SALES OF REAL ESTATE.

A BEAUTIFUL MANSION, VALUED AT $8,000, FOR $150.
A MAGNIFICENT RESIDENCE, valued at $4,000, for $400.
A SPLENDID VILLA, valued at $2,500, for $150.
A HANDSOME COTTAGE, valued at $1,000, for $150.

Handsome Lots, in the village of Jamaica, L. I., within forty minutes' ride of New York, and accessible by either of two railroads, running every hour.

Four splendid Residences, with suitable Lots included, at the price of $150 each. Lots to be located by the purchasers themselves when the sale is completed. This is one of the most beautiful tracts of land within a hundred miles of New York, and has never before been offered for sale. Title indisputable.

The advantage of an investment in this property on the part of a large class of thriving men of moderate means must be apparent to all. The advantages embrace economy, comfort, the luxuries of a country and city life combined, an opportunity for the exhibition of a correct taste in beautifying a rural home, and the insurance of a valuable inheritance to one's children by the rapid advance of pecuniary value which this property is sure to realize.

Full information on all points, with accurate drawings of the different residences, and maps showing the exact location of the lots, will be furnished on application.

ABBOTT, CHADWICK & HUBBARD,
71 William street, between Liberty and Cedar.

AN ELEGANT COUNTRY SEAT FOR SALE,
Formerly known as the home of A. J. Downing, deceased. Within the past ten years has been greatly improved and enlarged. Contains about six acres of land in a high state of cultivation, filled with rare trees and shrubs of all descriptions. The dwelling, carriage houses, grapery and greenhouse are of a fine order of architecture.

Will be sold for much less than cost. Any gentleman desiring to purchase, will find this an opportunity which offers but once in a lifetime. Possession given immediately. For terms, &c., apply to G. ALGER, on the premises, or by letter to S. W. Fullerton, Attorney at Law, Newburg, Orange county, N. Y.

A COUNTRY RESIDENCE, WITH RARE SURROUNDINGS, is offered to any gentleman who wishes to possess a Country Residence with a fine Farm and the advantages of many years' culture and improvements. It is within an hour of the city, and by either of two railroads is accessible almost any hour of the day, affording the gentleman of business or leisure every advantage of suburban and city life. The mansion is spacious and convenient, situated in a lawn of twenty acres. There are two suits of parlors, dining room, library and billiard room on the first floor, surrounded by spacious piazzas, all the rooms of the different stories commanding extensive landscape and water views of great beauty. There are several acres devoted to gardens and fruit, besides several large orchards in full production. The grapery and plant houses are stocked with the choicest varieties. The barns, carriage, cider and ice houses, the farmers' and gardeners' residences, &c., are arranged in seclusion from the mansion. The farm admits of subdivision into numerous sites for villa residences, each having charming prospects of land and water. The place will be sold below its value and the terms of purchase made easy. The owner leaves it with the view of foreign travel, and will give possession immediately. The stock and furniture may be included in the purchase. For further particulars address James Merrison, box 2,398 Post office, N. Y.

A SPLENDID COUNTRY SEAT FOR SALE.—WILL positively be sold, on Monday, Feb. 29, by the Sheriff of Westchester county, at 12 o'clock noon, at the Court House, in White Plains, one of the most beautiful and highly improved places (containing over 20 acres of choice land) on the Hudson, within 26 miles of New York. Mansion of 16 rooms of modern style and convenience; water (hot and cold) throughout, &c. Farm house and outbuildings are first rate. Graperies, under glass, about 400 feet in length, containing the choicest vines in full bearing. Ground stocked with the finest selection of fruit of all sorts, in bearing, amounting to about 1,500 trees. Also upwards of 1,500 peaches, plums, apples, &c. For permits to view the premises, plans, &c., apply to HOMER MORGAN, No. 2 Pine street.

A NEAT COTTAGE FOR SALE—ON THE MILL ROAD, Staten Island, fifteen minutes' walk from Factoryville landing, containing five rooms, with kitchen attached, a good cellar and half acre of land, with all kinds of choice fruit. Apply to GEO. W. LOSS, 70 Fulton street, N. Y.

A FIRST CLASS BROWN STONE HOUSE—FOUR story, high stoop, 20x60, on Forty-ninth street, near Fifth avenue; choice location, for sale cheap. Also three and four story new Houses on Forty-second, Forty-third, Forty-fourth, Forty-fifth, Forty-sixth, Forty-seventh and Forty-eighth streets, between Fifth avenue and Broadway, $8,000 and upwards. On Murray Hill, $14,000 to $20,000; some with stables. W. P. SEYMOUR, 156 Broadway.

A FARM WANTED—OF FROM 80 TO 100 ACRES, ON the Hudson or Central New York or Vermont, near good schools and churches; Episcopal preferred. Address, with price and full particulars, A. M. Barnett, North Adams, Mass.

A LONG LIST OF FARMS AND CITY PROPERTY FOR sale or exchange; also business chances and partnerships. Persons desiring either to sell or purchase should call on F. D. RICHARDSON & CO., 82 and 84 Nassau street.

A. J. BLEECKER, SON & CO., OFFER FOR SALE a splendid Farm of about 400 acres, in the town of Dover, Dutchess county, N. Y. It is one of the very best in the State; accessible by the Harlem Railroad, and is well worthy the attention of parties seeking a farm; full particulars will be given on application at 77 Cedar street.

A LARGE FIRST CLASS STONE HOTEL IN A thriving Western city, doing an extensive business and paying $1,000 per month net, for sale at the low price of $45,000; terms moderate. For full particulars address Kent & Goldsbury, Davenport, Iowa.

A VALUABLE FARM FOR SALE.—BY ORDER OF the executors of Dr. J. C. Kelly, deceased, situate one and one-half miles from the depot at Rahway, N. J., and one hour by railroad from New York. Contains 80 acres—20 of wood, the balance tillable and in a high state of cultivation; large mansion house, large and other outbuildings; apple orchard, peaches and small fruits; good water and healthy neighborhood. It is very desirable as a pleasant summer residence or a profitable farming investment. Will be sold low and payments easy.

D. WAGNER, 34½ Pine street.

A FARM FOR SALE—IN TOMPKINS COUNTY, N. Y., comprising 136 acres of superior farming land, lying between Cayuga and Seneca Lakes, seven miles from Ithaca with large dwelling house and numerous outbuildings. For terms of sale apply to SAMUEL BROWN, 32 Wall street, N. Y.

A COUNTRY SEAT FOR SALE—ONE HOUR FROM the city—Mansion, lodge, elegant park, 20 acres, perfectly healthy, extensive view and free from everything objectionable; particularly adapted for a gentleman's residence. Apply to T. BOND, 132 Broadway.

A BARGAIN—THE FOUR STORY HIGH STOOP basement and sub-cellar, 25 feet front brick House 188 West Twenty-second street, between Seventh and Eighth avenues. Price $14,500. Apply to YZNAGA DEL VALLE & CO., 60 Beaver street.

A FIRST CLASS HOUSE FOR SALE—25 FEET FRONT, 226 West Fifty-fourth street, near Central Park; Seventh and Eighth avenue cars within half a block. Possession immediately. Apply on the premises, or to A. J. ELY & CO., 22 Pine street.

A COUNTRY RESIDENCE, OR GARDEN FARM FOR $5,000, in the village of Rockville Centre, Long Island, 20 miles from City Hall, Brooklyn; 15 acres cleared land; high cultivation; large fashionable buildings, nearly new; fine gardens, with shade and ornamental trees; apples, pears, grapes, strawberries, blackberries, raspberries, &c. &c.; two acres of asparagus; depot of new railroad now building within a quarter of a mile; stages pass the door daily; the great South bay is conveniently distant; everything in perfect order on the farm; must be sold. Apply to WM. E. PETTIT, at Messrs. Kraft & Ellis', 281 and 283 Broadway, between one and two o'clock P. M., or address W. E. Pettit, Rockville Centre, N. Y.

A FIRST CLASS EXTRA WIDE THREE STORY AND attic brick House, No. 168 President street, with four Lots of ground, between Clinton and Court streets, Brooklyn, built in the best and most thorough manner by day's work for the late Edward Kellogg; house 38 feet wide, plate glass in windows, parlors and halls frescoed; could be sold without the adjoining lots if desired. Apply to E. E. KELLOGG, 182 Pearl street, New York, or 168 President street, Brooklyn. Also for sale, House No. 166, adjoining the above premises, and precisely like the above, with three lots of ground. Apply to FERD. PROBST, 55 Broad street, N. Y., or to E. E. KELLOGG, as above.

A SUPERIOR BUILT FOUR STORY BROWN STONE House, 16 West Twenty-seventh street, for sale. Also the four story brown stone House, 59 East Twenty-ninth street, price $15,000. Also 210 West Fifty-sixth street, 14 rooms. JOHN S. KELSO, 86 Cedar street.

A GREAT BARGAIN.—LARGE FINE RESIDENCE, 25x64x100, within three minutes' walk of Atlantic and Wall street ferries, three story, high basement, Philadelphia brick, every improvement, glass enclosed conservatory, mahogany doors, heater, &c. Lot 25x100. Will sacrifice it for $9,000. Only a small amount required down. Apply to JOHN FORGIE, No. 6 Pine street.

AN EXCELLENT FARM, 117 ACRES, 30 GOOD TIMber, for sale cheap.—Five Dwellings, Store, Tavern, Mill, large Outbuildings, Blacksmith, Tavern Stand, Ample water power, and good market.

SOUTHWICK & WOOD, 18 Pine street.

A TWO STORY FRAME HOUSE, WITH BASEMENT, sub-cellar and attic, just finished, with modern improvements, on 146th street, first house east of Third avenue. Rent reduced, the side North New York, will be sold low and on easy terms. Inquire of P. SHUTE, at the grocery store on the opposite corner.

A BEAUTIFUL THREE STORY BROWN STONE House for sale—richly painted in perfect order, varnished all over, in the improvement nearly new and in Forty-ninth street. Apply to WM. P. SEYMOUR, 156 Broadway.

A FIRST CLASS THREE STORY BROWN STONE House for sale—in a row of eight stone houses; location unexceptional, $8,500. Fifth avenue, no. 1296; brick 20x50, three stories; furnace and gas, finely painted and frescoed, in perfect order. Also, one not frescoed. Apply to WM. P. SEYMOUR, 156 Broadway.

A VERY PRETTY THREE STORY HIGH STOOP House, in a row of seven houses, to let.—All modern improvements, in perfect order. Nos. 183, 185 and 187 East Thirty-third street; rent $525. Apply to C. WATKINS, 34 Nassau street, from 1 to 3 o'clock, third story, room 20. Also three very pretty Houses for $350, south side of 134th street, between Sixth and Seventh avenues; three lots of ground to each.

BEAUTIFUL THREE STORY HIGH STOOP BROWN STONE House No. 79 East Twenty-ninth street, 50 feet deep, all the improvements nearly new and in complete order, only seen on application to J. W. BARTLETT, 462 Broadway. Private sale. Marshal will not attend.

BROOKLYN LOTS FOR SALE—ON GATES AVENUE and Quincy street, four Lots on each street, between Tompkins and Throop avenues. Apply to Mr. WHEELER, 352 Broadway, on stairs.

BROOKLYN HOUSES FOR SALE OR TO LET—FOUR handsome three story brick Houses, in Hicksian street, Brooklyn. Apply to C. WENMAN, 38 Hicksian street.

COUNTRY RESIDENCE FOR SALE.—A HANDSOME Country Residence, situated in Poughkeepsie, New York. The grounds contain between three and four acres of land, divided into lawn and garden, prettily ornamented and ornamented with shrubbery and forty finest trees. The garden is stocked with a great abundance of the choicest fruit. The house is partly within the city limits, the house standing in a village being less than three-quarters of a mile from the depot. The house is modern, well arranged and contains rooms in every convenience. The stable is extensively built, and the neighborhood unexceptionable. Apply to JOHN E. CAROLINE, Bank of Poughkeepsie, or to GEO. F. KETCHAM, Poughkeepsie, New York.

CHURCH PROPERTY FOR SALE—THE UNIVERsalist church on the corner of Bleecker and Downing streets, N. Y., having a lot of about 50 feet on Bleecker street and about 90 feet on Downing street, and church edifice in good order. Either for a church or business purposes. For a time at the low price of $8,000. For terms, &c., inquire of WM. TUCKER, Sen., 68 West street, or of WARREN HAZENIUS, Esq., 124 Chrystie street.

COTTAGE FOR SALE—ON EASY TERMS; CONSISTING of 12 rooms, with bathroom, sub-cellar, &c., situated in the village of Flushing, L. I., corner of Lawrence and Fowler avenues, lot 100x150 feet, with wood house, carriage house, fruit trees, &c. Apply to THOS. FOWLER, on the premises, or to C. FOWLER, corner of Third and North Ninth streets, Brooklyn, E. D.

FACTORY FOR SALE OR TO RENT—FOUR STORIES, high, 32x100 feet, with 70 dwellings. Apply to J. GAIN & CO., Cornwall Village county of Orange, N. Y., on the premises, or to HOMER MORGAN, No. 2 Pine street, N. Y.

SALES OF REAL ESTATE.

DOCK PROPERTY FOR SALE—WITH LARGE STORE-house, &c.; an excellent location for an iron, lumber or coal company; has 160 feet water front, with track connecting with the Central Railroad of New Jersey; is situated at Elizabethport, N. J. For particulars apply to E. R. KELLOGG, 139 Pearl street, New York.

FARM—250 ACRES—$4,500—ULSTER COUNTY; GOOD improvements, which cost more money; 165 acres in grass and sod; fruit, timber, water; in village; near tanneries and market, sell at a sacrifice.

WALTER W. WETMORE, 14 Chambers street.

FARM FOR SALE—IN MONMOUTH COUNTY, NEW Jersey, containing one hundred acres, with fine Mansion House. Price $15,000. Land well adapted for trucking. Apply to STEPHEN A. PIERCE & CO., 17 Nassau street, or SYDNEY Z. SMITH, Middletown Point, New Jersey.

FARM FOR SALE—AT AMITYVILLE, LONG ISLAND, consisting of about 90 acres, with fair improvements, and for many years under good cultivation; good trout brook on the premises, and adjoining the new railroad now in progress. Apply to T. J. McKEE, 67 Wall street.

FARMS AND COUNTRY RESIDENCES FOR SALE—at Jamaica, L. I., containing from 2 to 100 acres. Also Village Property, including stores, with or without stock. Prices from $1,000 to $40,000. Hours, 10 to 1.

GEO. SKIDMORE, 16 Nassau street.

FARM FOR SALE OR TO LET—IN THE TOWNSHIP of South Amboy, New Jersey; 80 acres cleared and 120 of woodland, making in all 200 acres. Price $8,000, one-third cash.

FOR SALE—WASHINGTON HALL, SARATOGA Springs. This house has been considered one of the most genteel boarding houses in Saratoga. It contains accommodations for eighty guests; is pleasantly situated on Broadway, with fine surroundings, near the Empire Spring. The Furniture will be sold with the house. For further particulars apply to W. S. HASCALL, 167 Broadway, New York, or to F. DURKEE, Saratoga Springs.

FOR SALE—A SPLENDID FARM, CONTAINING 64 acres of good land, 15 of which is wood, buildings all new and in complete order, situated on Long Island, 1 mile from a village. For full particulars inquire of Mr. WM. McEVOY, 276 Bowery.

FOR SALE—IN ONE OR MORE PARCELS, THE 2 blocks, bounded by Fifth avenue, Fifty-ninth street, Madison avenue and Sixtieth street, and Fifty-ninth street, Fourth avenue, Sixtieth street and Madison avenue. Apply to JAMES CRUIKSHANK, 55 Broadway.

FOR SALE—TWO FIRST CLASS FOUR STORY brown stone Houses, one on Madison avenue and one on Thirty-seventh street, Murray Hill. For particulars inquire of D. ROBINS, 133 Lexington avenue, from 10 A. M. to 5 P. M.

FOR SALE—108 WEST TWELFTH STREET, THE TWO story frame House, 19x25 feet, with brick stable in rear, 20x22; lot 100.6; to be sold at a bargain. Inquire on the premises.

FOR SALE—THE THREE STORY, BASEMENT AND sub-cellar brick House and Lot 130 Orchard street, lot 27.3x87.6. Apply at 111 Chrystie street.

FOR SALE—A FARM OF 50 ACRES, IN THE VICINITY of Jamaica, Long Island, containing 40 acres cleared land; in fair order in liberal conditions. For particulars apply to PETER GRUBER, 93 Eldridge street.

FOR SALE, TO CLOSE AN ESTATE—TWO OF THE three story and attic Dwellings, 114 and 116 Congress street, Brooklyn, five minutes' walk from the South ferry, both have the modern improvements and are in good order. Also two Lots on the east side of Henry street, between Amity and Congress streets, 25 by 100 feet; a large part of the purchase money may remain on bond and mortgage for a term of years. For full particulars apply to ALFRED H. COX, Executor, 656 Broadway, N. Y., or Henry street, corner of Amity street, Brooklyn.

FOR SALE—THE TWO STORY, BASEMENT AND attic House 245 Henry street. Apply to JAMES CARR, No. 4 Stanton street.

FOR SALE—THE PLEASANTLY LOCATED AND ADmirably arranged House 13 Lexington avenue; house 26½x70, lot 100 feet. For cards of admission, terms, &c., apply to JAMES CARR, No. 4 Stanton street.

FOR SALE—HOUSE AND STORE NO. 80 SIXTH AVENUE, near Eighth street; lot 25 feet; built through in the most substantial manner. Price $16,700. Also 238 Fourth street, corner of Wooster, fronting on Washington Parade Ground. Price $10,700. Also, House and Lot 102 Dean street, Brooklyn, brown stone front, water introduced, &c. Price $6,500. Apply to HOMER MORGAN, No. 2 Pine street.

FOR SALE—HOUSE 85 SECOND PLACE, BROOKlyn—Brown stone, three stories, basement and undercellar, in thorough repair, with all the modern improvements; a large portion of the purchase money can remain on bond and mortgage; and the furniture will be sold on reasonable terms if desired. Apply at the House, from 8 to 10 A. M. and from 4 to 9 P. M.

FOR SALE—IN JERSEY CITY, NEAR THE FERRY, a medium size three story brick House, with the modern improvements; possession at any time. Inquire at 75 Barclay street, New York.

FOR SALE—A FARM OF 20 ACRES, BEAUTIFULLY situated, on the east bank of the Passaic river, opposite the village of Belleville, with good house, barn and outbuildings, a variety of fruit, &c. A very desirable situation for a country residence. Apply to J. D. ACKERMAN, 19 Eighth avenue, N. Y., or to W. H. ACKERMAN, on the premises.

FOR SALE—THE FOUR STORY AND BASEMENT and a vault under the sidewalk, 404 Greenwich street, near Hubert; will be sold very cheap; price $12,500; rent $1,200; mortgage 6 per cent. Also 109 Livingston street, corner Hoyt, Brooklyn, price $4,750. Inquire of C. SCHUMANN, 302 West Nineteenth street.

FOR SALE—IN BROOKLYN, A NEAT THREE STORY frame House and Lot, 26 Lafayette street, near Hudson avenue; price $1,800. Inquire of JAMES ARRENT, 280 West Twenty ninth street, New York, or of ROBERT MASON, 113 East Baltic street, Brooklyn.

FOR SALE—A SPLENDID HOUSE IN EAST THIRTY-fourth street, 25x50; full lot, four stories, brown stone, all improvements, side windows; possession in March. For particulars apply to PAGE & BRAGUE, 298 Broadway, or at 507½ Second avenue, before 9½ in the morning.

FOR SALE—THE ELEGANT THREE STORY AND French attic brown stone House No. 30 West Forty-fifth street, between Fifth and Sixth avenues; finished in a very superior manner, black walnut stairs, marble hall, bay window, &c.; possession immediately.

FOR SALE—AT A BARGAIN, THE BROWN STONE front House 242 West Thirty-second street, between Eighth and Ninth avenues. Fine neighborhood. Apply to the owner, in room 17, 34 William street.

FOR SALE—ALL THOSE CERTAIN LOTS OF Ground, with the Buildings erected thereon, situated on the south side of Pearl street, and east side of William street, containing in front on Pearl street, 120 feet 6 inches, and in depth on William street, 100 feet, known as Nos. 469 to 477½, inclusive, on Pearl street, and Nos. 268 and 270 William street. The property will be sold either in one parcel or by separate lots. For particulars inquire at the Treasurer's office of the Reformed Dutch church, 152 Broadway, to JAMES PRYER.

FOR SALE—THE FIRST CLASS BROWN STONE Dwelling No. 59 West Forty-ninth street, between Fifth and Sixth avenues; high ground and unobstructed views, joining a park; in complete order; possession immediately; can be seen day or evening; terms easy. Address 31 Water street.

FOR SALE—AT YONKERS, HOUSE AND 1½ ACRE of Land; also for sale or to let, two Houses with half acre Lots, also to let, a Residence, with 4 acres of Land; also to rent, a Residence, in Tuckahoe, with 14 acres of Land. Apply to T. W. LUDLOW, in Yonkers, N. Y., or to C. J. LUDLOW, between the hours of ten and 12 o'clock, office, Barclay street, pier.

FOR SALE—TO CLOSE AN ESTATE, STORE PROPerty, fronting on Newark street, near Hudson avenue, with two Buildings on, will be sold at a sacrifice. Apply to EVAN JONES, 57 Montgomery street, Jersey City.

FOR SALE—VALUABLE BROADWAY MARKET SLIP and Sixty-fifth street property. The first mentioned Property, No. 209 Broadway, running through to Mercer street, is the valuable Lot of ground, with the Buildings thereon, situate on the easterly side of Market slip, extending from Cherry to Water streets, being 26 feet 3 inches on the street and 100 feet in depth, and the other Lot is the other side of Sixty-fifth street, 50 feet on the street, 25 feet wide by 100 feet 5 inches deep. For particulars apply to WM. F. BEEKMAN, No. 23 East Twenty-fifth street, between the hours of 8 and 10 A. M. and 3 and 7 P. M.

FOR SALE—AT KINGSTON, NEW JERSEY, A FARM of 70 acres; plenty of good buildings, house has ten rooms, good spring and young peach orchard. There is a house on the place for the help, also a saw and factory. Price $3,500. Apply to EVAN JONES, 57 Montgomery street, Jersey City.

FOR SALE—AT TARRYTOWN, N. Y., ONE MILE from depot, a most village, with eight acres of good land, well watered, with fruit, shade and ornamental trees, carriage house, fine river view, &c. Apply to ALLEN NEWMAN, 25 Wall street, N. Y.

FOR SALE—AT CORNWALL, ON THE HUDSON, AN elegant Country Seat, containing 15 acres. Large 2½ story house, with additions, in the extension well built and in a high state of cultivation. The house is of brick, with bellow walls, 37x34 feet, built in the very best manner, and contains sixteen rooms, besides hall rooms and water closets, hot and cold water, furnace and every convenience. There are neat house for a gardener, barn and stable of brick, with other outbuildings, all of the most substantial character. The garden is well stocked with small fruit and a very productive. There are about two hundred fruit trees of choice varieties. The location is noted for its salubrity and beauty of scenery, and is in every respect a most desirable residence. For particulars apply to W. J. DAVIDSON, 34 William street, room 6.

FOR SALE—TO CLOSE AN ESTATE, A VALUABLE Property on the Bloomfield Turnpike, pleasantly within the limits of the city of Newark, N. J., consisting of 6 acres, part woodland, with fine house, outbuildings. Will be sold low and on easy terms. Apply to JOHN H. SUYDAM, 59 Cortlandt street, N. Y.

FOR SALE—POSSESSION MAY 1, 1864—HOUSE AND Lot, 102 East Fifteenth street, 20.10 front, price $8,500; House and Lot 172 East Forty-ninth street, 19 feet front, brown stone, $8,000; House and Lot 147 East Forty-second street, brown stone, $8,000; House and Lot 140 East Forty-eighth street, 20 feet front, brown stone, $8,000; 142 East Forty-eighth street, brown stone, 19 feet front, $8,000; 2 Houses in Second avenue, brown stone, 20 feet front, $8,200; frame Cottage on Fifty-seventh street, near Second avenue, two story and basement, $3,500; 214 East Fifty-third street, brown stone, four stories, lot 20 feet front, $11,000; brick House on Sixty-first street, near First avenue, two story and basement, lot 25x100, $3,000; 166 East Sixty-fifth street, 20 feet front, $6,400; 168 East Fifty-fifth street, brown stone, 19 feet front, $8,000. Inquire of C. GILDERSLEEVE, Real Estate Agent, 748 Third avenue, near Forty-fourth street.

FOR SALE—A FINE FOUR STORY, BASEMENT HOUSE, in Forty-fifth street, between Broadway and Fifth avenue; all modern improvements. Apply to J. A. GRIESHEIMER & CO., 250 Broadway.

FOR SALE—THE PROPERTY NO. 131 NORFOLK street, near Stanton, 25x100; front and rear houses, in first rate order; terms reasonable. For particulars inquire of WM. H. FALCONER, 21 Second street. Office hours from 8 to 10 A. M. and from 6 to 8 P. M.

FOR SALE—TWO THREE STORY BRICK HOUSES, 18 and 22 Lewis street, near Houston; extra large lots suitable to build upon, having alley way between; terms easy. Inquire of WM. H. FALCONER, 21 Second street, from 8 to 10 A. M. and 6 to 8 P. M.

FOR SALE—AT A BARGAIN, EITHER 6 OR 14 LOTS, at $100 each, situated on Dean and Bergen street, near Schenectady avenue and the Atlantic boulevard, Brooklyn; planted with 200 choice fruit trees. The trees will run on Bergen street this spring, but ample money required. Apply at 29 and 30 Spruce street, N. Y.

FOR SALE—THE VALUABLE PREMIUM DAIRY Farm formerly belonging to the late David S. Mills, at Newtown, Queens county, L. I., only five miles from the Williamsburg ferry. This farm was awarded the first premium by the American Institute as being the finest farm in the State. It contains 167 acres of the richest land to be found. There are on the place a large and fashionable double house, a stone stable 150 feet long, 50 feet wide, two stories high, with walls two feet thick; together with several other outbuildings, icehouse, potato vault, &c. For farming, grazing or dairy purposes, the property cannot be surpassed. For particulars, &c., apply to F. A. MILLS, No. 17 Wall street, New York.

SALES OF REAL ESTATE.

FOR SALE—THE FOLLOWING HOUSES:—160 WEST Thirty-first street; three story, high stoop, 20 by 40; $7,100. Three story high stoop brown stone, West Thirty-first street; $11,000. Three story and attic high stoop, Lamartine place, West Twenty-ninth street; $10,000. Three story high stoop, 210 West Thirty-first street; $9,000. Three story high stoop, 20 by 42, West Twenty-second street, between Eighth and Ninth avenues; $9,500. Three story high stoop, 293 West Forty-fourth street; $8,000. Three story high stoop brown stone, West Twenty-sixth street, near Sixth avenue; $11,000. Three story high stoop, 276 West Forty-third street; $6,500. For permits to see the above houses apply to SMITH A MEAD, 354 Eighth avenue.

FOR SALE—THE THREE STORY, HIGH STOOP brown stone House, 275 West Forty-third street, house 20x45 feet, lot 20 by half the block. This is a new house, has a furnace, and all the other modern conveniences, is substantially built, and a bargain at the price we offer it for. Price $8,250. Apply to SMITH A MEAD, 354 Eighth avenue.

FOR SALE—ELEVEN LOTS ON SOUTH SIDE OF Twenty-sixth street, between Seventh and Eighth avenues, desirably located for building purposes. Apply to WM. KENNELLY, 34 Pine street.

FOR SALE—THE FARM OF THE LATE ALAN MEAD, situated in Westchester county, 1½ miles west of Hart's Corners station, on the Harlem Railroad; 136 acres of Land, good building, good fruit, &c. Apply to AMOS MEAD, on the premises, or to BENJAMIN MEAD, 170 Water street, or at 177 West Twelfth street in the evening.

FOR SALE—A PIECE OF PROPERTY IN THE Ninth ward of the city of New York, 19x94 feet, on a prominent corner; will be sold in one or more parcels. Inquire at 201 Washington street.

FOR SALE—THE FIRST CLASS FOUR STORY brown stone House in Forty-first street, between Fifth and Madison avenues, next vacant lot; house 25x55, lot 100 feet; in complete order and frescoed; unoccupied. For terms inquire of the owner, 34 East Eighteenth street.

FOR SALE—SEVERAL NEW HIGH STOOP STONE front Houses, with all the modern improvements; first class neighborhood. Apply at 187 East Fifteenth street. Also Western Lands to exchange for Tenement Property.

FOR SALE—A LOT 25x100 FEET, ON COLUMBIA street, Brooklyn Heights, 125 feet north of Pierrepont street; price $4,800. Apply to J. A. LYDECKER, 107 Union street, South Brooklyn.

FOR SALE—THE THREE STORY AND BASEMENT high stoop, brown stone front House, 118 East Forty-eighth street, between Second and Third avenues. Also the three story and basement high stoop brick House 380 East Ninetieth street, between First and Second avenues. Apply to JOHN H. POWER, 129 Fulton street.

FOR SALE—THE CHEAPEST PLACE IN WESTchester county, at Williamsbridge, on the Harlem Railroad, one-quarter of an acre, with two story cottage and kitchen, barn, &c.; plenty of fruit, ten minutes' walk from depot, and forty-five minutes from the city. For particulars apply to J. W. BOWRON, 25 Perry street.

FOR SALE—IN HOBOKEN, A FIRST CLASS THREE story and basement brick House, fitted up with every convenience, in the very best order; lot 20x80; seven minutes from the ferry; for less than cost and on easy terms. Apply to JAMES BENSON, Real Estate Agent, 103 Washington street, Hoboken, N. J.

FOR SALE—AT RAVENSWOOD, L. I., A MODERN built two story basement and attic House; piazza in front and rear; hall through the centre. On first floor are parlor, library and sitting and dining-rooms; on second floor, five bedrooms; basement and kitchen, dining, servants' rooms and cellar; Barrows' furnace, seven grates and marble mantels; lot 50 by 200 feet; shade, fruit trees and shrubbery; in the immediate vicinity of church, store, post office and schools. Half the purchase money can remain on bond and mortgage at six per cent. For further particulars inquire at 236 Front street.

FOR SALE—ONE OF THE BEST LOCATIONS ON Murray Hill; one new first class four story brown stone front House, with all the modern improvements; finished in the best manner; size 25x80; situated at 35 East Thirty-eighth street, between Park and Madison avenues. Inquire on the premises, of HAMILTON A RYER.

FOR SALE—SEVERAL FINE DWELLING HOUSES in the upper part of the city, containing all modern improvements. Apply to J. MATHEWSON, 411 Broadway, from 12 to 3 P. M.

FOR SALE—LOTS ON GANSEVOORT, TWENTY-third, Forty-fourth, Forty-third, Fifty-eighth, Fifty-ninth, Sixty-second, Sixty-seventh, 100th and 106th streets; also on Madison, Fourth and Fifth avenues. Apply to J. MATHEWSON, 411 Broadway, from 12 to 3 P. M.

FOR SALE—IN BROOKLYN, THE THREE STORY brown stone House, No. 161 Henry street; house 25x70, lot 100 feet; all modern improvements, and good neighborhood, near the ferries. Price $12,000. Apply to CHARLES JENKINS, East River Bank, 680 Broadway.

FOR SALE—ON FOURTEENTH (NOS. 22, 24 AND 26) street, between Fifth avenue and Union square, a valuable improved Property, comprising about 64 lots, running through, 200 feet, to Thirteenth street, having a front on Fourteenth street of 75 feet, with two very large houses thereon, and on Thirteenth street a front of 85 feet, also improved. Part to Fee and part leasehold. Is producing a fine present income, and has future advantages rarely met with, owing to the most of the 40 feet leasehold being improvements; it is rapidly increasing in value, and is admirably located for a large hotel, or any kind of mercantile or other business. Apply to HOMER MORGAN, No. 2 Pine street.

FOR SALE—IN HOBOKEN, SEVERAL FIRST CLASS brown stone Houses, with all the modern improvements. Also four detached two story and basement Cottages, with garden front finished in first class style. Apply to JAMES BENSON, Real Estate Agent, 103 Washington street, Hoboken, N. J.

FOR SALE—THE THREE STORY AND BASEMENT brick House and Lot 63 Court street, Brooklyn, between Livingston and Schermerhorn, within ten minutes of three ferries to New York. Terms easy and low to a cash purchaser. Apply on the premises, or to D. BARKSDALE, 28 and 30 Boerum slip.

FOR SALE—FORTY VACANT LOTS, VERY DESIRABLY located on Broadway, Eighty-seventh, Ninety-sixth, 126th and Twenty-first streets, for cash or easy terms. Twenty-eight Lots, Fifty-second street, for a sacrifice, for cash or trade. Inquire of W. H. FALCONER, 21 Second street, from 8 to 10 A. M. and 6 to 8 P. M.

FOR SALE—ONE OF THE MOST DESIRABLE RESIdences in the south part of Williamsburg, in Ross street, between Bedford and Lee avenues. House three story, basement and under cellar, high stoop, with two lots, if wanted. The house was built in the best manner, by days' work, no pains or expense spared to make it, as it is, a most desirable residence, with extra modern improvements; peculiar plans connected to all the doors and windows, to basement, first and second story; lately put in complete order; garden tastefully laid out. The furniture can be bought at a large discount from present prices. For an order to see the premises, price and terms, apply to WALTER KLOTS & BROS., brick yard, foot of South Ninth and First streets, Williamsburg, or to J. H. DOUGHTY, 153 Bowery, New York, from 12 to 3.

FOR SALE—THE THREE THREE STORY BRICK Houses, brown stone basements and trimmings, with modern improvements, north side Eighty-first street, between Third and Fourth avenues; houses 22 by 40 and 20 feet 6 inches by 38 feet. Inquire of GEO. MARINOR, third house west of Third avenue, or 234 South street.

FOR SALE—TO CLOSE AN ESTATE, A DESIRABLE and beautiful Country Residence at West Farms, Westchester county, N. Y.; 15 minutes' walk from Harlem Railroad, with good house, fruit trees, shade trees, &c. Will be sold at a bargain. Address T. C. PEETS, box 1,400 New York Post office, or inquire on the premises, after 4 P. M.

FOR SALE—A VALUABLE PROPERTY AT MOUNT Vernon, a Gothic Cottage, with six rooms attached, built in a substantial manner, containing 11 rooms, three room down, with front and rear stairs; marble mantels, range, bath room, with shower bath, hot and cold water; a good garden, fruit and shrubbery, choice kinds; in a good neighborhood; on high ground, within one block of horse cars; price $4,000; $1,000 can remain at 6 per cent. For further particulars inquire of JAMES L. PARSHALL, Real Estate Broker, in the Exchange Building, near the depot, Morrisania, N. Y. A large variety of Houses on hand, from $1,000 to $20,000, at reduced prices.

FOR SALE—OR EXCHANGE FOR CITY PROPERTY.—A large and valuable Farm in New Jersey, very handy to New York, suitable for a gentleman's residence, for profitable farming, or to divide into several smaller parcels; a rare opportunity; but an hours' ride from the city. Stock, implements and crops can also be bought low if desired. For particulars apply to W. F. WALLER, 49 Dey street.

FOR SALE—ENGLISH BASEMENT HOUSES, ON Twenty-fifth street, near Sixth avenue, 18x60; all improvements, price $6,500; very little money wanted. Also a large number of others.

CHARLES S. MILLS, 34 Cedar street.

FOR SALE—A FINE COUNTRY SEAT OF ABOUT five acres, in Stamford, Conn., about half a mile from New Haven depot and steamboat landing. It commands a view of the Sound and surrounding country. Would exchange for a house in town. Also, for sale a pair of hand some Fire Glasses, with Coupers in match. For particulars apply at 284 West Fifteenth street.

FOR SALE—IN HAMMOND STREET, A FOUR STORY, high stoop House, 20x60 feet, with extension well built and just thoroughly overhauled, fine and clean; $14,000, if not sold will be rented. Inquire of

C. A. BURROWES & CO.,
64 East Fourteenth street and 31 Pine street.

FOR SALE—A FIFTEEN YEARS' LEASE OF A CORner Property, with a frontage of 127 feet on Union square, at Tenth; annual rent $1,000; might yield much more; suitable for stores and offices or light manufacturing.

C. A. BURROWES & CO.,
64 East Fourteenth street and 31 Pine street.

FOR SALE—BEAUTIFUL COTTAGES, NEAR VANderbilt ferry, Clifton, Staten Island. One with 10 lots, $6,000; one with four lots, $3,500; one with three lots, $4,000; one with two lots, $3,500. Would sell the money on mortgage if wanted. Apply to W. A. TOWNSEND, Clifton, or to G. E. RIPLY, 22 Wall street, Jersey City.

FOR SALE—A HANDSOME COUNTRY RESIDENCE at Sing Sing, a short distance from the depot, and commanding a magnificent view of the Hudson river and surrounding country; containing seven rooms and a convenient number of closets and pantries; water and gas in the house, with stable complete. The house is surrounded by half an acre of ground and contains choice and ornamental trees, a carriage house, stable and other outbuildings in perfect order. For further particulars apply to J. F. WILLIAMS, 442 Eighth avenue, near Thirty-fourth street.

FOR SALE—ON THE WEST BANK OF THE PASSAIC river, N. J., adjoining or opposite—Two very elegant River Fronts, adjoining, 20 acres each, of beautiful Land. The situation is delightful for a gentleman's country residence, with the advantages of fishing, boating and bathing, and within about one hour's ride by rail, by the Erie Railroad. Also, in the rear and adjoining the above, about 20 to 40 acres, elegantly located and commanding a very splendid view of the surrounding country. Inquire on the premises, between Passaic and Paterson, of JAMES SIMMONS; or at his address, Paterson, N. J.

FOR SALE—A FARM OF 34 ACRES, 2½ MILES from Hempstead, L. I., near Babylon turnpike, with farm house, barn and large new house and fruit trees. Price $2,000. Apply to A. SEALY, Receipts Fire Insurance Company, No. 2 Nassau street, between 9 and 11 A. M.

FOR SALE—A FOUR STORY BROWN STONE AND brick Empire Basement House, 138 West Fortieth street; has every modern improvement, including furnace, in first rate order. Apply to W. A. CARTER, 52 Cortlandt street, near Greenwich.

FOR SALE—THE LARGE, ELEGANT, HEAVY STONE front House 43 St. Mark's place. The rooms are very large, with gas, grates, hot and cold water,