Real Estate.

Money to Loan on
BOND AND MORTGAGE,
AT
5% PER ANNUM
BY THE
Equitable Life Assurance Society of the United States,

On well located Private Dwellings and Business Property in New-York City.

THERE ARE FOUR IMPORTANT REASONS WHY IT IS DESIRABLE TO BORROW OF THIS SOCIETY.

FIRST—This Society during the recent financial stringency did not raise its rate of interest on mortgages which had become payable.

SECOND—While the Society reserves its legal rights, nevertheless, if the security remains good, the property is kept in good order, and interest, taxes and assessments promptly paid, it is not its practice ever to disturb existing mortgages.

THIRD—Upon the expiration of such loans as are above described, say one, two, or three years, the Society, if desired, is willing to accept payment in one amount or gradually during a series of years, as may be agreed upon.

FOURTH—The borrower is not charged any fee for searching title, but only actual disbursements.

APPLY TO

T. D. JORDAN, Comptroller.
Equitable Building, 120 Broadway.

Firm of
LEONARD J. CARPENTER
Gives special attention to collection of rents and general management of property.
41 Liberty St. and 1,181 3d Ave.
D. Y. Swainson. A. H. Carpenter. E. E. Carpenter.

FOR UNEMPLOYED:
I will give to five different parties 100 acres each of "good farming land," situated in Carteret County, N. C., on the county road, running from New-Berne, N. C., to Beaufort, N. C. Any further information in regard to same will be promptly and cheerfully given by addressing
KILLEY E. TERRY,
Wholesale Lumber Dealer,
Morehead City, N. C.

City Property For Sale.

$14,000.

WE ARE OFFERING A FEW OF OUR HOUSES ON 139TH ST., BETWEEN 7TH AND 8TH AVES., AT $14,000 AND UPWARD. WE GIVE YOU THE FOLLOWING REASONS WHY YOU SHOULD BECOME A PURCHASER:

1st.—They are the cheapest houses in the market.

2d.—They are WELL BUILT.

3d.—They are DECORATED by ARTISTS, and the gas fixtures and window shades are of the LATEST DESIGN.

4th.—The neighborhood is restricted to private dwellings only; the streets are asphalted; no nuisance is tolerated.

5th.—They have rear entrances for tradesmen and for the removal of garbage.

6th.—They are more accessible than anything in Brooklyn or New-Jersey.

Particulars at office of
CHARLES H. LE VAIRE, Real Estate,
N. E. corner 138th st. and 8th ave.
Telephone 647 Harlem.

Finest Block of 3-Story Houses
IN NEW YORK.
Another Lease Sold on Saturday.
Cabinet Trim.,
Exposed Plumbing,
Tiled Bathrooms,
Restricted Neighborhood.
NINE ALREADY SOLD.
40 PER CENT CASH, BALANCE ON TERMS TO SUIT.
136th Street, bet. 7th and 8th aves.
Salesman on Premises.

88th St., No. 60.
Four-Story, High-Stoop, Brownstone new dwelling, handsomely decorated, new gas fixtures, &c.
APPLY ON PREMISES, OR TO
ERASTUS HAMILTON,
120 Broadway, New-York.

75th St., near 5th Ave.,
Four-Story High-Stoop Brown-Stone.
Apply on premises, or to
ERASTUS HAMILTON,
120 Broadway, New-York.

Madison Ave., No. 1138,
Four-Story High-Stoop Brown-Stone.
Apply on premises, or to
ERASTUS HAMILTON,
120 Broadway, New-York.

Manhattan Ave., No. 354,
Three-Story High-Stoop Brown-Stone.
APPLY ON PREMISES, OR TO
ERASTUS HAMILTON
120 Broadway, New-York.

FOUR STORY HOUSES.
73d Street and 85th Street,
WEST SIDE.
CLARK ESTATE, 25 West 23d Street.

A.—A.—A.—SMALL HOUSES FOR SALE.—The three-story and basement brownstone houses situated on the north side of 121st-st., east of Morningside Park. A location unsurpassed for healthfulness and first-class surroundings; private residences in front and rear; houses 60 feet deep; abundance of closet room; thoroughly well built in every particular; easy payments if desired; prices exceedingly low.
J. W. & A. A. TEERS, 353 WEST 121ST ST.

A FINE DOWNTOWN business property in the choice drygoods district, near Broadway, 25x100; nearly new five-story building, rented for over $5,000; price, $63,000; easy terms to suit. Office of ESTATE OF EDGAR PATTAN, 533 Broadway. (No brokers.)

A.—BROADWAY, above Broome-st., a first-class investment property, well rented, for sale cheap; also fine corner, Broadway, above 23d-st.; also above 34th-st. WM. P. SEYMOUR, 171 Broadway.

A LARGE, CHOICE plot of lots, 135th (wide street) st., corner Lenox-ave.; would divide for sale cheap; might exchange. Apply to WM. P. SEYMOUR, 171 Broadway.

AN EXTRA WIDE, nearly new, modern house, near 5th-ave., below 58th-st., for sale cheap; others 20 to 30 feet wide, on and near 5th, Madison and Park aves., below and opposite the Park. WM. P. SEYMOUR, 171 Broadway.

A SPLENDID INVESTMENT.—Five-story brownstone double flat, 31x60x102.2, in private neighborhood, overlooking Central Park, close to "L" station; all rented on leases at $5,610; mortgage $31,000 at 5 per cent; asking price, $55,000. SLAWSON & HOBBS, 284 Columbus-ave., near 73d-st.

MAIDEN LANE, near Broadway.—A desirable property for sale. Apply to WM. P. SEYMOUR, 171 Broadway.

FOR SALE.—The new and elegant four-story, high-stoop, brick, stone and terra cotta front houses,
NOS. 17, 21 AND 23 WEST 88TH STREET,
built in the most substantial manner by day's work; hardwood trimmed, parquet flooring, open plumbing, tiled bathrooms. Terms to suit. Apply to Estate of M. D. ALDRICH, 29 Broadway.

STRICTLY FIRST-CLASS 3-STORY HOUSES
FOR SALE,
673 AND 675 WEST END AVENUE.
FINE LOCATION.
ALONZO B. KIGHT, BUILDER AND OWNER.

THE NOVEL AND ARTISTIC HOUSES, Nos. 4, 6, and 8 West 95th Street, 100 feet from Central Park West, opposite Park entrance at 90th and L station, 93d; high ground, in full view from Central Park. Lots 16.8x100.11; houses 35 feet and extensions; just finished in choicest hard woods; sanitary nickle-plate plumbing; all modern improvements; Louis XIV parlors, Foyer halls, First Empire dining-rooms in Ormolu. Prices, including decorations and gas fixtures, No. 4, $30,000; No. 6 and No. 8, $29,000 each; $6,000 cash, remainder mortgage 5 per cent. Apply to owner, ANSON PHELPS STOKES, 47 Cedar st.

City Property To Let.

Rent $900.00 & Upwards.

If you hire now we will give you immediate possession and date your lease May 1.

Three-story high-stoop and four-story American basement houses.

South side of 138th Street, between 7th and 8th aves., three-story and basement, 22x56.

AN $1,800.00 HOUSE FOR $1,100.00.

South side of 139th st., between 7th and 8th aves., three-story and basement, with extension, 17x50.

A $1,500 HOUSE FOR $900.00.

North side of 139th st., between 7th and 8th aves., four-story American basement, 19x52.

A $1,500.00 HOUSE FOR $900.00.

Neighborhood restricted to private houses.

Handsome decorations, gas fixtures and window shades.

No nuisances tolerated.

Quiet, asphalted streets.

Private driveway in the rear of your residence.

For particulars apply at the office of
CHARLES H. LE VAIRE,
Real Estate,
Northeast corner 138th st. and 8th ave.
Telephone 647 Harlem.

HOUSES TO LET on 86th and 87th sts., near 2d-ave., and on Lexington-ave., near 89th-st. Apply at office of RHINELANDER ESTATE, 155 WEST 14TH-ST., or 255 EAST 86TH-ST.

HOUSE TO LET, No. 30 7th-ave., three-story high-stoop; 10 rooms and all improvements. Apply at the office of RHINELANDER ESTATE, 155 West 14th-st.

4-STORY brownstone house, 16 rooms, including 2 bathrooms and storeroom, to let, unfurnished or partly furnished; suitable for dentist, physician or dressmaker. Apply to 127 East 50th-st., from 11 a. m. to 3 p. m.

Brooklyn Real Estate To Let.

FLATS TO LET in all parts of Brooklyn, with or without steam heat, at very attractive prices. Call or send for special list just out. 20 Court st. and 276 Flatbush ave. LEONARD MOODY.

HOUSES TO LET in all parts of Brooklyn at prices ranging from $200 to $2,000 per annum. I can now offer a most attractive list. Call or send for special list just out, 20 Court-st. and 276 Flatbush-ave. LEONARD MOODY.

TO MANUFACTURERS OF CLOAKS, CLOTHING, underwear, white goods and kindred lines. I offer at moderate rental, or lease, 10,000 or 15,000 square feet, with ample power and good light, in one of the best located and most perfectly appointed factory buildings in Brooklyn, five minutes from the Bridge, with plant complete, which cost $12,000 one year ago; will be sold at a very low figure; this is a rare opportunity for any manufacturing business similar to above.
For particulars apply to LEONARD MOODY,
20 Court-st., or 276 Flatbush-ave.

TO LET.—HOUSE—394 Clinton-st., near Union; opposite beautiful garden; 4-story and brownstone; 16 rooms; elegant order; decorations just completed; this is a rare opportunity to secure an elegant residence at a moderate cost. Apply at 20 Court-st., or 276 Flatbush-ave. LEONARD MOODY.

Furnished Houses To Let.

SMALL CLUB or association, if very select, can share accommodation with another in first-class furnished house, with restaurant facilities. Address S. C. A., Box 120, Tribune Uptown Office.

Unfurnished Apartments to Let.

CENTRAL PARK APARTMENT BUILDINGS.
MADRID, CORDOVA, GRENADA, VALENCIA, LISBON, BARCELONA, SALAMANCA, TOLOSO,
59th Street, 58th Street, and 7th Avenue.
TITLE GUARANTEE AND TRUST CO., Trustee.
N. E. COR. 58TH ST. AND 7TH AV., AND 55 LIBERTY ST., NEW-YORK.
26 Court St., Brooklyn.

Uptown Office: 58th St. and 7th Av.

Desirable Apartments to Let.

Peabody,
102 and 104 Waverley Place.
Steam heat and elevator, $50 to $75 per month.

Irvington and Rockland,
136 to 142 West 16th St.
Steam heated, &c., $45 to $65 per month.

St. John, Wave Crest, Cedarhurst,
35 to 41 East 50th St.
Steam heat, &c., $40 to $65 per month.

Sutherland,
709 Madison Ave., cor. 63d St.
Steam heat and elevator, $70 to $120 per month.

St. Honore,
1,142 Madison Ave., near 84th St.
Steam heat, &c., $60 to $75 per month.
223 and 225 West 135th St.
Steam heat, &c., $42.50 and $45.

Apply to janitors on premises or to
GERALD R. BROWN,
Equitable Building, 120 Broadway, N. Y.

THE BROADWAY, 1,426 Broadway, Metropolitan Opera House Building.—On May 1st, one elegant suite, parlor and bedroom, each 22 feet square, with dressing-room, also extensive closet accommodations; services, heat and gas in the arrangement. WM. L. FISH, Manager.

MORTON-ST., 42.—Handsomest, new, elegantly decorated house in 6th Ward; porte-cochere; hot and cold water, range, private baths and closets; no children; open Sundays; $20 to $25.

Furnished Houses To Let—Country.

QUOGUE, EAST QUOGUE and WEST HAMPTON.
50 furnished cottages to rent. Send for list
HENRY W. HALLOCK, Real Estate,
Quogue, L. I.

AT EAST HAMPTON.—To rent fully furnished for season of 1894, superb villa; newly built and handsomely decorated and furnished; one of the finest country seats on Long Island; spacious parlors, piazzas, halls, staircases, drawing and dining rooms; 10 bedrooms, bathroom, laundry, etc.; lawn and vegetable garden; ocean view. For photographs and particulars, apply to OLCOTT & OLCOTT, 4 Warren-st., New-York.

BEVERLY, MASS.
To let for season.—Fully furnished summer residence on Cabot St., wide piazzas; fourteen rooms; 5 chambers; 3 servants' rooms; Wenham water; modern conveniences; 8 acres; lawn, vegetable and flower garden; shade trees; stabling for 4 horses and man's room in barn.
H. R. SQUIER, 206 Broadway, N. Y.

LONG BRANCH—ELBERON.—To Rent.—The Lyddy cottages; various sizes and prices; best part of Elberon, opposite the Grand and Childs cottages; fine lawns, stabling and bathing; houses elegantly furnished; all modern improvements, new plumbing, etc. For particulars inquire at 351 Fifth-ave., New-York, or gardener's cottage on the grounds.

Long Island.

SOUTH SIDE, LONG ISLAND.—A complete list furnished cottages to rent.
SOUTHAMPTON, BAYSHORE, BABYLON, ISLIP,
and all other Villages on GREAT SOUTH BAY and ATLANTIC OCEAN, between AMITYVILLE and EAST HAMPTON. Office open until 9 p. m. Tuesday and Friday evenings. Maps, Photographs, &c.
NEW-YORK REAL ESTATE CO.,
N. E. Cor. 5th-ave. & 42d-st. (9 Seymour Building).

Out of Town Property For Sale.

10 PER CENT INVESTMENT.—Corner Property in Asbury Park for sale cheap to quick buyer. Six stores (rented) and 50-bedroom hotel, modern improvements. Location one square from ocean. Central hotel district. Merits careful examination. MILAN ROSS, Asbury Park, N. J.

Auction Sales of Real Estate.

BRYAN L. KENNELLY, Auctioneer.
PEREMPTORY SALE
BY ORDER OF THE
Emigrant Industrial Savings Bank.
DESIRABLE INVESTMENT PROPERTIES.
BRYAN L. KENNELLY will sell at auction on
WEDNESDAY, March 28th, 1894,
at 12 O'CLOCK NOON,
At the New-York Real-Estate Salesroom,
111 BROADWAY (TRINITY BUILDING).
108 WEST 44TH STREET.
The desirable four-story basement and cellar brownstone dwelling, just put in complete order throughout; size 16.10x50x100.4.
405 AND 407 EAST 113TH STREET.
The two desirable four-story brick tenements, in good order; size 25x100.11 each.
406 EAST 114TH STREET.
Four-story brick tenement, in good order; size 25x100.11.
408 EAST 114TH STREET.
Two and a half-story and basement frame dwelling, size 26x42. Lot 30x100.11.
Sixty per cent of the purchase money may remain on Bond and Mortgage at 4 1-2 per cent. per annum.
Maps and further particulars of auctioneer, 66 Liberty-st. Telephone, 4,202 Cortlandt.

GEO. R. READ, AUCTIONEER,
WILL SELL AT AUCTION ON
WEDNESDAY, MARCH 14TH, 1894,
At 12 o'clock noon, at the New-York Real-Estate Salesroom, No. 111 Broadway.
SUPREME COURT SALE IN FORECLOSURE.
EDMOND KELLY, ESQ., Referee.
7 WEST 16TH STREET,
three-story brick residence, 33.4x60x92.
For maps, etc., apply to Wm. G. Nicoll, Esq., Plaintiff's Atty., 54 Wall St., or at the auctioneer's, 9 Pine St.

RICHARD V. HARNETT & CO., AUCTIONEERS,
WILL SELL AT AUCTION,
TUESDAY, MARCH 27,
At 12 o'clock noon, at the New-York Real Estate Salesroom, 111 Broadway.
SUPREME COURT PARTITION SALE.
Fraser Estate, under direction of S. L. H. Ward, Esq., Referee.
Howard and Crosby sts., northeast corner, known as 28 Howard Street and 1 and 3 Crosby Street, 5-story iron front building and lot, store and lofts, size 25x87.1x24.3x87.1.
ALLEN, TALMAGE & ALLEN, Esqs., Plaintiff's Attorneys, 320 Broadway.
Maps at Auctioneers', 71 and 73 Liberty-st.

RICHARD V. HARNETT & CO., AUCTIONEERS,
WILL SELL AT AUCTION,
THURSDAY, MARCH 29,
At 12 o'clock noon, at the Real Estate Exchange and Auction Room, 59 to 65 Liberty-st.
By order of Geo. W. Carr, Assignee of Dore Lyon.
262, 264 AND 268 WEST 37TH-ST.—Three 4-story and basement brown-stone and brick dwellings, size 18.9x53x-xx100 each.
6, 8, 10 AND 12 EAST 116TH-ST.—Four 5-story double brick tenements and lots, size 25x75.10x100.11 each.
66, 68, 70, AND 72 WEST 101ST-ST.—Four 5-story brick 3-family tenements and lots, size 25x87.5x100.11 each.
143 WEST 109TH-ST.—5-story brick 3-family tenement and lot, 20.4 front, 22.4 rear, x50x101.6½.
147 WEST 109TH-ST.—5-story brick double tenement and lot, size 25x80x100.11.
413 TO 427 WEST 31ST-ST.—Eight 5-story brick tenements and lots, size 25x80x100 each.
GORE ON EAST SIDE OF COLUMBUS-AVE., Between 91st and 92d sts.
Maps at Auctioneers', 71 and 73 Liberty-st.

RICHARD V. HARNETT & CO., Auctioneers,
WILL SELL AT AUCTION,
WEDNESDAY, MARCH 14,
At 12 o'clock noon, at the Real Estate Exchange and Auction Room, 59 to 65 Liberty-st.
EXECUTORS' SALE.
ESTATE OF JOHN E. BURRILL.
19 EAST 56TH STREET,
NEAR FIFTH AVENUE.
Magnificent 4-story and basement high-stoop brownstone residence, with 3-story and basement extension, 27.6x93x100.5 ft.
105 EAST 63D STREET,
NEAR PARK AVENUE,
3-story brick stable, 6 stalls, box stall, 25x100.5 ft.
BURRILL, ZABRISKIE & BURRILL, Attorneys, 21 Broad-st.
H. H. CAMMANN & CO., Agents, 51 Liberty-st.
Maps at Auctioneers', 71 and 73 Liberty-st.

Unfurnished Apartments To Let.

RUTLAND,
CORNER BROADWAY
AND 57TH ST.
TITLE GUARANTEE AND TRUST CO., Agent
N. E. COR. 58TH ST. AND 7TH AV., AND 55 LIBERTY-ST., NEW-YORK.
26 Court St., Brooklyn.

Apply at offices of the company or to Superintendent on premises.
Rents, $11.00 to $15.00.
Unfurnished apartments.

EARLSCOURT,
31st-st. and Madison-ave.
A desirable Corner Apartment, 10 or 19 rooms and bath and butler; southern exposure; electric light and cold storage supplied; cannot be duplicated for the money; also one sublet. Apply on premises.

A.—A.— X ST. CATHERINE X
APARTMENT HOUSE,
Madison-ave. and 53d-st.
TO LET.
One elegant suite of 15 rooms, two servants' rooms and laundry; has a direct and unobstructed exterior view of 220 feet; the suite comprises the entire floor. The cabinet work and decorations are not surpassed by any house in the city. Also a similar suite of 10 rooms. Particulars on premises, from J. D. BROOKS, Superintendent.

MANHATTAN, 244 EAST 86TH ST.
A FEW APARTMENTS ARE TO LET IN THIS MODEL APARTMENT BUILDING.
EVERY CONVENIENCE.
CALL AND INSPECT, OR INQUIRE AT OFFICE OF RHINELANDER ESTATE,
155 WEST 14TH ST.

THE CLEVELAND,
126 TO 130 EAST TWENTY-FOURTH STREET.
From May 1st, large flats, unfurnished, newly papered and painted, to rent to acceptable family of adults. All rooms light and open to outside air, parquet floors in parlors, &c. Rent fifteen hundred. On view 10-3. Owner resident.

Furnished Apartments To Let.

GENTLEMAN going South will sublet suite of five rooms and bath, furnished, in the Florence, corner 4th-ave. and 18th-st.

HOTEL GRENOBLE APARTMENTS,
57TH ST. & 7TH AV.,
Choice corner apartment, three large rooms and bath, newly finished; also one of six rooms and bath.
APPLY HOTEL OFFICE.

THE WINCHESTER, 1,244 BROADWAY, ABOVE 31ST-ST.
2 SEVEN-ROOM FLATS.
Business or dwelling; rent $60 and $90; hall boys, elevator; also small suites.

Country Property To Let.

FACTORIES TO LET.
At Orangeburgh, New-York, 21 miles from New-York City, on the West Shore, Ontario and Western, and Erie Railroads, with switch from each road. Two new one-story brick buildings, 75x130, built on the most approved modern plans. Will be let with electric power, either singly or together. This location is unsurpassed for manufacturing purposes. For further information apply to T. T. P. LUQUER, Agt., 45 Broadway, New-York.

TO RENT—COTTAGE AT NEW-LONDON, CONN., for season 1894, a gentleman's place, two acres, on Pequot Ave., three-eighths mile north of Pequot House; house containing 15 rooms, including two bath-rooms and billiard-room; piazza three-fourths around the house, part of same being 24 feet wide; all fully furnished; barn contains two regular and two box stalls, coachman's room, harness-room and carriage-room; private dock 180 feet long; two landings for small boats; seven feet of water at end of dock at low tide; perfect anchorage anywhere in front of dock. To see photographs and obtain particulars call on owner, J. WALTER THOMPSON, Room 25, Times Building, New-York.

TO LET.—At Yonkers, two handsome Queen Anne houses; thirteen rooms; desirable location; large closets; sanitary plumbing; all modern improvements; ten minutes' walk from two stations. Address 169 Hawthorne-ave.

Brooklyn Real Estate For Sale.

FINE, LARGE three-story brick dwelling, 22x50 feet, with extension; lot 25x100 feet, with option of buying vacant lot alongside; house built and finished in the best manner; can easily be turned into three flats; great bargain for party who wishes to live in house and let out two flats; situated in East 143d-st., 23d Ward, New-York City, close to steam, elevated and electric railroads. Address A. M. B., 409 East 143d-st., New-York.
No agents.

To Let For Business Purposes.

THE QUICKEST AND SUREST WAY
TO
Increase Your Business
IS TO BECOME A TENANT IN THE
CABLE BUILDING,
IN WHICH
RENTS OF OFFICES AND FLOORS
ARE
THE LOWEST
OF ANY IN THE CITY.
TENANTS,
such as the well-known Straw-goods House of
A. B. ALDEN & CO.,
HAVE ALREADY APPLIED FOR
MORE SPACE.

For particulars apply to H. S. BEATTIE, Treasurer, or to the Janitor, at the CABLE BUILDING, Nos. 611, 613, 615, 617, 619 and 621 Broadway, and 178, 180, 182, 184, 186 and 188 Mercer Street, New York City.

OFFICES FOR RENT
in the following modern, fireproof and newly constructed buildings:
Astor Building,
10 Wall St., through to 9 Pine St.
Constable Building,
N. E. cor. 5th Ave. and 18th St.
Corn Exchange Bank Building,
N. W. cor. William and Beaver Sts.
Downey Building,
Pine, Front, and 18 Pearl Sts.
Edison Building,
42 and 44 Broad and 38 and 40 New Sts.
Home Life Insurance Co. Building,
256 and 257 Broadway (opposite City Hall Park).
Met. Life Insurance Co. Building,
S. W. cor. Park Place and Church St.
Sheldon Building,
S. E. cor. Nassau and John Sts.
Taylor Building,
39-41 Cortlandt St.

Rapid-running elevators, electric light, mail chutes, and other conveniences; first-class service, including light and elevator service AT NIGHT.

FOR PLANS, RENTS, AND FURTHER PARTICULARS APPLY TO
GEO. R. READ,
AGENT.
(433) **9 Pine Street.**

COLUMBIA BUILDING
No. 29 Broadway,
Nos. 2, 4 & 6 Morris Street.
Large and Small
OFFICES TO LET
in this Fireproof Building.
RENTS, $216 AND UPWARDS.
FOUR RAPID ELEVATORS. ELECTRIC LIGHTS DAY AND NIGHT.

Large Factory
TO RENT IN NEW-YORK CITY.
IN WHOLE OR IN PART, TO SUIT; WITH OR WITHOUT STEAM POWER; RAILROAD FACILITIES AT DOOR; VERY LIGHT ROOMS.
Address or call at
774 WESTCHESTER-AVE.

OFFICES TO LET
IN
TEMPLE COURT.
The most conveniently arranged and most centrally located FIRE PROOF OFFICE BUILDING in this city.
RULAND & WHITING, Agents,
On premises, 5 Beekman-st.

HANDSOMEST AND BEST LIGHTED
OFFICE BUILDINGS IN THE CITY.
CUT RENTS TO SUIT THE TIMES AND NO EXTRAS.
EVERY MODERN CONVENIENCE.

Bennett Building, Nassau and Fulton sts.
Electrical Exchange Building, Liberty, Washington and Cedar sts.
Traders' Exchange Building, Pine and Water sts.
Downing Building, 106 and 108 Fulton-st.
Immediate possession and special terms.

APPLY ON PREMISES, OR AT ROOM 301, BENNETT BUILDING, 93 NASSAU-ST.

FIREPROOF BUILDING, well lighted, floors 25 by 90 ft., to let, with steam heat and elevator; steam power if required; near Broadway and L station. Apply Owner, THOS. DIMOND, 128 West 33d-st.

STORES TO LET, Nos. 175 and 185 6th-ave., near 13th-st. Apply at the office of RHINELANDER ESTATE, 155 West 14th-st.

STORE TO LET, Nos. 87 and 89 Park Place, near Washington-st. Apply to office of RHINELANDER ESTATE, 155 West 14th-st.

Country Property For Sale.

RUTHERFORD,
Kingsland and Lyndhurst, N. J.; 9 miles from New-York; 40 trains daily; water, sewers, gas, electric lights; lots $50 and upward; $10 down, $5 monthly; send for maps; 4 nice cottages; terms to suit. E. D. CORDTS, 234 Broadway, N. Y., from 10 to 1 only.

A FARM FOR SALE.—One of the finest farms in Tompkins County, N. Y., for sale; 193 acres, 90 acres under cultivation, 10 acres in woodland; fine large house, 19 rooms; barn and outbuildings; on mountain side; magnificent scenery; near Lehigh Valley Railroad station; 8 miles from Ithaca; half mile from town of Newfield; 50 tons hay raised; rye, oats, corn, &c.; suitable for gentleman's place or stock farm; peach and apple orchard; large pond; cost $18,000; will sell for $6,500; part cash. Apply to JAS. K. MORGAN & CO., 83 Dey-st., New-York City.

AT SOMERVILLE, N. J., one hour from New-York, containing all improvements, two (2) houses, 24x65 each, furnished or unfurnished. At two-thirds of their value; horse and carriage included in the sale. This is an opportunity rarely offered to purchase property in a fine city and the best neighborhood.
F. ROWLAND, No. 171 Broadway, N. Y.

BERKSHIRE FARM, near Great Barrington, Mass.—80 acres; cuts 50 tons hay; house 12 rooms; ample buildings, new; orchard, 400 trees; running water; price, $8,000; worth, $15,000. Owner, H. H. THOMPSON, 258 Canal-st.

COLLENDER'S POINT, NORTON, CONN.—Most beautiful location on Long Island Sound; right on the water, yet commanding broad inland view; fine harbor for yachts; clean beach; no salt meadow; no malaria; about one hour from New-York; villas for sale or to rent; building plots for sale. Apply L. F. SILVA, Executor, 860 Broadway, New-York.

ELEGANT MANSION, 20 rooms; decorated in most attractive style; all improvements; steam heat, gas; elegant chandeliers; Italian marble mantel and marble basins, with hot and cold water; inlaid mosaic floors; servants' quarters, with extra bath; newly and elegantly furnished; new grand concert piano, billiard table; four acres of fine lawn and garden; hennery, stocked; fruit and noble shade trees; verandas; porch, with fancy gas post; large stable; high ground, commanding unbroken view on the Sound and inland; most healthy place in this State; will be sold very reasonably; cost a fortune; terms to suit purchaser; one hour from New-York; four minutes from depot.
THEOPHILE EUPHRAT, Darien, Conn.

Business Chances.

WANTED,
A Good Hotelkeeper and Restaurateur
with some capital, who will be aided in establishing a new place
BY THE SEA
on Long Island Railroad system; 40 minutes from New-York; 3 miles of unparalleled ocean beach.
Address INVESTMENT, Box 4, Tribune Office.

Winter Resorts.

FOREST SPRINGS HOTEL,
FIFTH SEASON.
WILL OPEN FEBRUARY 3, 1894.
Every convenience, including steam heat and open fireplaces, electric lights and bells, elevators, sun parlors. For terms, etc., address JAS. E. STRONG, Manager, or GEO. PFEIFFER, Jr., Brown's Mills, Burlington County, N. J.

HOTEL EASTMAN,
HOT SPRINGS, ARKANSAS.
Opens January 25th, closes June 1st.
The largest, best appointed, and most liberally managed hotel in the City, with the most central and delightful location. Bathhouse is connected with the hotel. (Correspondence solicited.)
HENRY N. WILLEY, Manager.

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