CITY REAL ESTATE FOR SALE.

Central.

A FIRST CLASS HOUSE ON EAST FIFTY-FIFTH street, between Fifth and Madison avenues, 22x55x100.5, brown stone and four story high stoop, best cabinet hardwood finish, fine and large mirrors and all latest improvements, will be sold cheap at auction, bargain, February 23, at 12 M., at the Real Estate Exchange Rooms, No. 111 Broadway. Open for inspection now, between 2 and 5 o'clock P. M., daily.

A FINE HOUSE, WITH EXTRA LOT AND STABLE connecting, near Fifth avenue, Murray Hill; price very low; others, all sizes, prices and locations, bargains. W. P. SEYMOUR, 171 Broadway.

A.—THAT MAGNIFICENTLY BUILT, PLANNED and finished, new, millsized Dwelling, with superb dining room, extension, mirrors, &c., No. 41 West Fifty-sixth street, 20 doors from Fifth avenue, and near the entrance into Central Park, for sale at an extreme bargain to an immediate purchaser. Seen without permit. V. K. STEVENSON, Jr., No. 11 Pine street, or 31 East Seventeenth street.

A GREAT BARGAIN.—THREE STORY BROWN stone high stoop House, perfect order, very handsomely furnished; $1,000 Piano, Mirrors, &c.; Fifty-fifth street, near Lexington avenue; only $18,000; very easy terms; owner wants to sell. OGDEN & CLARK, Broadway and Seventeenth street.

AT $40 PER MONTH.—FINE BROWN STONE HOUSE, on 110th street, near Fifth avenue, with all modern improvements, in good order. HINE, COLE & GRAY, 836 Sixth avenue.

A POSITIVE BARGAIN.—TERMS TO SUIT; THREE story brown stone House; all improvements; fine order; Fifty-third street, near Lexington avenue; $15,500. Call for permits. MORRIS B. BAER, 996 Sixth avenue.

FOR SALE—THE BALANCE OF MY 260 BROWN stone Houses left from last season, at reduced prices; $10,000 to $40,000; west of Fifth avenue, above Forty-second street; some of them will be traded for Farms. M. S. FRIEND, 703 Seventh avenue.

FOR SALE—ELEGANT FOUR STORY BROWN stone high stoop House, Fiftieth street, between Fifth and Sixth avenues, in fee; hardwood finish, double doors, Carpets, Chandeliers, &c.; $35,000. Address HOUSE, box 1,752 Post office.

FOR SALE—A DESIRABLE THREE STORY DWELLing on Thirty-seventh street, near Fifth avenue; also two four story Dwellings on Fifty-eighth street, near Eighth avenue. Apply at 11 Wall street, room 11.

MAPS, DESCRIPTIVE PAMPHLETS OF PROPERTY, Circulars, Catalogues, and every kind of Printing adapted to real estate dealers promptly, carefully and cheaply done at the METROPOLITAN PRINTING ESTABLISHMENT, in the Herald Building.

675 FIFTH AVENUE, FACING ST. THOMAS' Church.
This elegantly located full size House and Lot, with dining room and butler's pantry on the drawing room floor, will be sold low; possession; terms to suit.
N. B.—Seen any hour any day, without permit. For price apply to V. K. STEVENSON, Jr., 11 Pine street or 31 East seventeenth street, Union square.

$11,000.—CHEAPEST HOUSE YET OFFERED.—Three story brick high stoop House, full width; good order; all conveniences; Thompson street, near Washington square. OGDEN & CLARK, Broadway and Seventeenth st.

East Side.

A LEXINGTON AVENUE CORNER—VICINITY OF Fifty-fourth street, three story high stoop and basement brown stone House, 21.5x47, lot 65; will be sold cheap or will exchange for smaller House, in street between Forty-fifth and Sixty-fifth streets, Second and Fourth avenues. Address BARGAIN, Herald office.

A REASONABLE OFFER WANTED—FOR 21 AND 23 East Houston street, corner of Crosby; size 65x119, now paying fair interest. For particulars, apply to the Housekeeper on premises.

BARGAINS.—BROWN STONE HOUSE AND LOT 241 East 126th street, and plot Lots, 40x100, in 1334 street, between Seventh and Eighth avenues; terms to suit. Apply at 318 Broadway, room 3.

FOR SALE—AT A SACRIFICE, ON ACCOUNT OF owner leaving for Europe, the elegant 4 story brick House and Lot, 24x48, suitable for business purposes. Apply on premises to A. COHEN, 121 Leonard street, one block east of Broadway.

FOR SALE—ON FOURTEENTH STREET, NEAR SECond avenue, fine four story and basement high stoop brown stone House; all the improvements; will be sold at a bargain. G. NAGLE, 149 Fourth avenue.

FOR SALE—FOUR STORY BROWN STONE FLAT, East Fifty-second street; all improvements; mortgages $13,000; price $17,000. Owner, 314 East Fifty-second street.

FOR SALE—ON FIFTH STREET, JUST EAST OF the Bowery, a three story and basement high stoop Dwelling, 25x45 feet; lot 95 feet. Apply to E. H. LUDLOW & CO., No. 3 Pine street, or 35 East Seventeenth st.

FOR SALE CHEAP AND ON EASY TERMS—FOUR story brown stone House on Thirteenth street, between Second and Third avenues; fine order; all improvements. G. NAGLE, 149 Fourth avenue.

FOR SALE CHEAP—A FOUR STORY BROWN stone basement House on Thirty-sixth street, between Park and Lexington avenues. For particulars apply to ISAAC HONIG, 111 Broadway, rooms G and H, basement.

HOUSES FOR SALE.—NO. 235 EAST THIRTY-FIRST street, price $17,000; No. 314 East Twentieth street, price $15,000; on the southeast corner of Irving place and Nineteenth street, price $50,000; four new Houses on northwest corner of Tenth avenue and Sixtieth street, price $15,000 each; No. 615 Water street, six story building, 26 feet 3 inches front, by 55 feet deep, lot 66 feet 11 inches, price $17,000; 213 East Thirty-second street, price $15,000. Apply to JAMES HYLAND, 342 east Nineteenth street.

$2,000 TO $3,000 CASH, BALANCE ON MORTgage; price $11,500.—No. 615 Second avenue, near Thirty-fourth street; a three story high stoop brick private House, containing all the modern improvements; lately painted very elegantly inside and outside and ready for occupancy. Key at Hartmann's beer saloon, No. 612 Second avenue. Owner, E. POLENS, 247 East Fifty-third street. Can be seen after 6 P. M.

$14,000.—VALUABLE PROPERTY FOR SALE, in the seventeenth ward, between Second avenue and Bowery, three story high stoop brick House; 20x40, lot 61; $9,000 can remain for five years. Owner, 247 West Thirteenth street.

West Side.

AT A BARGAIN.—FOR SALE, A FOUR STORY HIGH stoop brown stone House on Fifty-sixth street, between Eighth and Ninth avenues. For particulars apply to ISAAC HONIG, 111 Broadway, rooms G and H, basement.

ATTENTION.—MUST POSITIVELY BE SOLD, three story high stoop brown stone, Forty-eighth street, near Eighth avenue; price $14,500. Other bargains. MORRIS B. BAER, 996 Sixth avenue and 72 West Thirty-fourth street.

A FOUR STORY HIGH STOOP BROWN STONE House and Lot (21.6x60x100), between Fifth and Sixth avenues (near Fifth Avenue Hotel), for sale for $26,500. PHALON & SLOAN, 31 East Seventeenth st.

FOR SALE.—PROPERTY IN TENTH STREET, NEAR Tompkins square, the two four story brick Houses and Lots, Nos. 358 and 360 East Tenth street; each lot 25 feet by half the block. Apply at No. 145 East Nineteenth street.

FOR SALE—FIVE STORY DOUBLE TENEMENT, with Stores, West Thirty-ninth street, $19,000; easy terms; would exchange for Harlem or Brooklyn private house not over $10,000. Owner, 314 East Fifty-second street.

FOR SALE—TWO HOUSES AND LOTS ON 101ST street, only 150 feet west of Ninth avenue; price of each, $3,750, half cash. For particulars apply to A. M. FANNING, 23 East Fourth street.

FOR SALE—A FINE THREE STORY HIGH STOOP brown stone, in West Forty-fifth street; all modern improvements; in perfect order; price $13,000; terms easy; also two English basements, three story, in West Thirty-fifth street, in perfect order; price $12,000 each; terms easy; four story tenement two stores, in perfect order, on Eleventh avenue; rents for $1,700 per year; bargain; price $15,000; terms to suit. Also Houses to let and exchange. Apply to J. A. WILSON & SON, 269 West Thirty-first street.

FOR SALE.—A DECIDED BARGAIN; THREE STORY high stoop brick House and Lot No. 209 West Twenty-seventh street; all improvements; only $3,000 cash required. Apply at No. 1,267 Broadway, room 8.

FOR SALE—FIRST CLASS TENEMENT PROPERTY, front and rear House, No. 26 West Thirteenth street. Inquire of the owner, No. 65 West Fifteenth street.

PLANS AND DESCRIPTION OF PROPERTY BILLS, Circulars and every kind of Printing furnished at the METROPOLITAN PRINTING ESTABLISHMENT, 218 Broadway.

THREE STORY HIGH STOOP BROWN STONE, $16,500
Four story brown stone high stoop, full lot.... 25,000
Three story high stoop brick..... 15,000
Three story high stoop brick, near 6th av..... 11,000
Three story high stoop brick, good order..... 13,000
Three story stoop brown stone, 20x115, rent $2,500. 20,000
Three story private House, Jackson square..... 16,000
Three Lots on 126th street, near Sixth avenue, free and clear, to trade for improved city Property, by B. S. LEVY, 271 West Thirty-eighth street.

$9,500—ONLY $2,000 CASH, WILL NOW BUY A neat three story and basement brick House and Lot (15 rooms and marble mantels) on Fortieth street, near Eighth avenue. PHALON & SLOAN, 31 East Seventeenth street.

Miscellaneous.

AT HARLEM REAL ESTATE OFFICE—Established 1858. cheap rents, brown stone, brick and frame Dwellings and stores to let and for sale. Builders' attention called to lots suitable for immediate improvement. J. H. PORTER, Auctioneer, &c., 2,308 Third avenue, 125th and 126th streets.

BUILDERS, ATTENTION.—FIVE DESIRABLE LOTS, well located and suited for tenement houses, no cash required; also money to loan on improved city Property. JOHN DAVIS, 300 Broadway, rear office.

FOR SALE—A FINE PROPERTY IN HOWARD street, one in Bleecker street, near Greene, and a few cheap Houses in the Tenth ward. Inquire of L. SELDNER, corner Bowery and Bond street.

IF YOU WANT A CHEAP HOUSE CALL AND SEE A comfortable three story Brick lot $7,500; Brown Stone, 20 feet front, $12,500; four story, $20,000; with others cheap for cash and many to exchange. HOWELL & HURST, 921 Third avenue.

PRICE $1,000.—A PRETTY COTTAGE, CONTAINING five rooms, and the Lot it stands on all for $1,000; part cash and the balance in monthly payments. Apply at Real Estate Headquarters, corner Third avenue and Twenty-sixth street, between 9 and 11 A. M.

TO PROPERTY OWNERS, &c.—RENTS COLLECTED and houses taken in charge by ADOLF LISSNER, No. 243 Bowery, Real Estate Exchange.

BROOKLYN PROPERTY FOR SALE AND TO LET.

HERALD BRANCH OFFICE, BROOKLYN. ADVERTISEMENTS FOR THE NEW YORK HERALD RECEIVED AT OUR BRANCH OFFICE IN THE LONG ISLAND SAVINGS BANK BUILDING, CORNER OF FULTON AV. AND BOERUM ST. OFFICE OPEN FROM 8 A. M. TILL 9 P. M. ON SUNDAY, FROM 3 TILL 9 P. M. CARRIERS' AND AGENTS' DEPARTMENT, NO. 7 FRONT STREET, BROOKLYN.

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BROOKLYN PROPERTY FOR SALE AND TO LET.

AT $10,000—HANDSOME BROWN STONE HOUSE; modern improvements; easy payments; very desirable, four blocks to ferry; 142 President street, Brooklyn; for sale a bargain. ELSTON, owner, 20 Liberty street, New York.

BARGAINS.—THREE STORY BRICK HOUSE IN Eldert street, near Broadway, and two story brick House in Forty-fourth street, near Third avenue; each 20x100; terms to suit. Apply at 318 Broadway, room 3.

BARGAIN—THREE STORY BRICK HOUSE, MODern improvements, with $500 worth of Furniture; improving avenue, Brooklyn; cars, ferries, pass door; price for all, $4,000; cash, $1,500. Address WIDOW, Herald office.

FURNISHED ROOMS IN BROOKLYN.—LARGE front Room and Bedroom, handsomely furnished; convenience for housekeeping (including dishes), to a respectable small family; house and neighborhood first class; a few minutes' walk of Hamilton ferry and 30 minutes to Astor House, New York; price $5 50 per week. Call at 650 Henry street, opposite Fourth place.

FOR SALE—ON VANDERBILT AVENUE, BROOKlyn, between Grand and Fulton avenues, three first class three story and basement brown stone Houses; first class location; $12,500; terms made easy. F. B. JACKSON, on premises.

FOR SALE—THREE OF THE ROW OF FOUR small brown stone Houses, the most complete of their size and cost in Brooklyn; finished last fall; have all improvements; furnace in cellar; Nos. 176, 178 and 180 Adelphi street, near Willoughby avenue, within two blocks of Fort Green Park. They will be sold low in preference to renting. Apply to JOSEPH J. KIRBY, Builder, No. 73 Gates avenue, Brooklyn.

FOR SALE—A SACRIFICE, CARLTON AVENUE, near Fulton—Three story high stoop brick House, perfect order, all improvements, 20x38x100, twelve rooms; only $7,500. Apply to JAMES A. FISHER, 291 Broadway, room 6, from 12:30 to 1:30 only.

FOR SALE—GREAT BARGAIN, ON SOUTH NINTH street, Brooklyn, five minutes from ferry, four story, basement, &c., brick, all improvements, with conservatory and laundry, and three Lots, 64x100 feet; ground beautifully laid out; on easy terms. Apply to O. G. WHITE, No. 5 Beekman street, room 28, from 11 till 1 o'clock.

FOR SALE—A THREE STORY AND TWO STORY extension frame House, 22 feet front, Lot 25x80 feet; price, $4,500; cash, $1,500; mortgage for balance; situated on Concord street, near Jay, Brooklyn. For permits apply to S. L. ROWLAND, 792 Myrtle avenue, near Spencer street.

FOR SALE—A BEAUTIFUL RESIDENCE ON WASHington avenue, Brooklyn, at a sacrifice; terms easy; would take part payment in small House or Farm. Address V., room No. 1, 133 Water street.

FOR SALE OR EXCHANGE—BROWN STONE Dwelling; six rooms above store; modern improvements; location, Bedford avenue, E. D.; terms easy. HOLCOMB, 138 Broadway, Williamsburg.

FOR EXCHANGE—BROOKLYN LOTS, FREE AND clear, and $3,000 cash, for a three story brick House in Brooklyn worth $7,000 or $8,000. Call on E. KERN, 37 Wyckoff street, near Court, between 4 and 7 P. M.

TO LET, FOR SALE OR EXCHANGE—A LARGE Factory, with Engine and Boiler (40-horse power), corner North Fifth and Third streets, Brooklyn, E. D. Apply to ADAM CRAIG, 336 Greenwich street, N. Y.

TO LEASE—LOTS SUITABLE FOR FACTORY PURposes, coal yard or stabling; size 50x100 feet; fenced and covered with sheds; near Grand and Roosevelt ferries. HOLCOMB, 138 Broadway, Williamsburg.

$3,500 WILL BUY A TWO STORY HIGH BASEment and sub cellar frame House, seven rooms, near ferries; modern improvements; easy terms. HOLCOMB, 138 Broadway, Williamsburg.

$4,500.—A TWO STORY AND ATTIC HOUSE filled to peak with brick, 8 rooms; built by day's work; 15 minutes from Fulton ferry; No. 26 Cumberland street, Brooklyn. R. K. STEWART, 81 Cedar street.

WESTCHESTER COUNTY PROPERTY FOR SALE AND TO RENT.

AT YONKERS.—I HAVE A NUMBER OF HOUSES to let, unfurnished or furnished; also for sale or exchange for city Property or Farms. JAMES YOUMANS, Agent, at Yonkers.

A BARGAIN.—A 32-ACRE WESTCHESTER FARM; large House, barn, orchard, &c.; fine stream of water; five miles north of city line; price, $13,000; a bargain; a prime investment. G. W. DITCHETT, No. 2 New Chambers street.

BUILDERS' OPPORTUNITY.—UNUSUALLY FAVORable inducements will be offered to right party having sufficient means and facilities for immediate erection of three to twenty tasteful, moderate cost houses in choice suburb, 30 minutes only from Grand Central depot. Address SECURITY, box 3,625 Post office, New York.

TO LET—AT WASHINGTON HEIGHTS AND VICINity, Houses, assorted to suit all classes; also some bargains for sale. A. S. MILLS, 156th st. and Tenth av.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT.

AT NEW BRIGHTON.—TO RENT, 30 MINUTES from Wall street, several beautifully located Villas, furnished and unfurnished, adapted to gentlemen's residences for winter and summer; all modern conveniences, splendid scenery, high and healthy. Apply to HAMILTON, 52 Broadway.

AT ORANGE, N. J., TO LET, FOR ONE OR TWO years, a neat furnished Cottage, 10 rooms, modern improvements; also for sale, a number of Cottages, from $5,500 to $10,000; terms liberal. Call on or address G. W. SMITH, Orange Valley, Essex county, N. J.; Post office box 31.

AT STATEN ISLAND.—HOUSES TO LET, MAY 1, furnished and unfurnished, $300, $400, $500, $600, $700, $800, $1,000, $1,500, $2,000, style, health and comfort; four ferries. KEUTGEN BROS., 89 Thomas street.

AN ELEGANT RESIDENCE—40 ACRES; ONE OF 100, 60, 145, one hour from city, for exchange. For sale, two Houses in Twenty-fourth street; a valuable Property on Park place. EDWARD S. VAIL, 171 Broadway.

A LONG ESTABLISHED COUNTRY STORE PROperty, with Goods, Dwelling and Outbuildings; one mile from depot, on main street; no better business opportunity could be offered an enterprising young man, address box 96 Post office, New Providence, N. J. Reference, McLaren & Raynor, 264 Washington street, N. Y.

A FINE HOUSE AND GROUNDS, AT PASSAIC, N. J., $5,000 equity, in exchange for Stock or Goods, suitable for country store. Address OWNER, Herald office.

A MAGNIFICENT OLD FARM FOR SALE—NEAR Iowa City, Iowa, of 240 acres; 60 acres heavy timber; only a trifle cash required down; or will exchange for remarkable city Property. J. MAYFIELD, Leggett's Hotel, 48 Chatham street, New York.

A NICE COUNTRY RESIDENCE AND 20 ACRES, overlooking city of New Brunswick, N. J., for sale; modern conveniences; plenty fruit; convenient to schools, churches of all denominations and depot; healthy; frequent trains. Owner 26 Lafayette avenue, Brooklyn.

A COUNTRY HOTEL, FURNISHED COMPLETE, situated on the banks of a beautiful lake, business all the year, for sale on easy terms or will exchange for improved city Property. C. S. PECK & CO., 181 Fifth avenue.

CHICAGO REAL ESTATE.—A RARE OPPORTUNITY for a speculative purchase.—Twenty acres of suburban Property, near the new and extensive Northwestern Railroad shops; this property can be bought at a much lower price than any surrounding property, and a great deal less than its intrinsic value; an investigation will show this to be a most remunerative investment for capital, and that it can be readily sold at an early day at a large advance; owing to continued surrounding improvements it is steadily appreciating; light taxes; full particulars given in an interview. Address the owner, F. C. P., 112 Liberty street.

CHOICE FARMS FOR SALE, TO CLOSE AN estate: 50 acres at Oyster Bay, price $6,000, half cash, balance mortgage; 250 acres in Orange county. RUFUS K. McLARG, 135 Broadway.

DUTCHESS COUNTY FARM FOR SALE—310 ACRES first class land, in a high state of cultivation, well watered, extensive buildings, a superior stock dairy and grass farm, 75 miles from New York, on New York, Boston and Montreal Railroad, one-half mile from depot. Address JOHN W. STORM, La Grangeville, Dutchess county, N. Y.

FOR SALE OR TO RENT—IN STRATFORD, CONN., a new three story French roof House, large and commodious, suitable for a large family or a boarding house; it is located on a broad, shady street; is also near the river, and overlooks Long Island Sound; there is good fishing and gunning in the vicinity; open; $3,000; rent per annum, $350. Apply by letter to box 107 Post office, Stratford, Conn., or to Captain BARRYMORE, on the premises.

FOR SALE OR TO RENT UNFURNISHED—A FINE Country Residence, on the banks of the Hudson, one mile north of Newburg. Address O. W. WHITTLESEY, No. 835 Broadway.

FOR SALE OR TO LET—TWO SNUG LITTLE COTtages, 12 and 8 rooms, at Hackensack, N. J.; three minutes' walk from depots, forty minutes from City Hall; rent low to a desirable tenant; will exchange for city Property. Inquire of B. F. SMITH, 248 West Twenty-second street.

HOTEL FOR SALE.—RAPID TRANSIT; AT RUTHerford Park, N. J., 35 minutes from city; to be finished in April, of brick and brown stone; 30 rooms; gas and water; terms easy. R. K. STEWART, 81 Cedar st.

HOTEL—THREE STORY, 30X70, 33 ACRES FINE land; pleasant village; business all seasons; crowded in summer; great bargain. C. H. OLIVER, 1 Park place.

ONLY $1,000 DOWN AND LONG TIME FOR BALance for a perfect gem of a suburban Dwelling, at Flushing (the prettiest little city in America, with excellent schools, churches, and good society. Apply at HITCHCOCK'S Real Estate Headquarters, corner Third avenue and Twenty-sixth street, between 9 and 11 A. M.

PHOTOGRAPH GALLERY TO LET—IN THE CITY of New Brunswick, N. J.; old established. Address or apply to W. H. ONEILL, 226 Burnet street.

SOUTHERN HOME.—(OWNER RESPONSIBLE)—Desirable Property, near Atlanta, Ga., possibly the most healthy portion of America; good opening for business man, farmer or miller; will exchange for approved Merchandise. Address, for one week, SOUTHERN HOME, Herald office.

STAMFORD.—TO LET, COMPLETELY FURNISHED, one of the prettiest Places in the town; also new Villa for sale or to let. HUBERT & SON, 61 Liberty street.

THE UNDERSIGNED, ON ACCOUNT OF THE death of the senior partner, offer for sale their old and well established Lumber Business, located at Bridgeport, Conn. We have unusual advantages for carrying on the business: an extensive yard of nearly four acres; a good water front, with dockage on two sides; a side track for cars, running into the yard, for loading and unloading; a planing mill, with machines for planing and dressing all kinds of lumber; saw mill, building, sheds, &c., &c., together with the good will of the concern; considered one of the best locations between New York and Boston; will be sold low to close the estate. For further particulars call on or address, LYON, CURTIS & CO., Bridgeport, Conn.

TO LET—FURNISHED, A SPLENDID RESIDENCE and grounds, on Castleton Hill, S. I., with all modern conveniences and fully furnished; will be rented low to a responsible party; stage passes the door. Address box 1,945 Post office.

TO LET OR LEASE—THE FINEST STORE IN THE city of Paterson, N. J., 30x80, known as the Town Clock Building. For particulars inquire at KATZ BROTHERS, Paterson, N. J.

PROPERTY OUT OF THE CITY FOR SALE OR TO RENT.

TO LET OR LEASE—A FIRST CLASS STEAM BRICK Yard, with covered sheds, all in working order, with a Farm of about 70 acres of good garden and grass land; situated on the Hackensack River, opposite Ridgefield Park, N. J., one-half hour's ride from New York; possession at once. Apply to H. H. BRUNJES, 90 Fulton street.

40½ ACRE FARM—HAWTHORNE, N. J., 17¾ MILES from New York, on Erie or Midland railroads, near stations; good House, eight rooms and outbuildings. Commutation, $67 50 per annum. Price, $13,000 (cost more); $8,000 can remain long time; balance to suit; will not exchange. J. W. EDWARDS, owner, 77 Pine street, up stairs.

$600 WILL RENT A FARM, 16 MILES FROM city, in Jersey; fine house, plenty fruit; splendid location; will sell at a great bargain; easy terms. PARISH, 181 Broadway.

REAL ESTATE TO EXCHANGE.

A FOURTH AVENUE BUSINESS PROPERTY TO exchange for a good stock of Merchandise. Address A. B. C., box 146 Herald office.

A LEXINGTON AVENUE CORNER—VICINITY OF Fifty-fourth street, three story high stoop and basement brown stone House, 21.5x47, lot 65; will exchange for smaller House, between Forty-fifth and Sixty-fifth streets, Second and Fourth avenues; or will sell cheap. Address BARGAIN, Herald office.

A COUPLE OF NICE THREE STORY AND BASEment brick Houses, 128th street, between Fifth and Sixth avenues, best part of Harlem; are fitted for tenants; two or three to each house, and are in excellent order; will exchange for small house down town, neighborhood of Windsor Hotel or Park avenue; willing to give some cash. Address P. E. N., station F.

A BEAUTIFUL HUDSON RIVER RESIDENCE, free and clear, to exchange for a city or Brooklyn House, in a good location. J. O. HOYT & SON, 171 Broadway.

AN ATTRACTIVE LIST OF FACTORIES, FARMS and other good Properties, city and country, for sale or exchange, at large reduction from prices formerly asked. MADOX, 29 Broadway.

A MANUFACTURER WOULD EXCHANGE SOME Cash and Stock of Canned Tomatoes, Corn, Fruit, &c., for improved or unimproved Real Estate. Address PACKER, box 194 Herald office.

A LARGE FACTORY PROPERTY, TOGETHER with four Dwellings, worth $150,000, mortgage $60,000, rents for $17,000, in good location in this city, for sale or exchange with some cash. H. PATTERG, 746 Broadway, room 3.

EXCHANGE.—LOTS NEAR PROSPECT PARK, Brooklyn, lightly encumbered, to exchange for merchandise, country Property free and clear or Western lands. Address Post office box 4,767 New York.

EXCHANGE—IN THE EIGHTH WARD, BROOKLYN, two Houses and six Lots, price $12,000, encumbrance $4,500, $800 cash, balance on mortgage, for Farm, good Business or good Merchandise. Address box 180 Herald office.

EXCHANGE.—JERSEY FARM, 25 MILES FROM NEW York, and city property, for desirable country seat with access convenient to New York; principals. Inquire 73 Beekman street, 3d floor, from 12 to 4.

EXCHANGE—HOUSE IN WARREN STREET, Jersey City—first class, value, $14,000—for good Farm in New Jersey, within 50 miles of city, near depot; value not over $10,000; difference in back mortgage. Address, with full particulars, D. M., 225 Eighth street, Jersey City.

EXCHANGE—FOR BROOKLYN HOUSE, FARM, 108 acres; good buildings; 30 miles from city on Erie Railroad; fine stream water, fruit, &c. Also, Tenements to exchange for good California or Texas Property; also near-by Farms for City Property. T. MABIE, 31 Park row.

FOR EXCHANGE—FINE WESTCHESTER AND Jersey Farms and Country Seats for private and tenement Houses. Inquire of L. SELDNER, corner Bowery and Bond street.

FACTORY FOR SALE—OR WOULD BE EXCHANGED for lightly encumbered city real estate or farm not far from city. Call at Real Estate Headquarters, corner Twenty-sixth street and Third avenue, between 9 and 11 A. M.

FOR SALE OR EXCHANGE—THREE BROWN STONE three story and basement Houses, all improvements, on the west side of Schenck street, near Lafayette avenue, Brooklyn. Inquire on the premises.

FOR SALE OR EXCHANGE—ONE THREE STORY and basement brick House, brown stone high stoop and trimmings. Inquire of P. W. LEDOUX, corner Broadway and Margaretta street, Brooklyn.

FOR SALE OR EXCHANGE—A NICE COUNTRY House and carriage house, two acres of Land, fruits, &c., about 15 miles from Hoboken, on Morris and Essex Railroad. For further particulars address J. S. MILLER, Jersey City Heights, N. J.

FOR SALE OR EXCHANGE—STATE AND COUNTY Rights Patent for fire proof building material, floors, walls, &c. Apply to WORL & CO., 231 Broadway.

FOR SALE OR EXCHANGE—SEVERAL FIRST class Flats on Central Park (west side), the Boulevard and Fourth avenue, at 11 Wall street, room 11. J. H. BROWN.

FOR SALE OR EXCHANGE—CITY AND COUNTRY Property in all locations. J. F. BISSELL, 206 Montague street, Brooklyn.

FOR SALE OR EXCHANGE—A DESIRABLE, PRODuctive Farm, on the Hudson, 60 acres; stone house, 16 rooms; near landing; suitable for summer boarders. G. G. GUILD, 45 Dey street.

FOR SALE OR EXCHANGE—NICE FARM OF 52 acres near Comac, L. I., and 5 Lots in the town of Castleton, Staten Island, for small place or farm convenient to city. Staten Island preferred. Apply at 87 Nassau street, basement.

FOR SALE OR EXCHANGE—TWO MODERN FIVE story Tenements and Stores, fully occupied; annual rental $6,000. Apply at No. 4 Pine street, room 15.

FOR SALE CHEAP OR EXCHANGE FOR A BUSIness or Merchandise, a Country Seat, one hour on Northern Railroad of New Jersey; good house and outbuildings and 5½ acres of land. Address OWNER, 1,103 Greene avenue, Brooklyn.

FOR SALE CHEAP OR EXCHANGE—A FIVE STORY, well built double Tenement House, on west side, worth $25,000, equity $8,000, for a small Place or Farm, well located, value $8,000 to $10,000. Address OWNER, 1,227 Broadway, room 5.

FOR SALE CHEAP—OR WILL EXCHANGE FOR A Flat or good Tenement around Yorkville, two small Tenements and one vacant Lot on the east side; a good chance for a builder. Apply to JOHN HAYES, No. 5 Pine street.

FOR EXCHANGE—TEN LOTS, WITHIN ONE block of the main entrance to Prospect Park; adjoining improvements strictly first class; no further assessments; will exchange for improved Brooklyn or New York Property; equity about $20,000. Apply to D. H. STONE, 192 Broadway, New York.

MORE NEWS EVERY NIGHT IN THE EVENING TELEGRAM THAN ALL THE OTHER EVENING PAPERS COMBINED.

TO EXCHANGE—GOOD PAYING REAL ESTATE IN the city of New York or Brooklyn for a staple, legitimate business; principals only need apply. Address, confidentially, with real name, ROW, box 205 Herald office.

TO EXCHANGE—IN MONMOUTH COUNTY, NEW Jersey, Farm of 180 acres, with marl bed, living stream, superior improvements and fully stocked, for City property. JOHN SIGEL, 79 Cedar street.

TO EXCHANGE—FOR GOOD FARM OR COUNTRY Property, six four story brown stone Flats, in the upper part of the city; good Farm preferred; owner wants to live in the country. JOHN SIEGEL, 79 Cedar street.

TO EXCHANGE FOR BROOKLYN PROPERTY—THE elegant three story and basement brown stone House, 22 feet wide, No. 251 West Fifty-first street, between Broadway and Eighth avenue; free and clear; will exchange for a smaller House in New York or Brooklyn Property; no cash required. Address owner, JOSEPH KLING, 346 Fulton street, Brooklyn.

WANTED—SMALL FREE FARM, NEAR NEW YORK, in exchange for House and Lot in Newark (rented); price $8,000; encumbrance only $2,100; easy. M. T. WOOLLEY, 5½ Pine street.

WANTED—ONE OR TWO CITY LOTS, IN EXchange for a Steam Freight Boat or some leasehold Tenement Property. For full particulars inquire at 45 Downing street, of J. HAY.

WILL EXCHANGE—$1,500 WORTH OF STAPLE Dry Goods, at cost, for good Mortgages; Houses, Lots and Farms for sale or exchange. H. PATTERG, 746 Broadway, room 3.

8 LOTS, 30 MINUTES FROM CITY HALL, STREET paved, gas and water, no mortgage, to exchange for improved Property or Farm; some cash if necessary. JOHN SIEGEL, 79 Cedar street.

$2,000.—APPLE AND PEAR TREES IN NURSery and a brick Dwelling House to exchange for Merchandise or Lots, free and clear. E. WHITNEY, 36 and 38 John street.

REAL ESTATE WANTED.

HOUSE WANTED—IN GOOD LOCALITY, ONLY lightly encumbered; part cash, part large nearly Farm or Country Residence will be given in pay. Address ACTUAL VALUE, box 120 Herald office.

OFFICE OF G. NAGLE, REAL ESTATE AGENT, 149 Fourth avenue, near Union square.—Wanted, Houses for sale, exchange and to rent, to supply the numerous applications on file in my office.

REAL ESTATE WANTED—HOUSES AND LOTS FOR cash and in exchange. J. F. BISSELL, 206 Montague street, Brooklyn.

TENEMENT PROPERTY OR DWELLING HOUSE wanted for a good Farm, free and clear. Principals apply to HANFORD, No. 4 Pine street, room 2.

WANTED—A MODERATE SIZED HOUSE, WITHIN the limits of Eighth and Fortieth streets and Lexington and Seventh avenues; neighborhood must be very good and price not above $25,000. Address, giving location, PURCHASER, Post office box 2,818.

WANTED—A SMALL HOUSE, WORTH FROM $10,000 to $15,000, for the equity in a four story House in Sixteenth street. Principals address EQUITY, station H.

WANTED—A DWELLING, BETWEEN FOURTEENTH and Thirty-fourth streets, Fourth and sixth avenues. Address, with location, price, terms, &c., STONE, Herald Uptown Branch office.

WANTED TO PURCHASE—A well built, well arranged House, between Thirty-fourth and Fiftieth streets and Sixth and Madison avenues; for which all cash will be paid; a Columbia College lease preferred. Address DRY GOODS, box 723 Post office.

WANTED TO PURCHASE FOR CASH—A HOUSE on Morris and Essex Railroad, within 20 miles of New York and five minutes' walk from a depot; about 12 rooms; price about $7,500; lot about 75x250; or would purchase Ground and build. Send particulars, for ten days, to CASH BUYER, Herald office. N. B.—No attention paid to agents wishing me to call and see them.

WANTED—A SMALL PRIVATE HOUSE ON THE west side; not over $14,000; all cash if wanted. Address GOOD CHANCE, station E.

For Other Real Estate Advertisements See Directory.

TO LET FOR BUSINESS PURPOSES.

BENNETT BUILDING. GREAT REDUCTION IN RENTS. WITH A VIEW TO SECURE ELIGIBLE TENANTS FOR THE FEW OFFICES NOW REMAINING UNLET IN THE BENNETT BUILDING, THE RENTS HAVE BEEN REDUCED, AND FIRST CLASS TENANTS MAY OBTAIN OFFICES AT VERY LOW RENTS. TO INSURANCE AND BANKING OFFICES IS NOW PRESENTED AN UNUSUALLY FAVORABLE OPPORTUNITY TO SECURE ELIGIBLE OFFICES ON MOST FAVORABLE TERMS. THE ABOVE BUILDING IS COMPLETELY FIREPROOF, HEATED BY STEAM; TWO ELEVATORS. ALL MODERN IMPROVEMENTS. INQUIRE OF HOMER MORGAN, NO. 2 PINE STREET.

A.—THREE WELL LIGHTED FLOORS, 25x58, WITH or without steam power; low rent; no woodworkers. Apply at 148 East Fiftieth street, between Third and Lexington avenues.

A HOUSE ON PRINCE STREET, FROM MAY 1, AT $1,500 rent, with stock of Wines and Liquors for sale at cost; good business location. Apply to CREVIER BROS., 124 West Broadway.

A BROADWAY CORNER TO LEASE.—THE UPPER Part of 817 and 819 Broadway, corner of Twelfth street. Janitor's room, No. 1, fourth floor, 819 Broadway.

A CHANCE.—TO LET, ON UNION SQUARE, NO. 23, between Fifteenth and Sixteenth streets, First, Second, Third and Fourth Floors for banking or insurance business, sewing machine, organ, merchant tailors, costumers, milliners, photographers or architects. Inquire of G. ROSENBLAIT. Ring the bell for the janitor.

A DENTAL OFFICE REQUIRED FOR A FIRST class practice; location, Twenty-third street to Fortieth street, Madison avenue to Sixth avenue; no moving in May. Address J. H. C., Herald Uptown Branch office.

A LARGE AND COMMODIOUS STORE, NO. 58 Greenwich street, to let; well adapted for storage. D. MARTIN, 69 Cortlandt street, up stairs.

A FIRST CLASS DOUBLE STORE AND BASEMENT, corner of Bowery and Bleecker street, to let, to a responsible party; best location in the city for fancy goods, jewelry, or any fine business. Apply to E. DODD, Store and House Agent, No. 3 Bleecker street.

A PARLOR FLOOR AND BASEMENT IF REQUIRED, in first class brown stone House near Fifth Avenue Hotel and within 75 feet of Broadway, suitable for physician, dentist or genteel business purposes. Can have exclusive use of entrance. C. S. PECK & CO., 181 Fifth avenue.

A LARGE FIRST FLOOR AND BASEMENT, 75x100, with 40 horse power; located on Twenty-third street, near Third avenue. HINE, COLE & GRAY, 536 Sixth avenue.

BEST BUSINESS BLOCK—336 BOWERY, ONE DOOR above Fourth street, Store and Dwelling, Lease for sale, or to let; suitable for shoes, carpets, clothing, &c.

BROADWAY STORE AND BASEMENTS, NEAR Eleventh street, to let; immediate possession if desired; rent moderate; location first class. Apply to G. NAGLE, 149 Fourth avenue, near Fourteenth street.

CANAL STREET PROPERTY TO LEASE—323, CORner Broadway; 387, near People's Bank; five years' lease at $3,000 per year, whole building. Inquire of MILLER & CO., No. 3 Union square.

ENTIRE, OR PART OF SECOND LOFT NO. 764 Broadway, between