CITY REAL ESTATE FOR SALE.

East Side.

A.—INVESTMENTS IN STORES AND DWELLINGS and accessible unimproved Central Park east and west side Lots are offered capitalists at the lowest present rates by V. K. STEVENSON & SON, 11 Pine street.

FOR SALE—A BEAUTIFUL LITTLE FOUR STORY Mansard roof high stoop brown stone House and Lot, 115 East Fifty-fourth street; all improvements; terms easy. Inquire on the premises.

FOR SALE CHEAP—THE NEW FOUR STORY BROWN stone House, 120 East Thirty-seventh street; all improvements. A bargain for some one if sold this week. Apply on the premises.

West Side.

A VERY GREAT BARGAIN—BETWEEN FIFTH AND Sixth avenues, 49 West Fifty-fifth street; first class House, 18.9x55. Apply before 11.

FOR SALE.—FIRST CLASS BROWN STONE HOUSE 34 West Fifty-first street, 21x56. Inquire on the premises

FOR SALE—ONE OF THE FINEST RESIDENCES IN the city, 25x100, northeast corner Madison avenue and Thirty-ninth street. S. GLOVER, 47 William street.

FOR SALE—THE CHEAPEST HOUSE IN NEW YORK, one of the elegant row of brown stone fronts on 126th street, 120 feet from Sixth avenue boulevard, finished in first class style, with every modern improvement Apply at the office of JOHN McCLAVE, 44 Pine street.

$2,500 BELOW COST.—A THREE STORY AND basement high stoop first class brown stone House in West Fifty-third street; price $15,500. Apply to JOHN STEWART, corner Eighth avenue and Forty-third st.

Miscellaneous.

$2,500 ONLY ON A $20,000 HOUSE, 25X 58x100. Address VERY EASY TERMS, Herald office.

BROOKLYN REAL ESTATE FOR SALE.

A BARGAIN.—A DOUBLE HOUSE AND TEN LOTS, on Flushing avenue, near Broadway, Brooklyn, $8,000; $2,500 cash. Apply at Oyster Bay, 1,144 Broadway, N. Y.

JERSEY CITY, HOBOKEN, HUDSON CITY AND BERGEN REAL ESTATE.

To Let or Lease.

HOUSE TO LET AND FURNITURE FOR SALE—OR would let furnished to the right party; house pleasantly located, in Jersey City, 10 minutes' walk from Cortlandt and Desbrosses street ferries. Apply to E. E. A., 229 Broadway, on Tuesday, May 31.

TO LET—ON JERSEY CITY HEIGHTS, AN ELEGANT French roof House, furnished or unfurnished; large and beautiful garden attached. E. M. MASON, No. 1 Centre street, opposite City Hall.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT.

AT NEW BRIGHTON—HAMILTON PARK.—TO RENT, a fine brick Villa, delightfully located; gas, water and all modern improvements; 35 minutes of Wall street. HAMILTON, 285 Broadway.

AT GREENWICH—BEAUTIFULLY SITUATED COUNtry Residence; one acre, abundance choice fruit; fine elevation; near depot and harbor; $5,000; several others. Address J. W. ATWATER, Cos cob Bridge station, Conn.

AT NEWPORT—A NEW MANSARD ROOF COTTAGE, near Bailey's Beach; fine lawn and trees, stable, grape and tower houses; for sale cheap, or exchange, or lease, owner going to Europe. Apply to Mrs. HARTLEY, 12 East Seventeenth street, or to HAZARD, APTHORP & CO., 110 Broadway.

A BARGAIN.—GOOD TWO STORY HOUSE, SIX rooms, barn, fruit and shade; four acres of land; quarter mile from depot; church, stores and Post office; one hour from city by rail. Only $2,500. Inquire of C. F. COMBS, 170 Broadway, room No. 1, third floor.

A NEAT TWO STORY COTTAGE—SEVEN ROOMS; garden and fruit trees; in a superior village, on the Harlem Railroad, 30 miles distant; very healthy location; high ground, good drives, church and schools; $3,000; easy terms; possession immediately. Or to rent. W. MYER, owner, No. 7 Warren street, room No. 7.

A CHOICE PLACE, THIRTY-FIVE ACRES, NEAR Nyack, $10,500; fifty acres near the above, $9,000; both have excellent buildings, and fruits. Other farms. T. H. MELICK, 421 Broadway.

ALL WANTING FARMS.—9,000 ACRES, GOOD SOIL, mild climate; 34 miles south of Philadelphia; price only $36 per acre; also improved Farms. The place is growing more rapidly than most any other place in the United States; thousands are settling. Address C. K. LANDES, Vineland, N. J.

A FURNISHED COUNTRY HOUSE, WITH OUTBUILDings and four acres of Ground, to let or for sale; location healthy; one hour from city; plenty of fruit; terms very low. Appy to WM. & E. A. CRUIKSHANK, 595 Sixth avenue.

A DESIRABLE HOUSE AND LOT IN BEST PART OF Flushing, 30 minutes from city—Neat and convenient; six rooms; possession; price $2,200; terms easy. V. K. STEVENSON & SON, No. 11 Pine street.

BEAUTIFUL RESIDENCE AT CLIFTON, S. I.—10 minutes from ferry; terms, $25 per month. For full particulars, inquire at Vanderbilt avenue, third house from Osgood avenue.

COUNTRY HOUSE TO RENT—FURNISHED, AT NORTHport, L. I.; house 24x30; close to the water; terms moderate. Address Captain KNIGHT, Northport, L. I.

ENGLEWOOD AND NORTHERN RAILROAD PROperties for sale or rent; all prices. KELLOGG & SMITH, 115 Broadway, and corner Dean and Palisade avenues, Englewood.

FINE PROPERTY IN WESTCHESTER COUNTY, NEW York, for sale, terms to suit; will exchange for Western Lands. Full description at WHITING & CLARK'S shoe store, 51 Warren street, N. Y.

FOR SALE—A FARM IN PIKE COUNTY, PA., 14 miles from Port Jervis, 1 mile from Delaware river, containing 90 acres; 50 are under a high state of cultivation; 2 cows, 2 heifers, 2 yearlings, 4 calves, 10 acres winter grain, 6 acres oats, 3 acres potatoes, 9 acres corn, 8 acres buckwheat; splendid meadow land; good dwelling house, new barn; splendid brook of water running through the farm; plenty of apples and fruit; stock, crop and farming utensils for $5,000. Apply on premises to JOHN SINNOTT, Dingman's ferry, Pike county, Pa., or to JOHN SINNOTT, 531 Canal street, New York.

FOR SALE—GOOD INVESTMENT—NORTHWEST CORner of Hudson and Horatio streets; rents for $2,400 and Droton; price $19,500. J. M. CRISTALLER, 11 and 17 Abingdon square.

FOR SALE—A SMALL PLACE OF 13 ACRES, WITHIN a mile of depot, 75 minutes' ride from city. Address FARM, Hoboken, N. J., or call at the store in Hoboken, on the Erie railroad.

FOR SALE OR TO RENT—THE WELL ESTABLISHED Hotel known as the Monteagle, on Broadway, Saratoga Springs; can be rented very low. For further particulars apply on the premises or at the office of JOHN McCLAVE, 44 Pine street.

LONG BRANCH COTTAGES, ON THE SEA SHORE, for sale or to rent, furnished, for the coming season; also very desirable places within half a mile of the sea, with acres of ground attached, and unimproved plots well located for investment or building purposes for sale. FRANK G. BROWN, 58 Broadway.

METUCHEN, N. J., NEAR DEPOT.—A SPLENDID Cottage, one acre, stable, fruits, &c., for sale very cheap; also choice Farms, Country Seats, &c., for sale and exchange. KELLY BROS., 205 Broadway.

NOW READY. To let or for sale, terms to suit, those handsome new Cottages at the station, Rutherford Park. 35 minutes by Erie Railroad palace cars. No mud. "A man may have a little domestic heaven of his own, with healthful fresh air and plenty of romping ground for the little ones. * * * We hope they will prove the beginning of a new system of comfortable homes for the middle classes."—Paterson Guardian. Apply to the owner, THOS. R. AGNEW, 260 Greenwich street, corner Murray, New York.

NEW HAMBURG, ON THE HUDSON.—FOR SALE OR to let, "Sonneck," a desirable country residence, furnished. Terms easy. Apply to G. C. SATTERLEE, No. 172 Broadway.

ORANGE COUNTY FARM FOR SALE—100 ACRES, ½ hour from Newburg; house, 11 rooms; spacious outbuildings; perfectly healthy; suitable for city boarders; terms very easy. For particulars inquire of H. F. HARRIS, 146 Allen street, or address S. V. MANY, owner, box 398 Newburg (N. Y.) Post office.

PALISADES.—BEAUTIFUL COTTAGE, NINE ROOMS, with barn and five acres land, on the Cliff, opposite Riverdale, at a bargain; ten minutes to landing. C. D. KELLOGG, 115 Broadway.

SARATOGA.—TO RENT, FURNISHED, A FIRST CLASS piazza front brick House, containing 11 rooms; modern improvements, with piano, library, &c.; elegantly located on Circular street, corner Lake avenue. For terms address box 742 Saratoga Springs, N. Y.

TO LET—FURNISHED COTTAGES, AT ISLIP, L. I., near the Pavilion Hotel and the Great South Bay; rents $3 0, $450 and $550. M. PORTER, No. 9 Pine street.

TO LET—AT STAMFORD, CONN., FURNISHED HOUSE and Stable; pleasantly located; near depot. Apply to D. D. GASSNER, on premises, or at No. 5 Pine street.

TO LET—ON FORDHAM HEIGHTS, OPPOSITE EPIScopal church, near Central avenue, French roof Cottage, 12 rooms; carriage house, stables and about one acre of land. Low rent. J. B. KETCHAM, 461 Fourth avenue, New York.

TO LET—AT FORDHAM, NEAR DEPOT, A TWO story brick House; one acre of land, fruit and shade trees. Apply to NICHOLAS JUDGE, 352 Eighth avenue, or to D. MULGREW, Fordham.

TO LET—AT ORANGE, N. J., FINE LARGE MODERN House, 14 rooms, five minutes' walk from depot; about two acres land, garden made. Apply at No. 4 West Twenty-eighth street.

TO LET OR LEASE—THE LARGE AND WELL FURnished Mansion, including 50 acres of highly cultivated lawn, gardens, orchard and woodland, with numerous walks and carriage drives; situated near Hunt's Point, ten miles from the City Hall. The outbuildings consist of extensive carriage house and stables, barns, greenhouses, gardeners' and gate cottages, gashouse, &c., all in complete order and supplied with every convenience for the residence and homestead of a gentleman of taste and leisure or for one doing business in the city. The place is directly on the new Southern Boulevard, and is accessible at all hours by cars and steamboat or by drive through Central Park. To a good tenant it will be let or leased for two years, at a low rent, during the absence of the owner abroad. Applications to box 1,470 New York Post office.

TO LET—AT SARATOGA SPRINGS, FOR THE SUMmer, a first class Residence, richly furnished; 13 rooms, gas and piano; large grounds, full of fruit and ornamental trees; fine stable and carriage house. Address L. VARNEY, Saratoga Springs.

TO RENT—($500) AT MILBURN, N. J., TEN ROOMED House, eight acres land, barn, five minutes' walk from depot. Address W. H. NADIN, Milburn, N. J., or J. S., Parsell's, N. J.

TO RENT—FURNISHED HOUSE, AT SHARON, CONN., near Harlem Railroad; 13 rooms, spacious halls, bathroom, piazzas, well shaded grounds, garden, &c., in perfect order; price low. GEO. E. WOODWARD, 191 Broadway, N. Y.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT.

TO RENT—FOR SUMMER MONTHS, THREE ELEGANT Mansions, excellently well furnished, fine grounds, stables, fruit, shade, fine view, at Tarrytown and south of it, on the river, to first class tenants. GEORGE S. HANFORD, 82 Cedar street.

$5,000 AND MORTGAGE WILL PURCHASE A Grain Distillery, complete and in working order, located in 146th street, in North New York, with four or more lots. Address H., box 13 Mottaveen (N. Y.) Post office.

REAL ESTATE TO EXCHANGE.

A FURNISHED HOTEL AT A POPULAR WATERING place for sale or exchange. W. B. SHROPE, 181 Broadway.

EXCHANGE FOR LOTS IN NEW YORK—TWO NEW Cottages and Stables and eight Lots, near Prospect Park, Brooklyn. Apply to THOMAS BELL, 413 West Twenty-fourth street, New York.

FOR SALE OR EXCHANGE FOR CITY PROPERTY—A valuable Farm, very near Babylon, with trout pond and abundance of fish. SUTTON & CO., 117 Wall street.

FOR SALE—OR EXCHANGE FOR CITY OR BROOKLYN property—Three or more acres, with excellent buildings and fruits, at Norwood, one hour from New York, Northern Railroad of New Jersey; price $8,000. Farms all prices, sizes and locations; sale or trade. T. H. MELICK, 421 Broadway.

FOR SALE OR EXCHANGE—A SPLENDID FIRST class Residence, 40x40, 14 rooms; carriage house and 30 lots tastefully improved; scenery magnificent. The finest locality in Brooklyn. $30,000; equity $25,000. Address box 3,751 Post office, N. Y.

FIVE HOUSES—NORTHWEST CORNER OF MADISON avenue and Fifty-third street, for sale or exchange, for good Lots; four story brown stone, finished in hard wood in the most beautiful manner. Apply on the premises or at 454 Third avenue.

KENTUCKY LANDS FOR SALE OR EXCHANGE—Black walnut and coal; valuable; great bargains. S. A. SWAIN & CO., Real Estate and Insurance Brokers, No. 2 Murray street.

162 ACRES—NEAR TRENTON, N. J., TO EXCHANGE for productive city Property; good mansion, farm, tenant, houses and outbuildings; dairy alone produces $2,000 per year. GEO. S. HANFORD, 82 Cedar street.

REAL ESTATE WANTED.

WANTED—A FARM IN WESTCHESTER COUNTY, IN exchange for improved suburban property in New Jersey. Address FARMER, box 223 Herald office.

WANTED—A SMALL PLACE IN THE COUNTRY, near New York; house of 12 rooms, not high priced, in exchange for other property and good mortgage. A. J. HUNT, 344 Broome street.

WANTED—UNIMPROVED LOTS IN NEW YORK, IN exchange for Improved Property in Orange, N. J., near the depot. Address H. W. S., box 115 Herald office.

TO LET FOR BUSINESS PURPOSES.

A SECOND FLOOR TO LET—SUITABLE FOR A dentist or any light business. 21 Clinton place.

A CORNER BASEMENT TO LET—NEAR UNION square, for a doctor's or business office. Apply to S. SMITH, Frankfort House, 392 William street.

A LARGE LIGHT SHOP, 25x35, SUITABLE FOR ANY business; rent $20 per month; small Room, rent $12, at 146 Chatham street.

BEST FLOOR ON SIXTH AVENUE TO LEASE—FOR business purposes. Address FIRST OF JUNE, Herald office.

BRICK FACTORY TO LET CHEAP—NO. 9 JANE street; 4 stories and basement; desirable location for any kind of a shop, laundry or store. Apply at 210 Broadway

FOR RENT—A NEAT STORE, WITH SHOW WINDOW, handsome Counter, half a block from Stewart's; rent low to a good tenant. Apply at 111 East Ninth street.

PART OF A BUILDING, 60x187, SUITABLE FOR manufacturing, with or without power, to let; rent very low; excellent location; in Newark. SOUTHMAYD & CO., 194 Broadway.

STEAM POWER TO LET—FIRST AND SECOND LOFTS, with 21 windows in each, 44x88 feet. Inquire on the premises, 152 and 154 West Twenty-seventh street.

STEAM POWER TO LET.—WELL LIGHTED ROOMS, with steam power, to let, 418 and 420 West Twenty-seventh street, near Ninth avenue.

STORES TO LET—WEST SIDE OF THIRD AVENUE, between Thirty-sixth and Thirty-seventh streets; extra large, with fine plate glass show windows; immediate possession; rent to suit the times. KIDNEY, FARLESS & CO., 554 Third avenue.

STORE, WITH LIVING ROOMS, ON ONE OF THE best avenues up town, New York, to let, at a moderate price; suitable for a butcher or an oyster saloon; possession June 1. Inquire of HY. J. CRATE, 948 Myrtle avenue, Brooklyn.

TO LET—SECOND FLOOR, WITH OR WITHOUT Steam Power, well lighted, on southwest corner of Canal and Centre streets, opposite Earle's Hotel, suitable for printers. Apply of R. H. KERR, 151 Centre street.

TO LET—THE FIRST FLOOR, WITH GAS, SUITABLE for a dentist or dressmaking business, no other families in the house, at 229 Hudson street, between Canal and Broome streets.

TO LET—A STORE, SITUATED ON THE CORNER OF Van Brunt and Sullivan streets; it has been occupied by a druggist for several years and would be a desirable corner for that business. Inquire of JOHN O'BRIEN, corner Van Brunt and Sullivan streets, Brooklyn.

TO LET—STORE 593 CANAL STREET, FOR A BAKERY, tailor store or any kind of business; rent $600. Also Office and Lot 603 Hudson street. For particulars apply at 586 Broadway.

TO LET CHEAP—AN OLD ESTABLISHED LIQUOR Saloon, 3 story brick Dwelling, Billiard Saloon, Concert Hall and Real Estate Office, all for $2,500 (northwest corner 11th street and Third avenue). Apply at 206 Broadway.

TO LET OR LEASE—A LARGE BRICK FACTORY 75X 25, in the rear of 13, 15 and 17 Crosby street; large cartway entrance on Crosby street; an entrance may be had on Lisa street also. The building is five stories high, well lighted on both sides. Terms low. Inquire at 15 Crosby street, from 10 to 12, or at F. REALY'S, 324 Broadway, corner of Worth street, in basement.

5TH AVENUE.—AN ELEGANT OPPORTUNITY IS offered to a physician at 41 West Twenty-sixth street, in a small family; from $40 to $75 per month; Board if desired.

DWELLING HOUSES TO LET.

Furnished.

A FURNISHED HOUSE TO LET—ALL MODERN IMprovements; rent $100 per month; Furniture for sale, to be paid in instalments; suitable for dressmaker. 337 West Twelfth street.

A DESIRABLE HOUSE, HAVING ALL MODERN IMprovements, to let, furnished, to a responsible party, on low terms. Inquire at No. 1 Abingdon square.

TO LET—FOR THE SUMMER, IN PLEASANTEST part of Brooklyn, a completely furnished brown stone House; nominal rent to right party. Address box 1,753 New York Post office.

TO LET—THREE STORY HIGH STOOP BROWN STONE House, on East Forty-eighth street, to one or two families. Apply at 220 East Forty-eighth street, or 219 Bowery.

TO LET—ELEGANTLY FURNISHED HOUSE, 16 rooms, all rented; neighborhood first class; ill health cause of leaving; rent to an immediate tenant very low. LLOYD & COY, 337 Broome street.

TO LET LOW—A SMALL, NEAT BROWN STONE House; good location, in Fifty-first street; also, Furniture to be sold at a bargain. Apply for a week at 348 West Fifty-first street.

TO RENT—ON WEST TWENTY-SECOND STREET, A large, complete and elegantly furnished House (four story high stoop), in perfect order from top to bottom; not a thing wanting in the way of furniture; linen, crockery, glass, cutlery, kitchen ware in ample quantity; rent $250 per month and board for three adults, with two rooms, third and fourth floor; owner would not object to other respectable boarders, but there must be responsibility for the rent. House 35 feet wide and has 18 rooms. Not one house in 500 offered to rent is as complete, clean and roomy. JAS. R. EDWARDS, 277 West Twenty-third street.

TO RENT—FULLY FURNISHED, ON TWENTY-fourth street, just west of Seventh avenue, a good three story high stoop House; neighborhood and surroundings entirely respectable and pleasant; rent $175 per month. JAMES R. EDWARDS, 277 West Twenty-third street.

Unfurnished.

A THREE STORY AND BASEMENT BRICK HOUSE, Ninetieth street and avenue A, to let; immediate possession; rent $500. E. L. & B. T. BURNHAM, 609 Hudson street.

A THREE STORY HIGH STOOP BRICK HOUSE, ALL improvements, 65 Bank street; immediate possession; newly painted and in fine order; at reduced rent. E. L. & B. T. BURNHAM, 609 Hudson street.

A THREE STORY HIGH STOOP HOUSE TO LET—IN good order; rent $900. Apply to S. SMITH, 202 William street, Frankfort House.

A NEWLY PAINTED THREE STORY HOUSE TO LET all modern improvements, eleven rooms; rent $950 Inquire on the premises, 404 East Fifty-first street, near First avenue.

AT A VERY LOW RENTAL, NEAR 125TH STREET, overlooking East river, three story high stoop desirable modern brown stone House. V. K. STEVENSON & SON, 11 Pine street.

BEAUTIFUL THREE STORY BROWN STONE HOUSE, $1,000; one quite large, $1,200; four story, 26 rooms, west side, $1,600; houses and locations excellent. Call between 1 and 6. FROEHLICH & CO., 359 Bowery.

CHEAPEST HOUSE IN NEW YORK CITY—THREE story high stoop, on Bank street; rent $40 per month. J. M. CHRISTALLER, 11 and 17 Abingdon square.

NEAT COTTAGE, RENT VERY LOW, CORNER SIXTH avenue and 130th street; 8 rooms; 6 lots; fine grapevines. Inquire of GEO. W. LOSS, 70 Fulton street.

NEWLY FURNISHED ROOMS (NOW READY), FOR housekeeping; also Rooms for gentlemen; convenient to cars; terms reasonable. 642 Sixth avenue, between Thirty-seventh and Thirty-eighth streets.

TO LET—A NICE HOUSE; DOUBLE LOT; IN PERfect order; newly painted in and outside; $750; long lease, or privilege to buy if required; Seventeenth street, 100 feet from Fifth avenue, Brooklyn. Address STEWARD, 106 Pierrepont street.

TO LET—A NEAT COTTAGE, NO. 8 HORATIO STREET, which is in good order; location good; modern improvements; immediate possession. Apply at 386 Broadway.

TO LET—THREE STORY AND BASEMENT BRICK House, 175 East Seventy-eighth street, between Third and Fourth avenues; in good order, with every convenience, and within five minutes of Central Park; will be let low to a good tenant. Inquire of THOMAS HOLMAN, Printer, corner Centre and White streets.

TO LET—HOUSE NO. 44 WEST TWENTY-FOURTH street, with all modern improvements; is in the best of order; rent $3,200; possession at once. Apply to C. S. PECK & CO., 947 Broadway.

TO LET—THE FOUR STORY HIGH STOOP HOUSE 148 Macdougal street, near Amity; in good order; all modern improvements; rent low to a good tenant. J. C. BAILEY, 76 Fifth street, near Bowery.

DWELLING HOUSES TO LET.

Unfurnished.

TO LET—VERY DESIRABLY LOCATED, A SMALL House, just put in perfect order, painted throughout, cleaned, ready to move into at once. Inquire at 60 Lafayette place.

TO LET—IN EAST FIFTIETH STREET, A BEAUTIful three story brown stone House, in perfect order; all modern improvements. Apply to owner, 226 East Seventieth street.

TO RENT—UNFURNISHED, A MODERN MEDIUM sized three story high stoop House, on West Thirty-second street; unexceptionable neighborhood; range, bath, gas fixtures, bells, tubes, &c.; rent $1,400. JAS. R. EDWARDS, 277 West Twenty-third street.

TO RENT OR LEASE—THE NORTHEAST CORNER of Second avenue and Fourteenth street; brown stone front; painted and frescoed in a beautiful manner; first class location; four story. Apply to JOHN FETTRETCH, 454 Third avenue.

TO RENT—HOUSE NO. 41 EAST THIRTEENTH street, near Broadway and Wallack's theatre; must be rented for something. Call at the house from 10 to 4 o'clock

3 ABINGDON SQUARE.—DESIRABLE LOCATION; rent moderate; 17 rooms. Inquire of T. J. GIBBONS, 109 Bleecker street.

100 HOUSES AND PARTS OF HOUSES AND FLOORS to Rent; also furnished Houses, all at a great reduction of rent. Apply to JOHN FETTRETCH, 454 Third avenue.

ROOMS AND APARTMENTS TO LET.

A PARLOR FLOOR TO LET. An excellent location for a PHYSICIAN OR A DENTIST. Has been a physician's office for the last three years; or would let to a gentleman and wife, unfurnished, with or without board. Call at 177 Bleecker street.

A FIRST FLOOR AND BASEMENT, FIVE ROOMS, to let, in fine order, in Washington street, between Jane and West Twelfth. E. L. & B. T. BURNHAM, 609 Hudson street.

APARTMENTS TO LET—IN 195 MADISON STREET; gas, hot and cold water. Apply on the premises to JOSEPH PRICE.

APARTMENTS TO LET—AT 1,256 BROADWAY, NEAR Thirty-second street, suitable for any business or for dwelling; rent low; best situation up town. Inquire in the jewelry store.

A FLOOR OF A PRIVATE RESIDENCE, WITH GAS and water, in a good neighborhood, to let low to a small family; immediate possession. 431 West Forty-sixth street.

A LARGE FRONT ROOM AND TWO ADJOINING ON first floor, furnished, for housekeeping; good neighborhood; rent $10 80 weekly. Call at 200 West Twenty-eighth street, near Eighth avenue, for two days.

A NEATLY FURNISHED ROOM TO LET—TO ONE OR two gentlemen, convenient to the Eighth, Ninth and Tenth avenue cars. Inquire at 688 Washington street.

A SUIT OF THREE ROOMS; ALSO PARLOR AND Room and one single Room, in the large private house 59 East Bleecker st, set, near Broadway; every comfort provided for light housekeeping; low rates. Also other Rooms.

A NEWLY AND NICELY FURNISHED FLOOR, EN suite or single rooms, 104 West Twenty-ninth street; private family; terms low. Also two plainly furnished Rooms, 465½ Sixth avenue; unexceptionable location.

A.—WELL FURNISHED FRONT ROOMS, IN SUITS or separate, convenient for light housekeeping, $20 to $30 monthly; single cool Rooms, for single gentlemen, from $3 upwards. 348 East Fourteenth street.

A PART OR WHOLE OF HANDSOMELY FURNISHED house to let.—Owner, 45 Lexington avenue; also Lower Part of private Dwelling 449 West Thirty-fourth street; neighborhood first class; very low rent.

FIRST AND SECOND FLOORS TO LET—128 EAST Thirteenth street.

FIRST FLOOR, FOUR ROOMS; BASEMENT, THREE rooms; together or separate; one to four more Rooms if required; any five persons in balance of house; in complete order. 17 Cornelia street.

FLOORS TO RENT—EIGHT ROOMS, AND ALL MODern improvements; new; nothing like them in this city; immediate possession. KIDNEY, FARLESS & CO., 554 Third avenue.

FURNISHED ROOMS—IN A STRICTLY PRIVATE family; the second Floor, to one or two gentlemen, separately or together. Apply on premises, 156 West Twenty-second street, between Sixth and Seventh avenues, or address S., box 144 Herald office.

FURNISHED FLOOR—FIVE ROOMS, WATER ON floor, and everything comfortable; good location; near cars; Brooklyn; $8 weekly; Sitting and Bed Room $3 50. 194 Broadway, room No. 8.

HANDSOMELY FURNISHED ROOMS TO LET—AT greatly reduced prices, for the summer; also Rooms suitable for a physician. 125 East Eighteenth street.

PARTIES VISITING THE CITY FOR THE SUMMER can find handsomely furnished suits of Apartments in the new first-class house 251 Seventh avenue, junction of Broadway and Forty-fourth street, convenient to St. Cloud Hotel Restaurant.

TO LET—AT 131 WEST TWENTIETH STREET, TO A family of adults, a Third Floor, four rooms, with pantries; one small family occupy the house. References exchanged.

TO LET—FURNISHED, TO GENTLEMEN, PARLOR Floor and Second Floor, separate or in single rooms, in brown stone house 136 West Thirty-first street, near Sixth av.

TO LET—THE FIRST FLOOR AND BASEMENT OF house No. 58 Jane street, together or separate. Terms reasonable.

TO LET IN A SMALL PRIVATE FAMILY, SECOND Floor, 4 to 6 rooms; house brown stone; rooms in perfect order. Call at 360 East Twenty-first street.

TO LET—TO A SMALL RESPECTABLE FAMILY, A fine Floor, with separate bath and water closet, in 347 East Fourteenth street.

TO LET, WITHOUT BOARD—A LARGE ROOM ON second floor, suitable for gentleman and wife or two single gentlemen; low rates for summer. 71 Amity street.

TO LET—SECOND FLOOR, IN PRIVATE HOUSE; 5 rooms, in good order; rent $35. 314 West Forty-second street, Morris place.

TO LET—TWO PARLORS, FURNISHED; RENT $24 per month. Apply at 11 Sullivan street.

TO LET—A NICELY FURNISHED ROOM AND BEDroom, in house with a small private family. 171 Waverly place, between Charles and Perry streets.

TO LET—FIVE ROOMS ON THE FOURTH FLOOR OF house No. 257 Third avenue, near Twenty-eighth street, with gas, fast wash tubs and water closet. Inquire of JAMES WISSING, agent, 321 East Tenth street.

TO LET—THE FIRST FLOOR AND BASEMENT OF cottage house No. 229 West Thirtieth street, seven rooms, $32; Second Floor of same house, four rooms, $22; or will be let together.

TO LET—IN FIRST CLASS PRIVATE HOUSE, ROOMS unfurnished and handsomely furnished; moderate rates to gentlemen or adults for light housekeeping; location unexceptionable, between Seventh and Eighth avenues. 248 West Twenty-fifth street.

TO LET—IN HOUSE NO. 150 NORFOLK STREET, THE Second Floor, containing five rooms, to a respectable family.

TO LET—FURNISHED FOR HOUSEKEEPING, TWO pleasant Rooms, front and back, on second floor; with closets, water and gas; small quiet house. 327 West Twenty-fourth street, near Eighth avenue.

TO LET—THE UPPER PART OF HOUSE 221 BOWERY, over the furniture store; suitable for club room, business purposes or dwelling; also Basement, 50x25 feet.

TO LET—FURNISHED OR UNFURNISHED—THREE pleasant Rooms, newly done up, fourth story of English basement house; also a furnished back Parlor, for an office, at 281 West Thirty-seventh street.

TO LET—NICE THIRD FLOOR, FIVE ROOMS, IN first class house; all modern improvements; in perfect order. Inquire at 123 East Fifty-third street, near Lexington avenue.

TO LET—A FLOOR, CONTAINING EIGHT ROOMS, IN a very desirable neighborhood; gas, water, kitchens, pantries, &c. Will be let to one or two small families. Rent moderate. Apply on premises, 451 West Forty-fourth street.

TO LET—COMPLETELY FURNISHED, A VERY HANDsome First Floor; privilege of kitchen if required; rent $45 per month. Apply at 212 West Fortieth street.

TO LET—THE SECOND AND THIRD FLOORS, SEPArately, in the large brown stone private house 418 West Fifty-first street; each contains six fine rooms; improvements and gas fixtures. Apply on the premises.

TWO BLOCKS FROM BROADWAY, NEAR SECOND avenue.—Entirely newly furnished double and single Room in elegant high stoop house to let. 68 East Fourth st.

$5 50 AND $6 50 WEEKLY.—GOOD SIZED, WELL furnished Rooms, suitable for housekeeping; hot and cold water; bath and gas included. 416 West Thirty-third street.

$7 50—TWO ROOMS CONNECTING, $9 FOR three; fully furnished for housekeeping; pantries, closet on floor, and every comfort; genteel location. 152 Forty-firststreet, near Lexington avenue.

254 WEST SEVENTEENTH STREET.—SECOND Floor, three rooms, water and gas, to a family without children; only one small family in the house.

MUSICAL.

LADY VOCALIST WANTED.—THE "BERGER FAMILY Swiss Bell Ringers," the largest and best troupe in that line in the United States, are desirous of securing a good lady vocalist, from 18 to 22 years of age, for the season of 1870-71, commencing in September next. A prepossessing appearance and a thorough knowledge of vocal music will be absolutely requisite, and she must also possess a good wardrobe, a stable ambition and a desire to render her services valuable to a "working company." To such a lady an engagement of ten months (or longer) will be offered, with a moderate but sure salary, and all traveling expenses paid. Address, enclosing photograph, E. F. KENDALL, Manager "Berger Family," Olympic theatre, St. Louis, Mo., until June 9; after that date, to Jackson, Mich. Consider silence a negative.

CONGREGATIONS WANTING COMPETENT ORGANists and Singers would save time, trouble and expense by applying at the office of the American Conservatory of Music, 54 Union square.

THE MASON & HAMLIN CABINET ORGANS—ACknowledged the best instruments of the class in the world. Winners of the Paris Exposition medal and seventy-five others. New styles, in Resonant cases, with Euphone and other most recent improvements. Prices reduced, $50, $75, $100, $125, $175, $200, $225, $250 to $1,000 each. Second hand Organs of our own and other makes at low prices. Organs to rent. Warerooms 596 Broadway, New York.

MISCELLANEOUS.

ORNAMENTAL PINE SEEDS.—100 POUNDS OF THE Cedrus Deodora just received for sale. Address W. IRVING CLARK, box 370 New York Post office.

RHEUMATIC AFFECTION.—THE MOST INVETERATE case cured sometimes at one visit. Be sure and consult the celebrated Dr. DEHAUT, of twenty years' experience. Office 145 Bleecker street.

WM. PREISS' FRENCH STEAM DYEING, SCOURING and Refinishing Establishment, 195 Eighth avenue. Work for offices promptly attended to.

AMUSEMENTS.

BOOTH'S THEATRE. Twenty-third street, between Fifth and Sixth avenues. MONDAY AND EACH EVENING DURING THE WEEK will be presented a brilliant American Comedy, in three acts, by Charles Gayler, Esq., entitled "TAKING THE CHANCES," for the proper production of which the management have especially engaged MR. J. H. McVICKER, for whom the play was expressly written, and who will appear in his original character of PETER POMEROY, supported by a superior cast. In active preparation—A ROMANTIC DRAMA. Seats secured SIX DAYS IN ADVANCE, at the Box office of the theatre, or at its Branch Ticket office, at the Music store of C. H. Ditson & Co., 711 Broadway.

514—THEATRE COMIQUE, BROADWAY. R. W. Butler & E. G. Gilmore.....Managers and Proprietors. BRILLIANT VICTORIES. DELIGHTED AUDIENCE. NOVEL AND EXCITING FEATURES. AN INEXHAUSTIBLE FESTIVAL OF MERRIMENT. MAMMOTH COMPANY OF ARTISTS. The new Comic and Fairy Pantomime—full incidents, THE ENCHANTED APE. THE VILLAGE SCAMP.....CHAS. ABBOTT The intensely interesting sketch, THE TAKING OF MONTREAL. John Bull, a full fledged representative of the British Lion.....Mr. J. C. Stewart General Utility, Commander-in-Chief of the Invading Forces.....Master Barney Pompey Snow, Head Cook of the Fenian Army...Add Ryman Sergeant O. Dowd, of the Enniskillen Bombardiers, Johnny Queen Lord Kiboski, a Hungarian Refugee.....J. Myers Colonel Doolittle, a brave and pompous personage where there is no fighting.....H. Clifford Private Joshua Skinner, of the Queen's Own.....J. H. O'Neil Quartermaster Wiggins, who takes charge of the Artillery.....T. Williams THE GRAND BALLET TROUPE. See small bills. All the great company will appear. Doors open at 7. Curtain rises at 8 o'clock. Box office open daily. Seats secured six days in advance.

MRS. F. B. CONWAY'S PARK THEATRE—BROOKLYN. MONDAY, MAY 30, Mr. J. S. CLARKE as Major Wellington De Boots and Timothy Toodles.

HOOLEY'S OPERA HOUSE, BROOKLYN. MORE NEW STARS, TWO NEW BURLESQUES. GENERAL GRANT, JR., J. F. OBERIST. THE TOURNAMENT, THE CATASTROPHE. JOHN MULLIGAN, J. GAYNOR, AND BILLY RICE. GRAND MATINEE—SATURDAY, AT 2½ O'CLOCK.

TONY PASTOR'S OPERA HOUSE, 201 BOWERY. An entirely new local drama, entitled the HOOPSHIRT MAKERS OF THE BOWERY. THE BOSTON PEACE JUBILEE, Burlesque. THE GREAT JOHNNY THOMPSON, playing upon 21 different musical instruments. Prof. Gilmore.....Neils Seymour; Bass Drum.....Frank Kerns TONY PASTOR AND 30 STARS. MATINEES WEDNESDAY AND SATURDAY AT 2½.

BROOKLYN ACADEMY OF MUSIC. THE COMPLIMENTARY BENEFIT tendered to MRS. F. B. CONWAY will take place on FRIDAY, June 3, on which occasion a brilliant array of talent will appear, of which due announcement will be given in forthcoming advertisements.

PNEUMATIC TUNNEL—UNDER BROADWAY. 220 Broadway, corner Warren. Open 10 to 5.

DR. KAHN'S MUSEUM, 745 BROADWAY, New York—also London and Paris—will shortly be open. For gentlemen only. The great Circulation Figure. The Anatomy of Flowers, Vegetables and Fruits. The Dying Soldier on the Field of Battle. The Bee and Beehive. No need for this Great Institution to be advertised. The Anatomy of Everything in Creation, from the smallest Fly to the great Elephant. One visit will bring ten thousand others. Intense excitement. Grand opening day to be duly announced. A hundred thousand Curiosities never seen in the United States before. Antiques from the Ruins of Pompeii. Duplicates from the Tower of London and the British Museum. Crown Jewels of England and France. DAY OF OPENING SHORTLY TO BE ANNOUNCED. 745 Broadway (opposite Astor place, New York.

A REHEARSAL for those ladies and gentlemen who have volunteered for Col. T. ALLSTON BROWN'S BENEFIT takes place at the Academy of Music on Tuesday, at 10 o'clock, for the evening performance. A rehearsal of the afternoon performance takes place at 10 o'clock, at the TAMMANY.

"UP ROUSE YE, MEN, MY MERRY, MERRY MEN, IT is our opening day." Due notice of the opening of Dr. Kahn's Marvellous and Wonderful Exhibition will be given. 745 Broadway (opposite Astor place), New York; also London and Paris.

"SEE ROME AND DI