CITY REAL ESTATE. | CITY REAL ESTATE.

Vision—*and the* Greatest Center

From out of the lower city, with its thousands of executive offices cramped into inefficiency, harassed by the impossibility of securing newer and larger quarters, looks the Man of Vision.

His eyes are turned north to the broad open spaces so close at hand. He sees

Columbus Circle

so intimately linked with every part of the metropolis by ten direct transit systems.

Columbus Circle, permanently freed from all danger of over-congestion by Central Park and the broad beautiful Circle itself.

Columbus Circle, where more vehicles pass each day than at any other point in the world.

It is here, at Fifty-ninth Street and Broadway, that there is being erected a twenty-four-story executive offices building of a quality unsurpassed in the world.

The Gotham National Bank
1819 Broadway at Columbus Circle

BUSINESS ESTABLISHED JULY, 1847.

BRYAN L. KENNELLY, Inc.

Announce Their Removal To-day

To their new offices in the

SINGER BUILDING,

149 Broadway, Cor. Liberty St. Tel. Cort. 1547

Where modern equipment and increased facilities will enable them to render even greater service to their many clients along the specialized lines so successfully maintained by this firm during the past 73 years.

Real Estate At Auction
Private Sales Department
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Above 14th St. to 59th St. (Inclusive). East River to North River.

GRAND CENTRAL ZONE
COOPERATIVE OFFICE BUILDING
To Be Built on Prominent Corner
11,500 Feet—Each Floor
Price $120,000 Per Floor
3½ yrs. Advance Rent
Pays Your Rent for Life.
FRANK L. FISHER CO.,
50 East 42d St.

FOR SALE ENTIRE BUILDING
LOFTS or MANUFACTURING
Possession About May 1st
ABOUT 8,000 SQUARE FEET
Heat, Light and Power; Elevator
Just West of 8th Ave., Near 50th St.
A. P. COBURN, 11 West 51st St. Schuyler 9837.

6TH AV., 455, WITH CONNECTING LOT ON 27TH ST. INFORMATION SEE BROKER.

Above 59th St.—5th Av. to East River.

Immediate Possession
GARAGE
25x100
Plaza Section
GEORGE S. RUNK,
Yorkville Bank Building,
3d av. and 85th st. Phone Lenox 5135.

A BARGAIN
93d St. & 3d Ave. Corner Property
5 STORY DOUBLE FLAT
WITH 3 STORES
DUFF & CONGER, Inc.
Madison Ave. & 86th St. Lenox 8900

PRIVATE HOUSE OPPORTUNITIES, in the 5th and Park av. section. Revised edition of Our Little Booklet, giving specific bargains sent on request. DOUGLAS L. ELLIMAN & CO., 15 East 49th st.

PARK AV., in 70s, American basement, $180,000; 80th st., near 5th av., American basement, $85,000.
FRANK L. FISHER CO., 50 East 42d St.

YORKVILLE—BARGAIN.
100x100 left building, with power; rents $21,000; price $100,000; part possession. SIGMUND ORBACH, 1316 Union st., Bklyn.

Above 59th St.—5th Av. to North River.
84TH ST., West.—House, 9 rooms, baths; sell at $34,000. ELBERSON, 25 West 42d st.

Borough of Manhattan—Miscellaneous.
CORNER East 41st st.—Ten rooms and bath, three story and basement, brownstone front; $71,000. 176th st., East.—Twenty family cold water tenement; rent $2,400 per year; price $17,000 to settle estate; both at C. M. clear. A. B. FULTON, 315 East 41st.

IMMEDIATE POSSESSION.
3½ story, American basement, mansion, 408 West 149th st., near St. Nicholas av., 19x100; excellent condition; one or two family; great bargain; terms to suit. Premises, open 12-5 P. M., or telephone Orchard 3693.
JOHN R. DAVIDSON—Real Estate,
Corner 103d St. and Columbus Av.

Borough of Bronx—Sale or Rent.
IMMEDIATE POSSESSION.
1697 Clay av., near 174th st.; three story brick 10 room dwelling; electric lights, hot water heat, parquet floors; can be used for one or two family; room for garage under house; price $13,000. Agent at building Saturday and Sunday or ALEXANDER SELKIN, 882 Prospect av.

2762 Bainbridge av., near 196th st. and Concourse, 50x100, 9 room private dwelling, $13,500. Call on premises or ALEXANDER SELKIN, 882 Prospect av.

2931 Creston av., near Kingsbridge road, 50x100, 9 rooms, garage, $13,000. Agent at premises 1-5, or ALEXANDER SELKIN, 882 Prospect av.

2767 Bainbridge av., near 196th st. and Concourse, 50x100, 8 room private dwelling, $12,500. Call on premises or ALEXANDER SELKIN, 882 Prospect av.

34,000 cash, immediate possession, balance terms. West Bronx, a two family detached dwelling; steam heat; near Grand av., Fordham. OWNER, 4030 Murray Hill.

Borough of Brooklyn—Sale or Rent.
FOR SALE—Completed, open for inspection, one-family detached houses, all stucco, seven rooms, inclosed porch, latest improvements, garage space and driveway, 1315 East 9th st., Brooklyn. 172 Belle Harbor.

FOR SALE—Beautiful 2 family 19 room house in finest section of Flatbush, right off Ocean Parkway, all improvements, solid frame construction; double garage; lot 40x120. Phone 431 Stagg.

FRAME VILLA, BAY RIDGE, 10 ROOMS AND BATH; PRICE $13,000, MORTGAGE

Borough of Brooklyn—Sale or Rent.
New Ideas Embodied in Our 2-Family Houses
Containing lower apartment of 8 large rooms and bath, and upper apartment of 6 large rooms and bath, with all modern improvements; nicely decorated.
Beautiful Sun Parlor, Sleeping Porch—Garage for 2 Cars
Block from Prospect Park Entrance. Inspection Invited Daily and Sunday
Wm. M. Calder, Builder
HOUSES LOCATED ON
16th St., Bet. 10th & 11th Aves.
Office—Sherman St. & 11th Ave.
PHONE SOUTH 5266.

MODERN DWELLINGS. STUCCO; BRICK GLASSED PORCH; SIX BEDROOMS; BATH, KITCHEN, LAUNDRY; HOT WATER HEATER; MANY NEW FEATURES; BEAUTIFUL DECORATED PLOTS 40x100; GARAGE; STILLWELL AVE., COR. AVE. Q; TAKE SEA BEACH SUBWAY TO KINGS HIGHWAY. R. S. MILLS, 32 COURT ST., BROOKLYN.

POSSESSION, FLATBUSH.
1154 East 7th st., between J and K. Midwood Manor.
One family stucco detached, plot 40x100, with room for driveway; nine rooms, foyer, two tiled baths and laundry, steam heat, electric lights, instantaneous hot water heater, parquet first and second floors; property in perfect condition. ASKING $18,500. OPEN 2 TO 6 P. M.
BAFFA & DIXON,
179 Remsen st. Brooklyn. 260 Broadway.

SEA GATE
NEW YORK HARBOR
On Maple av.; elegant, privately built summer and winter home; gray stucco, green tile roof; large tree shaded grounds, planted kitchen garden; 10 rooms, 3 baths; extra toilet; gas, electricity, steam, sleeping porch; prompt possession. Call owner on these premises Sundays, 2079-J Coney Island. Appointments made week days 3980 Rector.

FIVE corner lots the most select and restricted part of Manhattan Beach; price $7,500. Address WILLIAM JAY MADDEN, 32 Liberty st.

PARK SLOPE.
Exclusive neighborhood; beautiful house, 13 rooms and 3 baths; steam heat, electric lights and parquet floors; lease to responsible party 1 to 3 years, $3,000 per year. For particulars JOSEPH [illegible], 585 Montague st., Brooklyn. 3810 Main.

TWO FAMILY HOUSE, Borough Park; 13 rooms; double garage; immediate possession. 5710 14th av., Brooklyn. Phone Main 4466.

TWELVE lots, East 26th st., near av. N, $750 each. RALPH MATHEWS, 730 Flatbush av. Phone Flatbush 2365.

436 Westminster road, Flatbush.—Detached 11 rooms, garage space; $13,500; immediate possession. W. I. HARE, 16 Ingram, Forest Hills. Tel. 6622 Boulevard.

Borough of Queens—Sale or Rent.
NEW HOUSES—RICHMOND HILL
Six rooms, bath, parquet, electric light, enclosed porch; driveway. $7,750; easy terms. 117th St. (Briggs Av.), near Liberty. READY FOR OCCUPANCY—OPEN SUNDAY.
ADELMANN-SCHRAUTH CO.,
11620 Liberty, cor. Lefferts Av., Richmond Hill, foot Lefferts Av. Sta. Fulton "L."

Great House Bargain
Beautiful house, large plot, wide boulevard, near station, half hour Manhattan; steam heat, open fireplace, tiled baths, kitchen, parquetry; $2,500 cash; balance easy payments, for closed site. Save brokerage.
Owner, Telephone Hollis 6515

BROOKLYN MANOR
TWO FAMILY DETACHED COTTAGE.
$14,000 —12 rooms, 2 baths, upper and lower porch, large attic; 2 heating plants, electric fixtures. 40 foot plot, auto driveway; near Woodhaven boulevard, "L" station and Brooklyn Manor L. I. R. R. Station. GASCOYNE, 1364 Jamaica av., Woodhaven.

ROCKAWAY BEACH.
Near Ocean, 2 family stucco house, furnished, two sets improvements; price $4,800, suitable terms. THROOP REALTY CO., 44 Court st., Brooklyn. Phone Main 6280.

OWN YOUR OWN HOME.
Two family, corner house, 11 rooms, 2 baths, large attic, electric light, sewer connection, garage, no assessment; price $11,000, easy terms. H. D., House 3 Kingsland av., Elmhurst, L. I.

X.—Three one family houses, six rooms, every improvement, Jamaica, $7,800; Hollis, 50x100, $9,100; Queens, with garage, $10,000; open Sunday. LOWNDES, 336 Fulton st., Jamaica.

An Advertisement in the Lost and Found Columns of THE SUN AND NEW YORK HERALD offers a real possibility

CITY REAL ESTATE. | CITY REAL ESTATE.
Borough of Queens—Sale or Rent. | Borough of Queens—Sale or Rent.

Buy Your Own Apartment Ready June 1st

In New York City's only Apartment House Section that has its own Tennis Courts, nine-hole Golf Course, Children's Playgrounds, Community Gardens, Bowling Alleys, etc.—Available to those who will make an initial ownership payment of $1,500 to $2,500, and from $90 to $150 per month under the

Jackson Heights PLAN OF TENANT-OWNERSHIP

Social and Business References Required.

The Queensboro Corporation

Manhattan Office	Jackson Heights Office
50 E. 42d St., Cor. Madison Ave.	Opposite 25th St. Subway Station
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Visit Jackson Heights To-day
22 MINUTES FROM 42d ST.

To visit Jackson Heights by most convenient route take Subway to Grand Central, transfer to Queensboro Subway (Corona Line) to 25th St. Station.

Kew Gardens
Long Island
16 Minutes from Penn. Terminal
We offer houses at Kew Gardens
Plots full of individuality and a home building plan that will interest you.
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Phone Greeley 3250
Office at Kew Gardens At Station Platform
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GIBSON'S MODEL STUCCO HOMES **DEVELOPMENT AT RICHMOND HILL**
A Community of 250 Attractive One Family Stucco Homes of the Most Up-to-Date Type.
Price $7,500 (Cash required $2,000;) Balance mortgage.
OFFICE AT 10,111 109TH STREET.
Take Fulton St. "L" from Brooklyn Bridge marked LEFFERTS AVE. to Greenwood Ave. Station, 109TH ST. STAIRWAY, walk one block south. 'Phone Richmond Hill 5910.

POSITIVE SACRIFICE
$9,000, Worth $11,000.
Corner property, 40x100; brand new Colonial Cottage; six rooms and beautiful tiled bathroom; open attic; glass-enclosed veranda; steam heat, with connection for continuous hot water supply; electricity and gas; beautifully decorated, and now ready to move into. Finest material and workmanship. Could not be duplicated for less than $11,000. Price only $9,000. Act at once.
WM. ROBINSON,
Fulton St. and Palatina Ave.
HOLLIS, L. I. (Office closed Sunday.)

Borough of Richmond—Sale or Rent.
ANXIOUS TO SELL
BEFORE GOING ABROAD.
Liberal terms arranged.
Unusually well built, frame, shingle, eight room, seashore, all year residence; spacious closets; dry cellar; hot water heating; plot 80x100; beautiful garden, fruit trees, flowers; fine bathing; 1½ blocks to trolley; 8 minutes' walk to R. R. station; hour to Wall st.; worth inspecting before deciding. Come, see, be convinced, buy. Price $12,500. MATTHEWS, 540 Lincoln av., Woodland Terrace, S. I., or phone 7 New Dorp.

FOR SALE—St. George, Staten Island, artistic all year residence; 2 minutes walk to ferry; beautiful view New York harbor; 12 rooms, 4 baths, but so compact and modern no servant problems; price 330,000, $5,000 cash. Phone Tompkinsville 1980.

REAL ESTATE—OUT OF CITY.

Long Island—Sale or Rent.
A NEW SHINGLED HOUSE
In the centre of the village, near the water; 6 rooms and bath; electric lights; large corner plot 150 feet front by 150 feet deep; large orchard of 20 year old fruit trees, pears, cherries, plums, apples, grapes and berries; price $6,500, on easy payments. Owner C. E. ROBERTSON, Northport, L. I.

AT Flushing! Plot 60x100; in Flushing's best neighborhood; at a sacrifice; owner going away; also 8 room house, good neighborhood; $7,000. Address TRENT, 1 West 24th st.

BUY HOME WITH RENT MONEY.
Two new modern six room and bath residences, just completed, between Floral Park and Garden City, 18 miles from Penn. Station on Long Island R. R., Hempstead division; one off at Stewart Manor; six minutes' walk south to Floral Garden; commutation $10 per month; price $6,300; easy terms. Agent on ground Sunday from 10:30 to 4:30, or address RITTER, 140 West 125th st.

[illegible] Homes Now Ready.
MOHAWK 22 MINUTES PENN. STA. 2-4-6 ROOMS REALTY TRUST 217 BWAY.
EAST ISLIP.—Stucco house, eight rooms, bath, pantry, gas, electricity, furnace heat, screens for the entire house; two car stucco garage; corner; plot, 100x200; beautiful grounds; price $6,500. Phone 1196J Islip. WALZER, East Islip, L. I.

FARMINGDALE.
Six rooms and bath; gas and electricity, no heat; lot 50x125; near the station; the house is three years old and needs a little paint; a snug house for the money; price $4,200; $1,000 cash; appointment made by telephone. 899 Garden City. E. A. LEIN, owner.

FLORAL PARK.
30 minutes by electric trains; eight rooms and bath, all improvements, including gas and coal ranges; plot 50x100; chicken house, fruit trees; desirable location; three blocks to station; bargain at $7,500. A. H. GOLDSMITH, phone 229 Floral Park, L. I.

FLUSHING—Parsons av.; eight large rooms; sleeping porch, garage; corner plot; beautiful old trees; $13,000; $5,000 cash. KERWIN, phone Circle 6640.

GREAT NECK HOME.
Owner will sell beautiful home having nine rooms, bath and attic; all modern improvements; fine lawn, large garden (planted), fruit and shade trees; plot 91x303; price $20,000. Box 56, phone 231 W. Great Neck, L. I.

I. G. WOLF. 1270 B'way, N. Y. Exceptional bargains on the North Shore.

MINEOLA.
Six room house, with all improvements; garage; lot 50x100; price $5,900. Tel. 899 Garden City. E. A. LEIN, owner.

OWNER FORCED TO SELL.
House at Hempstead, six blocks from station, having six large rooms; in perfect condition throughout; cellar and attic; plot 40x150; $4,850, $1,500 cash, balance on mortgage. MAY EGNER, box 328, Roosevelt, L. I.

READY TO MOVE IN.
Dutch Colonial stucco and shingle house at Garden City Estates, L. I., on a plot 60x100 feet; seven rooms and two baths; house is fully equipped in every particular; will decorate to suit purchaser. For information apply to C. A. NICHOLLS, 185 Madison av., New York. Telephone Vanderbilt 8375.

ROCKVILLE CENTRE Homes & Home Site Specialists. If it's E.W.Hennings,opp.Sta. for sale we have it.

SPECIAL!—Save commission, buy direct, 6-year-old, 8 room house, garage and workshop, steam heat and all improvements; 10 minutes from trolley and station; in fine condition; lot 50x[illegible]. Owner, [illegible]

CITY REAL ESTATE.
Borough of Queens—Sale or Rent.

LONG ISLAND
NORTH SHORE
GLEN COVE—SALE, $250,000, New Colonial, 25 rooms, 9 baths. Beach rights. Garage, cottage, greenhouse. No. 4301.
Ladd & Nichols
15 East 54th St., New York.
Tel. 1125 Plaza.

OWNER MUST SELL
Beautiful home having 8 large rooms, bath, laundry and pantry; all modern improvements; full cellar and attic; screens; plot 70x183; beautiful lawn, shrubbery and evergreen trees; price $10,500; terms arranged. OWNER, 324 Archer st., Freeport, L. I.

Lots in Choice Locations
Five lots in Douglas Manor; three on Broadway, Flushing; three in Ingleside; two opposite park, East River Heights. Bargains. ANDERSON & CO., Printers, 114 West 27th st., New York city.

SPRINGFIELD, L. I.—Houses and lots; bargains. SCHABEHORN, opposite station. Telephone Springfield 1817.

Westchester—Sale or Rent.
RYE
FOR SALE, $75,000—Fine house, 14 rooms, 4 baths. Garage, Cottage. Gardens. No. R291.
Ladd & Nichols
POST ROAD, RYE.
Tel. 880.
15 East 54th St., New York.

ANYWHERE IN WESTCHESTER
Distinctive Homes
Let Us Help You.
Frank L. Fisher Co.,
50 East 42nd St.

For Sale in Mt. Vernon, N. Y.
HOUSES RANGING IN PRICE FROM $5,000 to $75,000. BUILDING SITES. TELEPHONE 2304.
Edwin W. Fiske Realty Co.
14 DEPOT PLACE.

"Along the Sound" REAL ESTATE
Chas. Field Griffen & Co.,
51 East 42d St. Murray Hill 6441.

CHAUNCEY B. GRIFFEN & CO.,
Westchester's Leading Realty Experts.
18 East 41st st. Murray Hill 0320.

FOUR cottages, near Oakland Beach, for rent for the season, furnished, for $1,300; four master's, one bath, extra toilet; within walking distance beat beach in Westchester county. Write, call or telephone CHAS. S. FAULKNER, real estate broker, facing the Rye station. Telephone Rye 123.

GREENACRES, HARTSDALE.
Charming new Colonial house, among old trees, 4 master bedrooms, exceptionally large, heated sun room, large living room, fireplace, servant's room, 3 tiled baths, latest type fixtures, vapor heat. WARD-CARPENTER, 16 Grand st., White Plains. Phone 2442 White Plains.

OWNERS must sell two houses. HOLTON and LEZERICH, 429 4th av.

PELHAM REAL ESTATE W. H. MILLS, Pelham, N. Y.

WOODYCREST.
Colonial summer home, exclusive Lake Mahopac, near station, large wooded plot; 7 rooms, 2 baths, sleeping porch, 23 ft. living room, fireplace, veranda, water, electricity; garage. OWNER, 16 Grand st., White Plains. Phone 2442 White Plains.

New York State—Sale or Rent.
Must Settle Estate
Complete Adirondack Camp,
On Private Lake.
Main camp—4 bedrooms, 2 baths. Bungalow—5 bedrooms, 1 bath. Garage, boat and guide houses. Golf course, five minutes.
Opportunity, $40,000
Frank L. Fisher Co.
50 East 42nd St.

A REAL HOME
TUEXDO SECTION
A country estate 127 acres, Spanish type residence, stone and stucco construction. All modern improvements; 13 rooms furnished; 6 masters bedrooms. Wonderful view, including lake. Garage, gardener's cottage. Commuting distance.
A. B. ALGIE, 17 West 44th.

A REAL HOME
In the country; 15 room house, 3 story combination barn and garage, 20 acres of land with pretty lake and trout stream; very healthy climate. Would cost $30,000 to duplicate buildings, which have just been painted; beautiful old trees and shrubs, and fine bearing orchard. Can be bought for $27,500, on terms if desired. Phone for opportunity to inspect, Spring Valley 385 or Murray Hill 5596.

KAATSKILL MOUNTAIN VILLA?
92 Acres, Terraced Groves.
25 Mile Vista, ½ Mile Elevation.
24 room house, 20x40 barn.
Ice house, reservoir.
Mountain springs, private avenue.
ACCESSIBLE and INIMITABLE
ASA P. SMITH, Temple Bar, Brooklyn, N. Y.

BRICK building, 50x100; suitable factory; abundance skilled help; are all Americans. J. W. LITTLE, Box 169, Piltmont, N. Y.

Estate Must Be Settled
140 acre farm, Ulster County. Wonderful opportunity; $150 per acre; $4,000 sales from farm products last year.
FRANK L. FISHER CO., 50 East 42d St.

GENTLEMAN'S FARM, ORANGE CO.
52 acres; mile from station; modern house and outbuildings; electric lights, hot water, steam heat; two brooks; a bargain; [illegible]

REAL ESTATE—OUT OF CITY.
New Jersey—Sale or Rent.

RIDGEWOOD, NEW JERSEY

Five houses just completed; ready for occupancy; best construction and most modern fixtures; oak floors throughout; two tiled baths. Large plot. All improvements. Seven minutes from station. Fireproof garage under porch.

$19,500 Up. Inspection Invited

Full particulars at RIDGEWOOD CORPORATION,
New York Office, Owners and Builders,
277 Broadway, Room 1006. Ridgewood, N. J.

Connecticut—Sale or Rent.
City Plus Country
OWN YOUR APARTMENT
With Comfort of Restaurant and Valet Service
Six Spacious Rooms
Sleeping and Dining Porches
Sale Price, $15,000 to $20,000
EXCLUSIVE GREENWICH, Ct.
FRANK L. FISHER CO.,
50 East 42nd St.

Greenwich
A selection of the better country places and estates at present offered may be made through our Greenwich office. Great care has been given to the preparation of our lists, which include a large range, both as to size and price.
Robert E. Farley Organization
24 Greenwich Ave., Greenwich
Near the corner of Post Road.
Telephone Greenwich 1860.
12 East 44th St., N. Y.

BEAUTIFUL farm home, modern house, 11 rooms, bath, 40 acres; nice fields and woods; high elevation; artesian well; must be sold; no reasonable offer refused. Box 680, Bethel, Conn.

GREENWICH, CONN.—BEAUTIFUL HOME, nine rooms, furnished; new house; steam heat, large open fireplace; nice plot, garden, shade trees; residential section; reasonable. For further details and picture, F. L. BRAISTED, 108 West 50th., Phone 1046 Circle.

New Jersey—Sale or Rent.

for year round living ready for occupancy now. $9,500 on easy terms buys a 7 room house with tiled bath and 1-3 acre. $15,500 a 10 room house with 3 baths, garage and 3-3 acre. Many prices, sizes and designs. Easy commutation to N. Y. C. 900 ft. elevation. A little cash and your rent buys one. Call for details at
MOUNTAIN LAKES, INC.,
170 B'way, N. Y. City. Tel. 1521 Cortlandt.

ELIZABETH, N. J. (ELMORA SECTION). $2,000 down buys new one family house; entire inside white enamel, double oak floors, beam ceilings, built in bookcases, open fireplace, sun and sleeping porches, steam heat, electric light, tile bath; lot 40x200; asphalt paved street; two minutes from station and trolley; restricted section. M. L. SHAPIRO, office 128 Broad st. Tel. Elizabeth 4656.

ENGLEWOOD HOUSES FOR SALE REAL ESTATE.
H. Weatherby & Co., Englewood, N. J
FOR SALE—New stucco residence, large living room, with fireplace, dining room, butler's pantry, laundry and toilet on first floor; three bedrooms, sleeping porch, all white bathroom, with built-in tub, on second floor; bedroom and bath on third; lot 75x195; high elevation; five minutes' walk from station with express service; may be occupied immediately; price $15,000. W. W. WILSEY, Ridgewood, N. J.

FOR SALE AT HACKENSACK, N. J., TO CLOSE ESTATE, 15 ROOM HOUSE, GOOD REPAIR, PLOT 155 FEET FRONT; BEST PART OF TOWN; LARGE SHADE TREES. APPLY L. F. CLARENDON, 78 GOLD ST., NEW YORK. PHONE 710 BEEKMAN.

FOR SALE—Allendale, N. J., $8,500, modern eight room frame house; hot water heat, electricity, large rubble stone porch; garage; five minutes' walk from station; commuting distance. HENRY J. KNACK.

FOR sale or rent, fully equipped, modern spring bottling plant; 8 acres of ground; 9 room house and barn. DERVIEUX, Edgewater, N. J.

FOR Sale—Elizabeth, 334 Rahway av.; immediate possession; dwelling, 7 rooms, $6,000; $2,000 cash, balance mortgage. H. C. WARD, 55 William st., N. Y.

GOOD two family house, four rooms, bath; upstairs, five rooms, bath; $6,200; cash $2,000, balance mortgage. MUELLER, 600 Hackensack st., Carlstadt, N. J.

HOUSE to let—Eleven rooms, all improvements; large screened porch; garage; large lawn; one block from Forest Hill Erie station; will rent from May 1, $110 per month. Phone Market 6904 during business hours, or Branch Brook 1783 evenings. E. B. LEONARD, 14 Lombardy st., Newark, N. J.

HALCYON PARK, Bloomfield, N. J.; near Lackawanna and Erie railroads; several attractive, modern six to eight room houses; prices ranging from $9,000 to $12,000. Particulars O. GONZALEZ, 42 Farrandale av. Phone Bloomfield 1638J.

IF YOU WANT TO RENT, BUY OR SELL FURNISHED APARTMENTS, COTTAGES OR HOTELS
SEE MISS MURPHY FIRST,
MEMBER NATIONAL REALTORS,
KANDLE BUILDING, THIRD FLOOR,
BOARDWALK AND MELROSE AV.,
ATLANTIC CITY, N. J.
PHONE 929-R.

LOVELY new 6 room home; immediate possession. BARGAIN; terms. CLARA HENSCHEL, 142 Overpeck av., Ridgefield Park, N. J. Make appointment. Phones 940 J, Hackensack; 5758 Rector.

MOUNTAIN LAKES, N. J. One hour out. D. L. & W.; 900 feet elevation; city conveniences; must sacrifice beautiful home, 9 rooms, 3 baths, steam heat; 2 car garage; 310 feet frontage; 1½ acres; price $18,000. CHAS. R. FURRER, 47 WEST 34TH ST.

MONTCLAIR, N. J.
Dutch white Colonial; just completed; large living room, fireplace, sun porch, four bedrooms, open attic, especially fine fixtures; a beautiful, well built home; plot 60x100; price $15,500; open for inspection Saturday and Sunday. Telephone MARSTED, 563 Verona.

MADISON, N. J. Choice Country Homes & Estates. Opp. sta. Tel. 378M.
JOS. V. KEATING.

PRETTY, comfortable Colonial home; half acre corner plot, northern Jersey; 13 rooms, foyer hall, bath, improvements; West Shore R. R.; 14 miles, 20 minutes; excellent train service; near school; strictly residential neighborhood. Owner, RANDHOLTZ, Dumont, N. J.

REDBANK, N. J., modern home; three minutes walk from depot; 8 rooms and bath, open fireplace in living room, hot water heat; lot 50x265; fruit, &c.; $7,500. Address RUSSELL, of Long Dock, Produce Exchange, N. Y.

RUTHERFORD—Modern house, seven rooms and bath, steam heat, electric lights, newly decorated, for immediate occupancy; corner plot, 60x100; excellent neighborhood; price $10,000; one-half cash. Address D. E., 47 Sun-Herald, Fulton st.

RED BANK, N. J.—House; five acres cultivated land; splendidly located on Rumson road; seven rooms, two baths, large pantry and closets; electricity, hot water heat; garage; for immediate sale or rental; terms. Address Y., box 532 Sun-Herald.

RUTHERFORD REALTY BARGAINS, EDW. S. BROWN, Shafer Bldg., Rutherford.

Spring Lake—Furnished
Near New Monmouth Hotel, on lake; handsomely furnished 14 room cottage; every convenience; rent $2,200; owner on premises Sunday. O'SULLIVAN, 197 Monmouth av. 2754 Academy.

SOMERVILLE, N. J.
For sale, 3 room frame house all improvements with 5 acres of land; ideal surroundings; one hour from New York, 6 minutes from station. Telephone 431 Stagg.

THREE Bargains.—10 rooms, plot 75x180, $10,000; 9 rooms, plot 130x180, $12,000; 9 rooms, plot 75x145; each suitable for two families; half hour out on Lackawanna; no agents. OWNER, box 155 Herald, Fulton st.

THIRTY-FOUR acres of ground, two modern houses, barn, high elevation, ideal location for week-end sanitarium; water springs [illegible]

REAL ESTATE—OUT OF CITY.
New Jersey—Sale or Rent.

On Lake Hopatcong
Building Lots and Bungalows at Pre-War Prices
Also Camp Sites and Bungalow Sites for rent. For full particulars Address, HUDSON MAXIM Landing P. O., New Jersey

NEAR PLAINFIELD.
FOR SALE—12 room dwelling, 3 baths, 2 tiled, hot water heat, fine sleeping porch, 3 open fireplaces, hardwood floors, every modern improvement; in A1 condition; ground from 1 to 4 acres, with abundance of fruit, berries and shrubbery; good outbuildings; 7 minutes' walk to station, trolley, churches and schools; immediate possession; terms reasonable. Apply EDWARD C. HARDINGHAM, 152 North av., Plainfield, N. J. 'Phone 252.

Miscellaneous—Sale or Rent.
FOR sale to sportsmen, 200 acres of forestry lands and three lakes contained thereon, abounding with salmon trout. Address R. FARARD, 85 Cremazie, Quebec, Can.

FARM PROPERTY.
Will Sacrifice
My Beautiful Old Estate
IDEAL CLIMATE
700 acres, highly improved; big income; delightfully located, Piedmont Valley, near Charlottesville, Va.; modern 12 room brick home, all conveniences, completely furnished, new modern mahogany, ivory; charmingly set in high elevation in grove; beautiful trees, magnificent scenery, surrounded by Blue Ridge Mountains; commercial apple orchard, 2,400 bearing winesaps, first class condition. 70 acres, good timber, 17 buildings, including 4 houses; pure spring water in each field and pasture; woven wire fences. 500 acres highly cultivated corn, small grains and grasses; complete set machinery and tools (good), 110 head live stock, 11 good horses; organized labor, tenants and servants; a complete going, profitable farm business; business connections force quick sacrifice sale; $35,000 first cash payment; balance easy; rigid investigation invited; title perfect; principals only. Wire for inspection appointment. CORY MANOR FARM, Ivy, Va.

E.A.Strout Farm Bargains in 33 States. Catalogue free. 150 Nassau St., N.Y.

SUMMER RESIDENCES TO LET.
Waldorf Bungalows
Sheepshead Bay
Foot of Emmons Ave.
ON WATERFRONT
for the Season.
Rates Upon Application
5 rooms, furnished, screened; running water, gas and electricity, shower baths, coal and gas range, wash tubs, &c.
Good bathing and fishing—Boardwalk and recreation pier.
Can be seen at all times. Apply J. Allen, Superintendent, on premises. Tel. Coney Island 2334.
Waldorf Bungalow Co., Inc.
OWNERS
Office 359 Fulton St., Brooklyn, N. Y.
Phone 5920—Main.
Or Telephone 14 Kenmore.
R. VON LEHN, SONS, Agents.

COOLEST SPOT IN TOWN
Furnished, in White Plains; no finer location anywhere. 10-room house, 175 per month; two or three months' season. Convenient location. Large plot. Dandy view.
EDWARD M. WEST, Inc.
Depot Plaza, WHITE PLAINS. Phone 2767.

ADIRONDACK camp, occupying island, beautifully furnished; modern improvements; telephone; motor boating, fishing, golfing; near Lake Placid; immediate possession; REASONABLE. SNYDER, Hotel Buckingham. Plaza 4600.

BEAUTIFUL HOME, LARGE ROOMS, BEST LOCALITY, ROCKAWAY PARK; THIRD HOUSE FROM BOARDWALK. PHONE FLUSHING 36W.

BUNGALOW to rent for six months, furnished. Apply A. M. GRANT, 75 West 55th st., or phone 7048 Circle.

FOUR rooms, kitchen and bath, comfortably furnished, garage, tennis court, large shaded lawn, 35 minutes from Grand Central station, May 15 to September 15; $150 a month. Phone Woodlawn 1047.

KEANSBURG BEACH—Furnished, three room bungalows, season; immediate possession. Telephone Watkins 311.

LAKE WINNIPESAUKEE BUNGALOW. Among spruces; modern improvements. Sandy Beach, boats. Rent season. Address Box 316, Hingham, Mass.

ON Lake George, camping cottage directly on water; fully equipped for housekeeping; $200 for season, in advance; references required. Address L. F., 426 Sun-Herald, Herald square.

SPRING LAKE COTTAGE.
Very attractively furnished; 14 rooms, newly decorated; one block from ocean and on lake. Any broker. O'SULLIVAN, 197 Monmouth av., New York, telephone 2754 Academy.

TO LET, furnished, June to September inclusive, country home with all improvements, including garage; short auto drive to Saratoga, Cambridge, Schuylerville and Lake George; rent for season, $500. Address OWNER, 142 Brookfield av., Nutley, N. J.

SUMMER RESIDENCES WANTED.

SEVEN room bungalow or cottage, improvements, partly furnished or unfurnished, for summer; about hour from city; cheap; prefer option buying; not less than 400 altitude. INGLESE, 356 Sun-Herald, Herald square.

WANTED—To rent for the season, well furnished four or five room cottage, well located, on the Delaware River, where good fishing can be found for small mouth black bass; give full particulars in first reply. B., 755 Sun-Herald.

SUBURBAN HOMES TO LET AND FOR SALE.

MY furnished home at Philipse Manor-on-Hudson; attractive Dutch Colonial; 7 rooms, two baths; garage and garden, breakfast porch, large screened living porch; 200 yards from Hudson; 30 minutes from Grand Central. Phone C. LOUIS ALLEN, Spring 169 or Tarrytown 617.

SUBURBAN HOMES WANTED.

WANTED—June 1 to Sept. 1, seven or eight furnished room house, with all modern improvements and garage; Rockville Centre, Freeport or nearby vicinity; not to exceed $400. M. B. LEVY, 471 4th av. Madison Sq. 8156.

REAL ESTATE WANTED.

ALL year residence near New York, 14 rooms, 3 or more baths and other improvements; at least 2 acres land. Send full particulars to ARMSTRONG, 218 Sun-Herald, Herald square.

HOMES WITHIN THE HOUR.
(Sale) everywhere. Phone, call or write. Clarence Davies, 32 Nassau st. John 1111.

REAL ESTATE WANTED.

WANTED IMMEDIATELY
BY ARTIST AND WRITER,
to lease for term years, two upper floors of private residence, with extension for roof garden; must be large, light rooms; district between Park and 6th avs., 45th to 60th st.; best references. Circle 4064.

WANTED IMMEDIATELY
BY ARTIST AND WRITER
for studio residence, American basement house, between Park and 6th avs., 45th to 60th st., near 6th av. preferred; to rent or would consider buying; best references. Circle 4064.

REAL ESTATE—CUBA.

FOR SALE.
One hundred and sixty acres of land, facing the beautiful Bay of Cienfuegos, Cuba, the most important commercial port in Cuba after Havana, and without a doubt the best and largest bay in the island.
This property has a water frontage of at least 1,000 yards, and therefore admirably suited for the building of a dry dock, the water being deep all along the entire front, including the very good creek that lays midway of the property at the water front.
There is also plenty of limestone specially suited for the manufacturing of the finest lime (there is a lime kiln in operation).
Also a stone quarry, from which large amount of blocks are quarried every year for building purposes.
There is also a large tract of timber land which has never been touched.
For full particulars address FRANCISCO CABRERA PEREZ, Zayas No. 4, Santa Clara, Prov. Sta. Clara, Cuba.

REAL ESTATE—BERMUDA.

BERMUDA Property, for sale or rent; suitable for small hotel. Write ROBINSON, P. O. box 99, Hamilton Bermuda.

REAL ESTATE—EUROPE.

FURNISHED CASTLE
to be let (14 kilometers from Brussels), 10 hectares; two ponds, boating, tennis; modern furnishing; central heating, telephone, bath, garage, stable (five horses). Write G. D., 7, Agence Havas, Brussels, Belgium.

FACTORIES FOR SALE OR RENT.

FACTORIES WITH POSSESSION
FOR SALE OR LEASE.
27,000 feet, downtown Brooklyn, 6 story brick, 2 elevators, light on 4 sides, good power plant.
33,000 feet, Newark, N. J., 5 story brick corner, opposite Market street station, Penna. R. R.; large power plant, belting, shafting &c.
100,000 feet on waterfront, Newark, N. J., 9 story heavy brick storage warehouse, 150 foot dock, large yard space, short walk Hudson Tubes.
Brokers paid. WALTER J. SMITH, 188 Montague st., Brooklyn.

FOR bargains in Commercial waterfront