearly every window an ocean view. 50 yards from the surf. Beach drive to Spring Lake. Tennis court and bowling alley. MRS. SANDEMAN.

OCEAN GROVE, N. J. ATLANTIC HOUSE (90 minutes by cars from New-York), one hundred yards from the surf; perfect drainage; pure water from artesian well driven to the depth of 450 feet. Send for circular.

OPEN ALL THE YEAR. CENTRAL HOTEL, Long Branch, N. J. OPPOSITE THE DEPOT. B. L. WINNER, Manager.

OTSEGO LAKE,

Cooperstown, N. Y.

ONLY EIGHT HOURS FROM NEW-YORK CITY, and same altitude as Adirondacks and Catskills. NO MALARIA, NO HAY FEVER, NO MOSQUITOES. Fine boating, fishing and driving. The COOPER HOUSE, accommodations for 500 guests, will open June 25. Reasonable prices. Send for illustrated pamphlet describing new route through the Catskills. Will open the new St. Lawrence Hotel, head of the Thousand Islands, Cape Vincent, N. Y., July 1st. Winter season, connected with the Florence Hotel, Old Point Comfort, Va. E. E. CRITTENDEN.

Summer Resorts.

MT. KINEO HOUSE, MOOSEHEAD LAKE, MAINE.

The favorite resort for sportsmen, tourists and invalids. Hay fever unknown. For a circular, address O. A. DENNEN, Manager, as above, or CHENERY & CO., 196 State-st., Boston, Mass.

PAVILION HOTEL, Islip, L. I., now open. JAMES SLATER, Proprietor. Also of the BERKELEY, 5th-ave., cor. 9th-st., New-York.

PROSPECT HOUSE, near Delaware Water Gap; healthy location; pure mountain air. Address CHARLES DEARE, East Stroudsburg, Penn., Box 71.

PAVILION HOTEL,

WOODSBURGH, L. I.

Now open. Eighteen miles from N. Y. City and Brooklyn. Magnificent family resort. Children's paradise; elegant drives; commodious stables; $3 per day; special rates to families. Address A. S. GLADWIN.

PENINSULA HOUSE, SEABRIGHT, N. J.

Ninety minutes from New-York. House has been moved to the Ocean Bluff, enlarged and improved; first-class appointments. Ocean and river attractions. No mosquitoes. Now open.

PLEASANT SUMMER RESORT, famous for beauty and healthfulness; large, commodious rooms; extensive lawn; combine city and country advantages. Address 120 High-st., Middletown, Conn.

PARK HOUSE, Plainfield, N. J.—One hour from New-York; a delightful summer resort for families and transient; good table; terms reasonable. J. A. HOPKINS.

RICHFIELD SPRINGS, N.Y.

THE NEW AMERICAN, OPEN FROM JUNE 15.

The office will be in charge of Mr. P. T. WALL (formerly of the St. Nicholas, of the Hoffman House, N. Y., where applications for rooms may be made until July 1, or address URIAH WELCH, Richfield Springs.

ROUND ISLAND HOUSE, River St., Lawrence, will open June 15. House supplied with all modern improvements; water, gas, &c.; best bathing in the river; good boatmen in attendance; boat livery attached; no mosquitoes; house located 25 feet above the water; no place more healthy can be found. Send for circular. GEORGE L. DAVIS, Manager, Clayton, N. Y.

RAY BROOK HOUSE,

RAY BROOK, ESSEX CO., N. Y.

This house is located in the centre of the mountain region, and is surrounded by a forest consisting chiefly of pine, spruce, hemlock and balsam, noted for their health-giving properties; in fact, it has proved to be one of the healthiest localities in the mountains, especially for those suffering from lung and throat difficulties. Business men can find no better place to spend their vacation. Altitude, 1,850 feet above the tide.

ACCOMMODATIONS.

New hotel, piano, large parlor with fireplace, finished in the native hardwoods, no paint; large and well-ventilated rooms, nicely furnished.

For Pure, cool, mountain spring water. Owning a farm adjoining the hotel, the proprietor can supply his tables with new milk and cream, fresh butter and eggs. We also give our guests BROOK TROUT during the entire season. Two daily mails. Telegraph and post office in hotel. DUNCAN CAMERON, Proprietor.

SARANAC LAKE HOUSE, Adirondacks, The well-known and popular summer resort, beautifully situated on Lower Saranac Lake, the key to the mountain lakes and Blue Mountain Lake region, open May 1. Table best in the mountains, rooms large, well ventilated and thoroughly renovated, and newly furnished throughout. Accommodations, 250 guests. Send for circular. Address MILO R. MILLER, Proprietor, Saranac Lake, N. Y.

SEA VIEW, LONG BRANCH, N. J. One block North of Iron Pier. Facing the Ocean. Accommodations for a limited number of Adults. Hot and Cold Sea Bathing.

SHARON SPRINGS, N. Y. Pavilion Hotel and Cottages open June 16. In Sulphur Belt—Hotel Healthful. Introduction of most successful European methods (Pulverization, &c.) for Nasal Catarrh, Bronchial, Rheumatic and Skin Diseases. For pamphlet address JOHN H. GARDNER & SONS.

SHELDON HOUSE, East Lake George, N. Y.—Opens June 1 under the management of O. R. Kenyon, of Troy, N. Y. Pleasant rooms; excellent table; terms moderate. References: O. R. Kenyon, 501 West 25th-st.; W. L. Stroud, 172 Carroll-st., Brooklyn. GARRISON SHELDON, Proprietor.

SPRING VALLEY, N. Y.—A few boarders can be accommodated for the summer; 30 miles from New-York; 5 minutes from depot. Large airy rooms, fine scenery; at from $8 to $10 per week. Address P. S. VAN ORDEN.

STAFFORD SPRINGS HOUSE, STAFFORD SPRINGS, CONN. Opens June 1, 1885, for summer boarders. Prices reasonable. W. A. SEGAR, Proprietor.

SUCCASUNNA HOUSE, Succasunna, Morris Co., N. J., on L. and W. R. R.; 2 hours from New-York; 1,000 feet above tidewater; new house in the midst of a natural forest; accommodates 100 guests. Write for circular. E. H. VANNIER, Proprietor.

SURF HOTEL,

FIRE ISLAND BEACH, L. I.

Pure sea breeze; all the beneficial effects of the ocean without its discomforts; the place to cure malaria, hay fever and chills. Through tickets on baggage checked by Long Island railroad from 7:45 a. m. and 4:30 p. m. Western Union Telegraph Office in hotel. D. S. S. SAMMIS & SONS.

SHELDON HOUSE.

OCEAN GROVE, N. J.

Ocean water and electric baths; passenger elevator; wonderful artesian springs; terms moderate; circulars. WELCOME R. SHELDON, Proprietor.

SEASON OF 1885.

MONMOUTH HOUSE,

SPRING LAKE BEACH, N. J. OPEN FROM JUNE 27.

NEW HOTEL LAFAYETTE,

BROAD AND CHESTNUT STS., PHILADELPHIA. AMERICAN AND EUROPEAN PLAN.

For terms and other information address L. U. MALTBY, Spring Lake Beach, N. J., or Hotel Lafayette, Philadelphia.

SURF HOUSE, OCEAN BEACH, N. J. A first-class family house, located directly on beach. Bathing, boating and crabbing. Terms moderate. E. L. GARRETSON, Proprietor.

TAHAWUS HOUSE, Keene Valley, in the heart of the Adirondacks. Fine mountain view, 450 feet of piazza; pure milk and cream from owner's farm; horses for riding or driving; campers' outfits and reliable guides supplied; rates reasonable. GEORGE W. COOLEFIELD, Keene Valley, N. Y.

THE ALLAIRE, SPRING LAKE BEACH, N. J. The most charming location on the beach. Modern appointments. E. M. RICHARDSON.

THE BALDWIN,

BEACH HAVEN, N. J.

This new and elegant Hotel will commence its second season early in June. The finest seaside resort on the Atlantic Coast. GEORGE W. KITTELL, Proprietor. Also of the MAGNOLIA, Toms River, N. J.

"THE BELLEVUE,"

NEAR SEABRIGHT, N. J.

The most charming location on the Jersey coast. Send for illustrated "Highlands and Sea." M. WH