REAL ESTATE.

A $1,250,000 TRADE.

BIG BUILDINGS IN DEAL.

W. B. Ogden Estate Tract of 1,500 City Lots To Be Sold at Auction.

A deal involving property valued at about $1,250,000 has been perfected by the McVickar-Gaillard Realty Company. It has sold for George W. Munro and other persons the Munro Building, a nine story loft structure, No. 45 to 51 Rose st., and extending to No. 17 to 27 Vandewater st., on a plot 43.2x100 feet. The parcel has an area of about 25,000 square feet. The main structure is rented at about $30,000 a year and has been held at $800,000. The Munro Building was built in 1878 by the late George W. Munro, who was the head of the George W. Munro Publishing Company, which still occupies space there. Thomas E. Greasen is the buyer of the premises. He gave in payment the Belmont, a nine and a half story apartment hotel, on a plot 40x100 feet, Nos. 116 and 118 West 45th st., and the Columbia College leasehold property No. 65 West 48th st., a four story and basement brownstone dwelling house, on a lot 22x100 feet.

The William B. Ogden estate tract, comprising more than fifteen hundred city lots, which are contiguous to Boscobel, the famous Ogden homestead, at the easterly end of the Washington Bridge and overlooking the Harlem River, will be sold at auction on April 24 and 25 at the Real Estate Exchange Salesrooms, Nos. 14 and 16 Vesey st., by Joseph P. Day. The sale is the result of friendly partition proceedings.

Boscobel, a superb suburban home, was erected in 1270 by the late David Smyth, an uncle of the late Recorder Smyth. He laid out vast acreage tracts adjoining as a great private park. This park extended from a point south of High Bridge to Featherbed Lane, then the principal thoroughfare running east from the Harlem River. In the panic of 1873 Mr. Smyth lost a fortune, and his Boscobel holdings were bought in foreclosure proceedings by Mr. Ogden. In the last ten years some small parcels of the tract have changed hands, and Boscobel, the famous homestead, is now owned by the Academy of the Sacred Heart. Wilbur Larremore is referee in the proceedings.

M. Morgenthau, Jr., & Co. have sold for the Standard Operating Company (S. G. Hess) the Pilatus, a six story and basement elevator apartment house, with three families on a floor, on a plot 50x100 feet. The premises are Nos. 212 and 214 West 141st st., on the south side of the street, between 7th and 8th aves.

TO USE HOUSE AS A STUDIO.

Carl E. Randrup has sold for Potter Brothers to William Francklyn Paris the four story high stoop dwelling house No. 53 West 39th st. Mr. Paris, who is a well known decorative architect and art collector, intends to use the building as his studio.

DEALS IN COUNTRY PARCELS.

The McVickar-Gaillard Realty Company has sold for the estate of Henry D. McCord property consisting of a twenty room mansion, stables and ten acres at Scarborough-on-Hudson, to J. S. Jacobus for occupancy. Also sold for Seth R. Allen his dwelling house in Maurice ave., Ossining, N. Y., to a client for occupancy. Also leased the Kipp and Guertin houses, in Hamilton ave., Ossining, N. Y.

MANY SALES OF LAWRENCE MANOR LOTS

The McKnight Realty Company reports the following sales on its Lawrence Manor tract at Bayside, Queens Borough: To George A. Cronk, lots 14, 15 and 16, fronting in 5th st., for $1,200; to Miss Bertha G. Selleck, lots 27, 28, 29, 30 and 31, fronting in 7th st., for $2,375; to Nathan J. Booth, lot 10, fronting in Bell ave., for $1,250; to E. Vincent G. Newman, lots 30, 31 and 32, fronting in 1st st., for $3,200; to W. C. Black, lots 4, 5, 6 and 7, fronting in Montauk ave., for $2,500; to A. A. Hanscom, lots 1, 2 and 3, fronting in Montauk ave., for $1,900; to Peter C. Ullo, lots 19, 20 and 21, fronting in 8th st., for $1,250.

In its Flushing Terrace property, the following sales: To Amos & Pierson, lots 1 and 2, fronting in 15th st., for $435 each; to Benjamin Ginsberg, lots 16 and 17, fronting in 15th st., for $500 each; to Gustav Hennig, lots 1, 2, 3, 4 and 5, fronting in 16th st., for $300 each. These are the first sales made by the McKnight Realty Company in its Flushing Terrace property, which is the new subdivision at Broadway, Flushing, adjoining the Murray Hill, Flushing, station. This station is between the Main st. and Broadway stations in Flushing.

ACTIVITY ON STATEN ISLAND.

The Kaufman property of 20½ acres in Bloomingdale ave., Pleasant Plains, Staten Island, has been sold by Dr. P. C. Juhl, of Richmond Valley, to New York investors for $15,500, and the Realty Brokers of Staten Island have sold for the Corn Exchange Bank 148 lots at Hart Park, West New Brighton, to a client for investment.

The actual filing of spring building plans for Staten Island has been delayed, owing to uncertainty as to the action of labor unions on May 1, but a large number of plans are ready for filing and architects throughout the island report that they have never been busier. In the last week Superintendent Seaton reports that plans for new structures or alterations to cost more than $100,000 were filed. These include dwelling houses at Graniteville, Richmond Valley, Mariners' Harbor, Port Richmond, Rosebank, West Brighton and New Dorp.

A Brooklyn syndicate which owns several acreage tracts at Pleasant Plains is preparing to build 300 family dwelling houses at that place. Joseph Kiefer, of Port Richmond, who has purchased the Mears property, in New st., will erect several Queen Anne cottages on the premises.

William McDermott, contractor and builder, has just completed four two family houses for Edward Thompson, the lumber dealer, of Stapleton, in Sand st., Stapleton.

The Prasse Manufacturing Company, of West New Brighton, has been incorporated at Albany with a capital of $30,000. The company will manufacture sanitary steam wash boilers, and means one more manufacturing plant for Richmond. The directors are O. C. Prasse, E. F. Begiebing and Harris B. Armstrong.

The Mariners' Harbor Bank is erecting a banking structure at Mariners' Harbor.

The completed tax figures for Richmond Borough, just made public, show 136 estates and corporations and 1,639 persons taxed, the figures being: Personal, $7,799,955; estate, $1,279,350; corporation, $10,210,000. The increase in taxes over 1906 amounts to $130,550.

TO REMODEL TWO DWELLING HOUSES.

Plans have been filed with Buildings Superintendent Murphy for enlarging the four story dwelling house No. 20 East 65th st., owned by Mrs. Charles H. Sherrill, the improvements including the addition of an ornamental mansard story, to cost $10,000, according to the estimate of Adrian P. Bedelle, the architect, and the remodelling of the two five story dwelling houses Nos. 343 and 345 Madison ave. into an office building, with ground floor stores for the Schmitt Furniture Company as new owner, the improvements costing $15,000.

Plans have been filed for remodeling the five four story tenement houses at the northeast corner of 3d ave. and 24th st., and the four story tenement house No. 906 2d ave., all owned by the estate of M. J. Adrian, to comply with requirements of the Tenement House Department. The projected improvements will cost $17,000, according to the estimate of John H. Friend, the architect.

REALTY NOTES.

MacDougall Hawkes will deliver a lecture on "Waterfront Property" before the real estate school of the West Side Young Men's Christian Association, No. 220 West 57th st., at 8 o'clock on Tuesday evening.

Samuel Green has leased the premises Nos. 43 and 45 West 34th st. and Nos. 62 and 64 West 35th st. to the Monolith Realty Company.

Steven B. Ayres and Walter F. Baylis have sold to James C. Henderson lots No. 784 to 786 and 795 to 797 Tremont Terrace, The Bronx. This is a plot 75x100 feet, with a frontage on the Eastern Boulevard.

Leslie S. Lockhart has rented for A. Frankfield & Co., for a term of years, a loft in the Frankfield Building, No. 38 West 34th st., to the Baisden-Bragdon-Webb Company, dealers in art leather.

LEASES 5TH AVE. BUILDING.

M. Morgenthau, Jr., & Co. have leased for a term of ten years the southwest corner of 5th ave. and 16th st., a four story building, on lot 38.10x80 feet, now occupied by the Weber Piano Company. The new tenant will remodel the premises and probably occupy the corner store.

TRANSACTIONS IN REALTY.

Samuel J. Redlich has sold for Ferdinand B. Houch No. 4 West 83d st., a three story and basement dwelling house, on a lot 18x102 feet.

Pocher & Co. have sold the six story and basement apartment dwelling house, with stores, Nos. 2631-33 7th ave., on a lot 27.10x100 feet, for Benjamin Flossheim to Gustav Basch.

Hulbert Peck & Sons have sold for the estate of Lydia W. Pandell the three story high stoop brick dwelling house No. 59 Edgecombe ave., 18x52x68 feet.

Bernard Goodman has sold to Simon Schnumacher No. 221 West 10th st., a five story apartment house, on a lot 25x85 feet. Mr. Schnumacher has bought No. 2631 3d ave., a six story building with stores, on a lot 25.8x100 feet, from the Lichtenstein estate.

Marin Le Brun Cooper has sold No. 3 East 81st st., a four story and basement dwelling house, on lot 20.8x102.2 feet, 125 feet east of 5th ave.

H. J. Sachs & Co. and Webster B. Mable have sold No. 27 West 19th st., a four story building, on lot 25x92 feet, to Edward Sachs, who owns No. 25, adjoining, and now has a plot 50x92 feet.

Barnett & Co. have sold for Daniel Loewenthal the three story and basement dwelling house No. 207 East 126th st., on lot 25x99.11 feet.

Emanuel Simon has sold for George C. Engel to Elias Rosenbaum Nos. 1384 and 1386 2d ave., two four story flathouses, on plot 50x75 feet.

Joseph H. Davis has sold the Vancouver, a new six story elevator apartment house, at Nos. 312 and 314 West 94th st., on plot 75x100.8 feet.

David Stewart has sold for Mrs. Agnes McCallum No. 852 St. Nicholas ave., a three story high stoop stone front dwelling house, on lot 21.5x80x21x76 feet, between 152d and 153d sts.

The Gem Realty Company is reported to have sold the plot, 70x99.11 feet, on the north side of 135th st., 200 feet east of 5th ave.

Samuel and Herman Pekelner have sold the two six story new law houses, on plot 100.11x100 feet, at the northwest corner of Amsterdam ave. and 124th st.

Grossman & Feldman have sold No. 421 to 425 East 74th st., three three story frame dwelling houses, on plot 62.6x79.6x irregular. In exchange Grossman & Feldman take No. 157 St. Nicholas ave., a five story flathouse, on lot 29.4x75.6 feet.

Emanuel Simon has sold for Bernard Goodman to Simon Schnumacher No. 221 West 10th st., a five story flathouse, on lot 25x98.9 feet.

The George P. Johnson's Sons Company has sold three more of its row of semi-detached two family houses in Whitlock ave., south of Hunt's Point Road.

Paul Bultmann has sold No. 667 East 153d st., a three family dwelling house, on lot 25x100 feet.

A. Hollander has bought the southeast corner of 3d ave. and 179th st.

City Property for Sale. | *City Property for Sale.*

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IN NEW YORK CITY

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U. S. GOVERNMENT BONDS, RAILROADS OR INDUSTRIALS

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Write, telephone or call.

E. G. B. RILEY & CO.

500 Fifth Ave. Corner 42nd St.

OWN YOUR HOME
BUY YOUR OWN APARTMENT.
LAST VACANCIES ARE NOW OFFERED.
Downtown location, below 59th street, 14-story modern, absolutely fireproof building; all convenience, a fine investment, also a permanent and beautiful home, heart of city; no taxes and no rent; 4 large rooms, bath, foyer hall, 5 large closets, full sized kitchen, all outside rooms; only $7,500; 8-room duplex apartment, $20,000; 12 rooms, 3 or 4 baths, 5 bedrooms, salon 23x26, $27,500; 16 rooms, $35,000; best references required.
CHARLES I. BERG and D. G. MALCOLM, Architects, 571 5th Ave., Windsor Arcade.
Only a Few Vacancies Obtainable.
For Plans and Particulars see
Tel. 6777 38th. **Charles E. Force.** 489 5th Ave.

A FIREPROOF STORE AND APARTMENT HOUSE on a prominent West Side ave. corner. Convenient to "L" and subway stations. All rented to carefully selected, responsible tenants. Store and some apartment rents can be increased to equalize. Taken in exchange it can be sold VERY REASONABLE. Only $60,000 cash required.
WILLIAM R. WARE,
451 Columbus Ave., 81st St.

Auction Sales of Real Estate.

BRYAN L. KENNELLY, Auct.,
will sell at auction
Wednesday, April 10, 1907,
at 12 o'clock noon, at the Exchange Salesroom, 14, 16 Vesey st.,
Estate of
William A. Hall, Decd.,
129, 131, 133 WEST 20TH STREET
Near Sixth Av.,
the six story and basement brick and stone Loft Building; size of plot, 67.6x92.
George A. Minasian, Esq., Attorney, 132 Nassau st.
Maps, &c., with Attorney, or at Auctioneer's offices, 7 Pine st.

BRYAN L. KENNELLY, Auctioneer,
will sell at auction
Wednesday, April 10, 1907,
at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey st.,
Executor's Sale
Estate of
Wm. L. Trenholm, Dec'd,
312 W. 73d St.
Opposite Schwab Mansion.
The magnificent five story and basement pressed brick and stone Dwelling; electric passenger elevator; six baths; three dressing rooms; trimmed in hard woods; beautifully decorated by Hayden & Co., 5th av., and windows by Tiffany. House built to order by Harvey Murdock and designed by Charles P. H. Gilbert. Size of plot 30x102.2. Perpetual side light on the west.
BRUSH & CRAWFORD, Att'ys,
30 BROAD ST.
Maps, &c., with attorneys or at auctioneer's offices, 7 Pine st.

GEORGE W. BARD, AUCTIONEER
MOUNT VERNON
36 CHESTER HILL LOTS
AT AUCTION TO CLOSE ESTATE
SATURDAY, MAY 4TH, 2 O'CLOCK.
RESTRICTED SECTION
GAS, WATER, SEWER, WALKS, LIGHT.
TEN MINUTES' WALK TO NEW HAVEN STATION
BEAUTIFULLY SITUATED, SELECT NEIGHBORHOOD.
SALE ABSOLUTE; TERMS VERY EASY.
DIAGRAMS AND PARTICULARS OF
GEORGE W. BARD R. E. CO.
CITY HALL BUILDING, NO. 11, MT. VERNON. TELEPHONE 858W, OR 634 East 149th Street. Telephone 1052 Melrose.

GEORGE W. BARD, Auctioneer,
MOUNT VERNON.
AN UNEXCELLED OPPORTUNITY.
EXECUTORS' AUCTION.
SATURDAY, APRIL 6TH, 2 O'CLOCK.
A PARTICULARLY DESIRABLE MODERN HOUSE, WITH 60 FEET FRONT,
SUMMIT, N. W. CORNER SIDNEY AVENUE.
ALSO, TWO SIXTY FOOT LOTS
ADJOINING ON SUMMIT AVENUE. ALSO,
DWELLING, 242 SOUTH SIXTH AVENUE,
DWELLING, 266 SOUTH SIXTH AVENUE.
TERMS PARTICULARLY EASY.
Diagrams, Photographs and full particulars of the
GEORGE W. BARD R. E. CO.
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726 FIFTH AVE.
BET. 56TH AND 57TH STS.
4 story high stoop dwelling with D. R. Ext. Will be overhauled and put in complete order. Long lease and low rental to right party.
JOHN N. GOLDING,
9 Pine St. 5th Ave., Cor. 45th St. Amsterdam Ave. and 162d St.

37TH, WEST.—Large 4-story; $3,000.
88th, West.—Large house; long lease; $3,500.
45th, West.—Large dwelling; longe lease; $3,000.
55th, West.—4 story; fine block; $2,500.
57th, West.—2 houses; 33 rooms; $6,500.
79th, West.—4½ story American basement; $1,800.
Many other furnished and unfurnished houses every part of city; residential or business purposes.
CYRILLE CARREAU, Agent, 796 6th Ave. (45th).

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1.—ELEGANTLY FURNISHED APARTMENT, private bath, $1 daily; including meals, one, $2 daily; two, $3.50 daily. ALABAMA, 15 East 11th st.

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Anticipating the wants of the small manufacturer who requires plenty of light, air and unobstructed floor space, we are erecting right in the heart of Long Island City, a series of four story, modern labor saving factory buildings, equipped with all safety appliances, assuring a very low rate of insurance.

These factories are for sale on convenient terms or to rent in floors or as an entirety.

Write for our book of plans and schedule, "A Study In How to Own a Factory Instead of Paying Rent." It tells the story.

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For Sale—Elegant modern 15 room dwelling; 2 baths; 2 acres of land; large stable. For full particulars write or call.
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Tel. 5685 Madison Square. 1269 Broadway, New York.

FARMS, acreage, homes, Long Island; rare bargains; 85 acres fine land, good buildings, railroad frontage, near depot, $21,250; 44 acres high land, Sound views, old buildings, $175 an acre; 20 acres unimproved land, nice place for summer home, $2,200; 10 acre Village Farm, fruit, good buildings, $7,500; 17 acres, good buildings, fruit, nice home, low price, $4,250; new lists mailed; tell what you want; call and see us. FARM BUREAU, 150 Nassau St., New York City.

NEW 7 ROOM HOUSE; 10 minutes from station; water; price $3,000, $250 cash, $15 per month. H. MILLER, Lynbrook, L. I.

WATER FRONT.—Thirty acres on Great Peconic Bay, near Good Ground; choice spot; elegant views; price $7,500. MILLAR, 92 Fulton st.

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FULLY FURNISHED 12-ROOM COTTAGE,
piazza all around, Bayville Beach, L. I., close to water; bathing all hours; opposite Greenwich; rowboat, bathing house, tents; $400 till November 1. 105 E. Houston st., New York.

HO! FOR LONG BRANCH, West End, Elberon.
Furnished Cottages for rent or sale; get off at West End station, come direct to our office, Park & Tilford Building, corner of Brighton and Ocean aves. WARDELL & BURKE, West End.

FINE HOUSE AT FLUSHING FOR RENT.
Three story brick dwelling, late residence of H. A. Bogert, corner Lawrence ave. and Washington st.; about 4 acres lawn; 17 rooms, 2 bathrooms, butler's pantry, large kitchen and laundry in basement; $250 per month; $300 per month, furnished; will sell, $75,000. ELLIOTT, JAFFRAY & CO., 194 Broadway, New York City, or local agents at Flushing.

FOR RENT—BERKSHIRE CO., MASS.—SUMMER HOME, 2¾ HOURS FROM NEW YORK; RATHER ISOLATED, BUT SUPERB LOCATION; HIGH ALTITUDE, BEAUTIFUL DRIVES AND SCENERY; HOUSE LARGE, WELL FURNISHED, FRESH AND ATTRACTIVE; FURNACE; OPEN FIREPLACES; LARGE STABLE. RENT, $1,000. JAMES MACNAUGHTAN, P. O. BOX 52, NEW YORK.

TO LET FOR SUMMER, at Chimney Point, on Lake Champlain, a furnished residence; large lawn with trees; room in horse barn for span if desired; fine garden with early fruit; never been let; in no way a cheap place. Address Mrs. J. W. WRIGHT, Chimney Point, Vt.

EAST ORANGE.—Attractive, well furnished home to rent, from April 1 to October 1, or longer; 10 rooms and bathroom; fine neighborhood; within easy reach of Grove st. or Ampere station. Call or address OWNER, 297 North Grove st., East Orange, N. J.

WOODMERE, LONG ISLAND.—Facing Bay and one mile from station; to rent for season, newly furnished cottage; ten rooms, all improvements; barn and ample grounds. Address N. C., P. O. Box 35, Woodmere, L. I.

STONE house, fully furnished, 16 rooms, 2 bath rooms, large lawn tennis court, shade, piazzas, garden, stable, fruit, spring water, high ground, fine view, ten minutes walk from post office, same distance from Lake Waramaug; $600, 5 months. J. B. STILLSON, New Preston, Conn.

TO RENT—Attractive furnished summer homes in Ashfield, Mass.; hot and cold water and bath in both. One of 13 rooms, $400 for season; one of 9 rooms, $225 for season. Inquire BELDING, 528 Broadway.

CAPE COD.—Seashore cottages (Harwich, Mass.) rented completely furnished; every comfort; safe beach; choice building sites; circular. KAIP, 505 West 124th.

FURNISHED HOUSE at Freehold, N. J., for season; nine rooms and bath; stable, ample shade. A. A. CHAMBERS, 93 4th ave., Newark, N. J.

TO LET.—Furnished cottage at Hague, Lake George; beach privilege; running water; $350. Mrs. A. A. WRAY, 250 West 88th st., N. Y.

A DELIGHTFUL home, seven master's rooms, three bath; large shady lawn and garden. Stable, six stalls. 45 minutes from Grand Central. EDWARD C. HAVILAND, 500 Fifth avenue.

Country Property to Let.

COTTAGES FOR RENT
FOR SEASON OF 1907.
SOUTHAMPTON, L. I.
ALFRED E. SCHERMERHORN,
7 EAST 42D ST., NEW YORK CITY.

TO RENT.—In Otsego Co., on the upper Susquehanna, among the foothills of western slope Catskills, in a region full Indian lore, a gentleman's country residence, left to infant; the guardian would rent for summer and autumn; the house has frontage 60 feet; broad piazza; 14 rooms, furnished complete; dishes, table linen, hair mattress, bedding, bath; spring water, ice; carriage house, stables; shaded lawns, tennis, boat; altitude 1,200; six hours from New York; $100 per month or $600 per year. For information, photos, Mrs. WM. BIRDSALL, Hamilton, N. Y.

TO LET.—8-room, brick house, all improvements, 20 minutes from Liberty st., by Newark and New York R. R.; rent $35 per month. H. A. SEARLE, 179 Arlington ave., Jersey City.

FOR RENT.—On the Sound, large house, all improvements; 2½ acres; stables, lawns; most desirable. EDWIN P. ROE, Whitestone, L. I.

RENT.—In Flushing—Magnificent residence; lawn and trees. Sale—Three choice lots, Douglas Manor. Several Rosedale Park. Special prices. LAWRENCE H. TASKER, Tribune Building.

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BIDS WANTED on contract work for cutting and grading streets in Westchester County; 35 minutes out; grade and specification ready; work to start at once. THE HALLEY LAND AND IMPROVEMENT COMPANY, 104-106 East 125th Street, New York City.

WITHIN 50 MILES OF N. Y. CITY, in a northerly direction, a small farm, 10 to 20 acres; house about 8 rooms; good barn and poultry houses; terms must be easy. Address Room 410, Potter Bldg., N. Y.

WANTED, for term of years, occupation Aug. 1, 18-20 room house, Westchester or Bronx; good location, first class condition, within one hour City Hall, New York. Address, giving terms, Box 284, Yonkers.

WANTED.—Furnished cottage for summer; two or three hours from New York. In hills near lake preferred. State all particulars. "AUTHOR," Tribune Uptown Office, 1364 Broadway.

$325,000 TO LOAN in small amounts, 5%. CORTLANDT MORTGAGE CO., 62 William St.

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95 room brick hotel in best town on Hudson River. Price $35,000.

3,500 acres hard wood timber; will cut 23,000,000 ft. $12 per A.

700 acre timber tract; will cut 3,000,000 ft. Has one mile best trout stream in State. Price $9 per A.

90 room brick hotel in Pennsylvania. Price, $75,000. Bank will loan $65,000.

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MT. VERNON AND CHESTER HILL SECTION.
GEORGE W. BARD, Auctioneer.
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BABETTE HORNTHAL, APRIL 6TH;
ALFRED B. DARLING, MAY 4TH.
SEVERAL CHOICE DWELLINGS.
36 MOST DESIRABLE LOTS.

FOR SALE, PLAINFIELD, N. J.,
In very best central location; house contains twelve large rooms and three bath rooms; best open plumbing; hot water heat; nine open fireplaces; heavy plate glass in all windows; would cost to build house to-day $30,000; value of lot $10,000; to make a quick sale owner property for $25,000; for further information address JOHN H. DOANE, 209 North Ave., Plainfield, N. J.

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FOR ONE-FIFTH CASH,
balance monthly, little more than rent, at Round Brook, N. J.; 53 minutes New York; commutation 14c.; graded school; sewer, water, lights, macadam, concrete walks; restricted.
PRICE $3,350 TO $8,000.
In another section, $2,100 to $2,950; beautiful architecture. Write, stating price, house desired, to HUGH C. PIERCE, Bound Brook, N. J.

AT WHITE PLAINS—10 acres, 16 room house, three baths, large stable, chicken house and other outbuildings; apple orchard and shade trees; price $20,000; rent $100 per month. FOX REALTY CO., 503 Fifth ave.

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Gentleman's up to date residence; house of 11 rooms and bath; every modern improvement, including steam heat; corner plot, 100x100, with 50x100 more adjoining, if desired; four blocks from rapid transit depot and trolleys; will sell at a bargain. Address Box 67, New Brighton, S. I.

NEW ROCHELLE.
House, new, 7 rooms, bath, all improvements...$4,850
House, 8 rooms & bath, fine location.....6,500
Rochelle Park, 9 rooms & bath, ½ acre plot....10,500
Stucco house, 15 rooms & 2 baths, modern.....14,000
Desirable homes throughout Westchester Co.
ASHFORTH & CO., 11 EAST 42nd STREET.

$7,500 INVESTMENT.
We can show you where it can earn 18 per cent. Safe as bond and mortgage. Write COOLEY & WEST, Inc., Mount Vernon.

VALUE
It is only five minutes from station; corner; 12 rooms, two fireplaces, hardwood. Mortgage, $4,750. Price, $9,000. COOLEY & WEST, Inc., Mount Vernon, N. Y.

FOR SALE.—Ossining and vicinity, in Westchester County, several fine village residences; also choice building lots; elegant views. THOS. LEARRY, 160 Main st., Ossining, N. Y.

FREEPORT DEVELOPED ACREAGE; near depot and trolley; $175,000; will resell for $500,000; buyer's terms; small cash payment. OWNER, Box 3, Tribune.

SUFFERN, N. Y.—$6,800; easy terms; 10 room house, all improvements; gas and elec.; cent. location; 5 min. to sta.; fine train service. Tel. 6030 Gramercy. H. A. M., 156 Fifth ave., R. 1302.

FLORIDA HOUSE, SELL! Timber, Turpentine Lands! Going South? BREWSTER, 645 Madison Ave., New York.

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3 HOURS SOUTH OF WASHINGTON a lively little town is springing up. Send your address to Forest Lodge, Glen Allen, Virginia, and learn all about it.

FOR SALE ON STATEN ISLAND.—Stapleton Heights; comfortable residence, 11 rooms, modern improvements; fine bay, ocean, view; shady garden; one block from trolley; 30 minutes from Battery. Address H. B., Box 21, Tribune Office.

TARRYTOWN.—House, 14 rooms; electric light; bath; stable; fruit; five acres; fine river view; rent moderate. JOHN WEBBER, owner, 7 Beekman st., New York City.

FARMS FOR SALE.—220 acres, on lake, no buildings, $4,400; 80 acre farm, $3,000; 68 acres, $4,000. A. D. SMITH, Croton Falls.

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