BUSINESS PLACES TO LET.

Above 14th St. to 59th St. (Inclusive) East River to North River.

EVENING TELEGRAM BUILDING

16TH ST. AND 7TH AVE.

SPACE TO FIT YOUR NEEDS

At a rental that will save you on your overhead.

Small or large space, single offices or complete floors on the third, fourth, fifth and sixth floors.

Every room has direct sunlight and air.

Two new high speed passenger elevators.

14th St. Subway—express stop—block and a half away.

Surface cars at the door.

Elevated service one block distant.

Admirable location for selling agents, accounting firms, architects or other classes or business wishing superior accommodations at less rental than in the more congested districts, but with all the advantages of the higher priced locations.

Apply to your own broker or at the office of

THE EVENING TELEGRAM,

Cor. 16th St. and 7th Ave. Phone—Chelsea 4000

CITY REAL ESTATE.

SPECIALIST
Business Prop.; Buying, selling, exchanging
EDWIN L. SHATTUCK,
137 West 23rd St.—representing
DWIGHT, ARCHIBALD & PERRY.
EVERYTHING IN REAL ESTATE.

Borough of Brooklyn—Sale or Rent.

BARGAIN IN BROOKLYN LOTS! Located on Pacific Street between Brooklyn and Kingston Avenues; 200 feet in depth, with 80 feet frontage on both Pacific Street and Atlantic Avenue. Only vacant plottage in this section. Ripe for development with fine apartment house, or a bargain for investment; will divide. Compare this plottage, section, condition, price and returns with anything in the Borough of Manhattan. No one will question filling a big house in this section before completion, which would show enormous returns upon the cost. Price upon application. FITCH H. MEDBURY, 469 Fifth Avenue, New York City.

VACANT HOME REAL BARGAIN.

11 rooms; 60x100; 2 blocks Bay Parkway subway station, West End Line; 30 minutes Times Square; electricity, steam, newly decorated, enclosed porch; refined residential section; bathing; boat club near by; all year home, giving it away at $14,900; easy terms. For exact address and appointment phone or write NAT, 18 W. 120th St. Tel. Harlem 8040.

GREAT HOUSE BARGAIN

TAX EXEMPTION SAVES $2,000.
Owner sacrifices beautiful home, wide boulevard, large plot, near station. Half hour Manhattan. Steam heat, electricity, parquetry, open fireplace, tiled bath, kitchen, artistic decorations. Small cash payment, balance $39 monthly.
TELEPHONE HOLLIS 6515.

Borough of Queens—Sale or Rent.

AT FOREST HILLS. HOUSES FOR SALE.

Brick and stucco, 9 rooms and bath, plot 80x100, $18,000.
Brick and frame, 7 rooms, 2 baths, plot 75x100, $21,000.
Brick, 8 rooms, 2 baths, plot 50x100, $28,000.
Brick, 9 rooms, 2 baths, plot 75x100, $32,000.
Brick, 2 car garage, 7 rooms, bath, cor. plot, 100x100, $40,000.
Brick, 10 rooms, 3 baths, garage, cor. plot, 75x100, $55,000.
New corner house, 8 rooms, 2 baths, garage, frame, cor. plot, 50x100, $30,000.
All houses have modern improvements, beautiful locations, city improvements, 15 minutes to Manhattan; terms arranged to suit.
See Builder, GEORGE C. JOHNSTON, daily and Sunday, from 1 until 5 P. M., new house, corner Colonial Avenue and Euclid Street, Forest Hills. Phone Newtown 861.

REAL ESTATE—OUT OF CITY.

Long Island—Sale or Rent.

GOLF COURSE COUNTRY CLUB
Modern Furnished Hotel
1,000-Acre Residential Park
Miles of Long Island shorefront.
Ideal Bathing, Fishing, Tennis.
Within Two Hours travel New York.
Cost Several Million. Will Sacrifice or Exchange for Income Property.
Owner, Room 309, 10 E. 43d St., N.Y.C.

AT HEMPSTEAD, L. I.

Must sacrifice this beautiful six room home, to quick purchaser; built of stucco throughout, on plot 40x100; has tile bath, steam heat, combination gas and coal range, parquet floors, laundry in basement; I will sell this house for any reasonable offer at terms to suit. Telephone me for appointment.
OWNER, Chelsea 1263

KEW GARDENS

New one family, corner, stucco, 7 rooms and 2 baths; plot 50x134; near Kew Gardens station and elevated; also six smaller, adjoining; others; fine, restricted suburb. CLASSIC CONSTRUCTION CO., Myrtle and 110th st.; also 84th ave. and 115th st., Richmond Hill.
Phone Great Neck One Real Estate Information. Richard Kehoe, Great Neck.

New Jersey—Sale or Rent.

FOR SALE
17,000 ACRES
AT MILMAY, N. J.
At a Bargain
1 Mile frontage on R. R.
30 miles from Atlantic City
45 miles from Philadelphia
Suitable for hunting preserve or fruit farming
67 Liberty St., N. Y. C. Joseph A. Day Phone Cort. 0744.

A GENTLEMAN'S ESTATE
At Bernardsville, New Jersey

A commodious modern residence, furnished. 113 acres. 750 feet elevation, with splendid views. Handsome stone garage and stable; servants' quarters; complete farm buildings; fully stocked with horses, cows, pigs and farm implements. Several springs and an artesian well on the premises. 30 acres of woodland. Enclosed tennis courts. Surveyed for six-hole golf course. Sacrifice at fraction of cost of over $250,000. Will exchange for income property.
Owner, Room 309, 10 E. 43d St., N. Y. C.

BUSINESS PLACES TO LET.

Above 14th St. to 59th St. (Inclusive). East River to North River.

PENN. TERMINAL BLDG.,
SEVENTH AV., 30TH TO 31ST ST.
ENTIRE FLOOR
20,000 Sq. Ft. Will Divide. Good Light.
OFFICES & STORES
MODERATE RENTALS.
REGENT REALTY CO., 33 West 42d St.

Lofts—Stores—Buildings
Mercantile Warehouses and Factories. Large Selections. All Sizes.
LOUIS SCHRAG, 142 W. 23d St.

ALL LIGHT LOFTS.
Large freight elevator; 2,000-15,000 sq. ft. Immediate possession. 209 East 49th Street, 2754 Academy, or any broker.

APARTMENTS—FURNISHED.

Westover Court
Bachelor Apartments
210 W. 44th St.
Furnished, Unfurnished
2, 3, 4 Rooms, Bath
A REAL HOME for business men in Times Square. Hotel Service rendered which takes care of every want.
R. N. HICKMAN, Mgr.

APARTMENTS — UNFURNISHED.

From Battery to 14th St., Inclusive.

31-33 WEST 11TH STREET.
High-class elevator apartment, immediate possession; 2 rooms, bath; doctor's apartment; $100 per month. 3 rooms, 2 baths, $125 per month. 6 rooms, bath, $215 per month. Superintendent on premises, or
J. IRVING WALSH, 73 West 11th St.

MONEY TO LOAN AND WANTED ON BOND AND MORTGAGE.

FOR mortgage money apply GEORGE C. PONTER, INC., 165 B'way, 5568 Cort.

WANTED, $50,000 mortgage on large property covering six houses fully furnished, two garages, icehouse, boathouse; assessed valuation about $100,000; double personal guarantee large payment interest period. Y 738 Herald, Herald sq.

WANTED.
Two mortgages of $20,000 and one of $30,000, on desirable properties, with assessed valuation about $150,000. Brokers protected. Y 740 Herald, Herald sq.

$55,000 first mortgage wanted on good paying mountain hotel and six cottages with enclosed park of 70 acres and licensed game preserve in the State of New York, less than 100 miles from New York city; represents an investment of $125,000 and is paying well; additional capital required for enlargement. Particulars furnished on request. Y 751 Herald, 206 Broadway.

CITY REAL ESTATE.

From Battery to 14th St., Inclusive

HARDWARE district downtown.—Will sell or lease staunch building (20,000 floor feet), daylighted; two elevators; early possession; principals. SNOWDER CO., 860 Sixth av. (48th).

2ND AVENUE, near 14th St.
2 4 story and basement private houses on plot 34x108.
Price $45,000.00.
FOLSOM BROS., INC., 127 East 34th St.

9TH ST., NEAR 5TH AV.
3½ story brick, lot 23x94; 2 story studio on rear of lot, also space for one car; bargain to quick buyer for remodeling. R. FELFAIR SMITH, 11 E. 10th st.

Above 14th St. to 59th St. (Inclusive). East River to North River.

FIVE tenants, $14,000; hot water; rent $1,560. Five tenants, $16,500; 5th and Madison avs.; rent $2,400. JOHN ARMSTRONG, 212 St. Nicholas av., corner 121st st.

FOR Sale.—Three story, basement, small factory or shop; electricity, hot air furnace; first class condition; possession July 1. OWNER, 205 E. 53d st.

LEAVING city; sell factory building, 14,800 square feet; Grand Central Terminal section. Phone Murray Hill 6667.

Above 59th St.—5th Av. to North River.

FOR SALE—43 West 84th st.—Four story and basement brownstone dwelling, extension; excellent condition; immediate possession. Phone owner, Schuyler 4633.

Washington Heights, Above 123th St., West of 8th Av.

$25,000 cash will buy 6 story elevator house, Washington Heights, best section adjacent subway station; best construction; terms right and price about 5 times pre-war rent; worthy of investigation. J. S. MAXWELL, 3422 Broadway, corner 139th st.

REAL ESTATE—OUT OF CITY.

Westchester—Sale or Rent.

HOUSE BARGAIN
Beautiful home, aristocratic Park Hill section, Yonkers highest elevation in Westchester. Plot 6,000 square feet; large trees, winding roads, superb scenery. Steam heat, electricity, parquetry, artistic decorations, open fireplace, tiled bath and sun parlor, quarry tiled veranda, porcelain plumbing fixtures. Suitable terms.
PHONE YONKERS 3923

FARM PROPERTY.

New Jersey.

50 ACRE FARM
7 Room House, 7 side buildings, 7 acre timber, all kinds fruit trees, one-half mile to railroad town, 2 horses, 4 cows, 5 pigs, 250 chickens, all kinds of machinery and farming tools included; all growing crops, also wagon and harnesses, running brook. Price $5,500. Cash $4,000. LIST OF FARMS SENT UPON REQUEST. I have all kinds of farms for sale in the best farming sections of New Jersey. Full information from Mr. MATHIAS NEMITH, 318 Pine St., Elizabethport, N. J.

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Price $45,000.00.
FOLSOM BROS., INC., 127 East 34th St.

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3½ story brick, lot 23x94; 2 story studio on rear of lot, also space for one car; bargain to quick buyer for remodeling. R. FELFAIR SMITH, 11 E. 10th st.

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$25,000 cash will buy 6 story elevator house, Washington Heights, best section adjacent subway station; best construction; terms right and price about 5 times pre-war rent; worthy of investigation. J. S. MAXWELL, 3422 Broadway, corner 139th st.

CITY REAL ESTATE.

Borough of Bronx—Sale or Rent.

FOR SALE—Very large modern three family detached frame apartment; oversized lot. 1668 University av. (165th st.).

$900 cash secures detached house, large plot, garage, price $4,900; two family house, $4,800; very easy terms. Apply MRS. McGRATH, 1321 Balcom av., near Westchester square station, Pelham branch Lexington av. subway, or SPENCER, 154 Nassau st. Beekman 2685.

Borough of Brooklyn—Sale or Rent.

LOT, 50x100, Gravesend av., Brooklyn; 30 minutes to Times Sq., 5c.; residence or business; clear; $2,800; easy terms. Owner, E. ROWE, Indiana, Pa.

On Utica av., corner Lenox road, $800 each, on monthly payments; building loan to right party. SCHAUF, 898 Park av., Brooklyn.

REAL ESTATE—OUT OF CITY.

Long Island—Sale or Rent.

ACREAGE for subdivision; 5 minutes from Glen Head and Greenvale stations; rare bargain for developer; easy terms. Telephone HOWELL, Fitz Roy 2790.

CEDARHURST, L. I.—Big bargain; for sale, new stucco corner house, 6 bedrooms, 3 tiled bathrooms, sun parlor, large porch, steam heat, open fireplaces; lot 75x150; all modern improvements. Room 905, 152 W. 42d st., city. Phone Bryant 6373, or Far Rockaway 1050. HARRY MILLER.

HAVE 6 lots in Hempstead, L. I.; need cash; will sacrifice. D 574 Herald, 280 B'way.

LONG ISLAND—Stop paying high rents; new 7 room houses in one of Long Island's finest suburbs, 30 minutes from New York; only $7,500; full size cellar; all improvements; tax exempt; terms reasonable to responsible people. Write LUMBER DEALER, R 82 Herald, Herald sq.

SOUTHAMPTON, L. I.—For rent, exceptionally fine, large house on lake, 9 family bedrooms, 8 servants' bedrooms. W. L. RICE, 550 Park av.

$100 cash starts the foundation of a beautiful home in one of Long Island's best suburbs; tax exempt zone; no assessments; 30 minutes from New York. R 74 Herald, Herald sq.

Westchester—Sale or Rent.

LAKE MAHOPAC, N. Y.
Bungalow, 6 rooms and bath, electric light; on large plot; high ground; within 5 minutes' walk of station; permanent water rights; for sale on easy terms or will rent for season. SYLVESTER FROHOCK, 41 West 34th st. Fitz Roy 1570.

LARCHMONT—Plot 75x125, select restricted residential location, shade trees; seven minutes to station, ten to Sound; will sacrifice. FRANCES PLATT, 400 Evergreen av., Bklyn.

RYE, N. Y.—For rent furnished, three months; ten bedrooms, three baths, two lavatories, large gas range, coal range; automatic water heater; separate laundry; fully screened; cool porch; on the water; old trees, lovely view every direction; garage for two cars and chauffeur's cottage; boathouse and use of rowboat. Telephone Rye 608.

SCARSDALE.
A rare chance to purchase in beautiful Scarsdale a gentleman's new house and garage; large living room with open fireplace, dining room, pantry and kitchen; four large master bedrooms and two tiled baths on second floor; also ample closets; attic has two finished rooms with connections for bathroom fixtures; large plot with delightful trees; carefully restricted and among neighbors of refinement and standing; an attractive price to quick buyer. THE LAND BROKERAGE CO., 41 West 34th st. Fitz Roy 4576.

New York State—Sale or Rent.

MUST sell to close estate, farm 170 acres, bordering on Whaley Lake, 2 miles long, ¼ mile from R. R. station and State road; 16 room house, running water; R. F. D. mail and telephone; good outbuildings and fine fish pond; grand place for private school or summer resort; price $13,000. EVERETT R. DAVIS, Executor Estate, Holmes, Dutchess county, N. Y.

THREE ACRES, 7 room house, barn; State road, near village, station; $1,500. GEORGE JAMISON, Pine Bush, N. Y.

Connecticut—Sale or Rent.

ATTRACTIVE all year country home for sale, either furnished or unfurnished. House 12 rooms, 2 bathrooms, hot water heat, hardwood floors, city water, garage, hennery, 2 fine gardens. Price furnished $20,000, unfurnished $15,000. FOLSOM BROS., INC., 127 East 34th St.

New Jersey—Sale or Rent.

BELLE MEAD, N. J.—House near station, on stone road, 9 rooms, pantry, bath, front and side porch, enclosed back porch, hot water heat, Duro water system, attic; dry cellar; cement walks; storm windows and doors, screens; trees, garden; lot 50x175; moving away; anxious to sell. Mrs. J. R. SANSON, Belle Mead, N. J.

BERGEN COUNTY, N. J.
Large Colonial house, beautifully situated, 40 minutes to New York by train or trolley; adjoining golf club; large barn and garage, corner plot, newly painted and decorated; $50,000. Y 741 Herald, Herald sq.

DESIRABLE home, five rooms; also bathroom, sun parlor and laundry; running hot and cold water, furnace; 2¼ acres best soil; fruit and berries; beautiful lawn; garage, barn, chicken house; large garden planted. Particulars, address F. M. HOYT, R. F. D. Route No. 2, FREEHOLD, N. J.

EXCEPTIONAL opportunity to buy high class new houses, large plots, best location; near station; six to nine rooms each; $8,500 up, on very easy terms. SMITH-SINGER Co., Glen Rock, N. J., adjoining Ridgewood.

RIDGEWOOD.—Attractive 10 room, semi-bungalow; furnace, gas, water; 1-3 acre; $4,500; photographs. HOVER, 212 Bway, N.Y.

FARM PROPERTY.

Long Island.

ON account of death, a farm, East Moriches, 12 acres; 3 houses, 1 furnished; cow, Ford car, horse, &c., go with place; 5 minutes' walk from R. R. station; on main road; $8,000. Apply DILLINGHAM, 106 E. 85th st.

Connecticut.

GENTLEMAN'S country home, 63 acres, 25 tillable, 350 apple trees, barns, garage, hen house, &c.; fishing, boating; 2 horses; Housatonic River; magnificent scenery; price $18,000; terms. CLARK & SON, 1024 Main st., Bridgeport, Conn.

Miscellaneous.

FARMS FOR SALE EVERYWHERE of merit and value; boarding houses, country homes, farms, all branches.—For reliable service and good farm see JOHN OTT, 594 5th av., Brooklyn.

SUMMER RESIDENCES TO LET.

Rhode Island.

WATCHHILL, RHODE ISLAND, HOME just completed; beautifully furnished; most desirable location; quarter mile from bathing beach; six master bedrooms, four baths, three servants' rooms and bath; garage for two cars; all on high ground overlooking Sound; will sublet for $2,000, netting a loss to me of $750. Write or wire D. BISHOP, Ottawa, Ill.

Connecticut.

FOR RENT, season or year, 12 room house, handsomely furnished; 3 baths, sleeping porch; garage, garden; modern, up to date; every convenience. Telephone 948R Greenwich.

Long Island.

FIVE handsomely furnished rooms; will rent all or separately for season; only 5 houses from seashore. 149 Beach 68th st., Arverne, L. I.

Westchester.

BRONXVILLE—To let, furnished, 9 room, 3 baths, well furnished house, for July and August; $250 per month; fine residential section; near hotel, railroad station and country club. Mrs. R. H. HOWES, Allerton st., Bronxville. Phone 3998W.

New Jersey.

FURNISHED bungalow to rent at Lake Hopatcong, N. J. Address M. A. STEWART, Lake Hopatcong, N. J.

LARGE Colonial house, beautifully situated; 40 minutes to New York by train or trolley; adjoining golf club; large barn and garage; corner plot; newly painted and decorated; will rent furnished, July, August and September. Y 742 Herald, Herald sq.

SUBURBAN HOMES WANTED.

HOUSE with improvements, 6 or 7 rooms, within commuting distance of New York. Submit answers with photos to Mrs. TORRE, care of Leo Wolfson, 299 Broadway.

REAL ESTATE TO EXCHANGE.

STAMFORD, CONN., ESTATE.
Free and Clear. Value $75,000.
Will trade for income
GEORGE NEIMAN, 522 Fifth Avenue.

He Wanted to Sell His Store—
So He Employed a "Dandy Salesman"

Here is one of the many worth-while things that The Herald's Business Opportunity advertisements are doing daily. If you have an investment opportunity to offer—if you need more capital—looking for a partner—etc., run a Business Opportunity Want Ad in The New York Herald and get results. Read this letter:

27 WEST JACKSON AVENUE, CORONA, L. I.
THE NEW YORK HERALD,
New York, N. Y.

It may interest you to know that as a Salesman your newspaper is a dandy. I succeeded in disposing of my store through a small ad which appeared in your publication.

From the first insertion of the ad I received numerous inquiries from people who were real buyers.

Very truly yours (Signed), A. KRETLEIN.

What The Herald does for others it will do for you.

HERALD ADS ACCEPTED AT THE FOLLOWING OFFICES:
Main Office, 280 Broadway
Bronx, 518 Willis Ave., at 148th St.
Washington Heights, 585 W. 181st St.
Harlem, 205 West 125th St.
16th St. & 7th Ave. Tel. Chelsea 4000
B'way & 36th St. Entrance 1358 B'way (1 flight up). Tel. Chelsea 4000
Downtown, 206 Broadway
Brooklyn, 24 Court St.
Or leave your ad with any of our 600 agents throughout the city.

THE NEW YORK HERALD
Telephone CHELSEA 4000

REAL ESTATE WANTED.

BUILDING lots; 20 to 250 suburban lots anywhere within 100 miles of New York city by responsible, reliable and successful southern real estate organization, who will turn them into cash for you immediately, by original modern selling methods; just completed sale of 120 lots at Southampton, L. I., in three hours that owners had endeavored to sell for 5 years for one fourth more money than owners were asking. L 1621 Herald, Brooklyn.

BUSINESS PLACES TO LET.

From Battery to 14th St., Inclusive.

CHAMBERS ST. LOFTS.
Light, airy; about 25x78 each; greatly modified rentals; $1,300-$1,800; immediate possession. Apply 165 Chambers st., or SNOWBER & CO., Agents, 860 6th av.

DESK room, large, attractive office or storage space. Address Room 431, 30 Church st.

HALF of private office, furnished; telephone, stenographic services. Room 406 Tribune Bldg.

TO sublet, reasonable, very desirable adjacent offices of 376, 422 and 844 square feet respectively; singly or in group. Inquire room 2437, 17 Battery place. Tel. Whitehall 1414.

WAREHOUSE SPACE—RAILROAD SIDING. 200,000 sq. ft. at 40c.; sprinklered; 265 lb. load; low insurance; immediate possession. LEVINE, 17 W. 44th st. Tel. Vanderbilt 5610.

Above 14th St. to 59th St. (Inclusive). East River to North River.

DESIRABLE office to sublet, 286 sq. ft.; immediate occpancy. Apply room 722, 276 5th av., corner 30th st., or phone Longacre 6646.

FURNISHED private office, $40; desk room, $20; telephone service. Call Stuyvesant 10127.

GROUND FLOOR and basement, 52d st. near Broadway, suitable for auto accessories, tires, storage; might alter. GOODWIN & GOODWIN, 148 W. 57th st.

SUBLEASE 900 square feet, prominent corner, Broadway building, first floor, Times square section; 3 year lease; rental $2,500. Write K. C., 520 Presbyterian Building.

TELEPHONE connection, light corner office, 452 feet; reduced rental; Madison av. and 42d. Inquire STOKES COAL CO., INC., 17 E. 42d.

55TH ST., 243 West, adjoining Broadway.—Light loft, size 25x100; modern building; possession. Apply premises, or GEORGE STEINMAN, INC., 4261 Broadway. Telephone Wadsworth 3703.

Miscellaneous.

FOR Lease—Washington business location, 829 14th st., N. W., in heart of retail and financial district, attractive new store, 14x90; front show window 15 feet depth; absolutely modern; heat furnished; details upon request.
SHANNON & LUCHS,
Business Location Department.
713 14th st., N. W. Main 2345.

Borough of Brooklyn.

GRAND AV., 129—Loft to let, 45x75; splendid light. For particulars call A. N. SCHNEIDER. Telephone Pennsylvania 6350.

New Jersey.

BUSINESS property, thriving New Jersey county seat, within an hour of New York, desirable corner on the main street, now rented for three-year period and rent guaranteed by securities, for sale at $40,000. Y 739 Herald, Herald sq.

BUSINESS PLACES WANTED.

FACTORY SPACE WANTED.
Approximately 135,000 square feet wanted for manufacturing purposes; heavy load carrying capacity necessary for half of space; 5 year lease with renewal privilege or purchase option; good light essential. Address L 1320 Herald, Harlem.

HOUSES TO LET, FURNISHED.

New Jersey.

RAHWAY, N. J. (near Lincoln Highway)—6 room house, bath, garage, all improvements, beautifully furnished, $100 monthly. Phone Elizabeth 4428 between 5 and 6 P. M.

APARTMENTS—FURNISHED.

A beautiful suite in exclusive house, 60s, Park av. section; two bedrooms, living room 20x24, breakfast room, kitchen, bath; immediate occupancy; lease $3,000 per year with service if taken now. T 225 Herald, Herald sq.

ATTRACTIVELY furnished 3 room apartment 157 W. 57th st, 3 months or longer. Can be seen daily until 12 o'clock. Circle 1423.

AN exquisitely appointed 9 room apartment suitable for summer rent, located West End Ave. and 80th st. Long or short lease. Phone 1174 Schuyler.

FURNISHED apartment for rent; an exquisitely appointed nine room apartment, West End av. and 80th st.; light and beautiful; delightful summer home; private telephone. For information telephone Schuyler 1174.

FOR rent—High grade 6 room and maid quarters apartment, furnished, July and August; two blocks Columbia University; $250 per month. Address, with reference, F 878 Herald. Fulton st.

GRAMERCY PARK, 20.—Five room apartment, corner; beautifully furnished, including Steinway grand; apply mornings after 9:30.

HOTEL LA SALLE, 30 East 60th.—Two rooms and bath; until October. Apartment 6-J.

IRVING PLACE, 47—Beautifully furnished apartment, consisting of 3 rooms and bath and kitchenette; electric and gas, complete for housekeeping; references required; summer rates.

MRS. RAILING, interior decorator, offers at great sacrifice several exquisitely furnished apartments for summer months. Murray Hill 7914.

PARK AV.—Sublet July to October, entire floor, 2 bedrooms, 2 bathrooms, living room, dining room, kitchenette, private telephone; $275. Plaza 8321.

PARK AV., 850.—Seven rooms, 3 baths, till October; rent reasonable. Inquire superintendent, or phone Madison Square 0965.

RIVERSIDE DRIVE.—Beautiful apartment, 2 rooms, kitchenette, bath; moderate rent. Schuyler 1940.

RIVERSIDE DRIVE, 411.—Two room, kitchenette apartments, completely furnished, $135-$150. LEWIS.

RIVERSIDE, 550—3 attractive rooms, bath. Tel. Morningside 620, apt. 61, evenings.

SUBLET JUNE TO OCTOBER; BEAUTIFUL 2 ROOM APARTMENT, NOBLETON HOTEL, 126 WEST 73D ST.; CONVENIENT TO EVERYWHERE; SUMMER RATES, $100 PER MONTH UP; WERE $165 UP.

THREE rooms, beautifully furnished, complete kitchen and bath, facing Broadway; will sacrifice to right party; references required. Columbus 7226.

APARTMENTS—FURNISHED.

SUBLET, JUNE TO OCTOBER, BEAUTIFUL 2 ROOM APARTMENT, ASHTON HOTEL, MADISON AV. AT 93D ST.; CONVENIENT TO EVERYWHERE; $100 PER MONTH; REGULAR RATE WAS $185.

SUBLET—JUNE TO OCTOBER, BEAUTIFUL TWO ROOM APARTMENT, COLONIAL HOTEL, 81ST ST. AND COLUMBUS AV.; CONVENIENT TO EVERYWHERE; $110 PER MONTH; WAS $175.

11TH ST., 62 AND 64 WEST.
Furnished apartment, 2 rooms and bath. Heat, Hot water, Maid attendant.
Rent $75.00 to $100.00.
FOLSOM BROS., INC., 127 East 34th St.

90TH ST., 255 W.—Handsomely furnished apartment, 7 rooms, 2 baths. COSTER.

42D, 128 West—Luxurious furnished bachelor apartments, consisting of parlor, bedroom and bath; $50 to $50 weekly; full hotel service.

49TH, 28 W.—Elegant 3 room apartment; reasonable rent, for summer.

50TH ST., near 5th av.—An exquisitely furnished four room apartment, new; private telephone; beautiful summer home; long or short lease; will rent, furnished or unfurnished, and sell furnishings. For information telephone Schuyler 1174.

57TH ST., 102 West.—Beautifully furnished one, two and three room apartments; best location. FLEMING.

61ST ST., 10 WEST
(Corner Broadway).
PASADENA HOTEL.
Beautifully furnished two, three rooms, bath, overlooking Central Park; convenient to all cars and shopping district; reference required; $125 to $200 monthly. Phone 6550-6536 Columbus.

72D ST., 42 W.—2 rooms, bath, restaurant, maid; $80 monthly. Apt. 4.

73D, 143 W. (Hotel Hamilton).—Sublet, June, July, August, September, 1, 2 or 3 room apartments and baths, beautifully furnished. NEWMAN, apt. 601.

73D ST. W. (Hotel Hamilton)—Sublet to Oct. 1, attractive corner suite 2 rooms, bath; new baby grand piano; $200. Columbus 7400, apartment 1205.

75TH ST., 50 West.—Six rooms and bath, fully furnished housekeeping apartment; elevator; immediate possession to October. Phone Columbus 3461.

81ST ST. AND COLUMBUS AV.—1-2-5 ROOMS, WITH BATH, COLONIAL HOTEL; UNEXCELLED SERVICE AND CONVENIENCES; IDEAL HOME FOR DISCRIMINATING PEOPLE; SUMMER RATES; REDUCED FROM 30% TO 40%.

93D ST., AT MADISON AV., 1-2-3 ROOMS, WITH BATH, ASHTON HOTEL; UNEXCELLED SERVICE AND CONVENIENCES; IDEAL HOME FOR DISCRIMINATING PEOPLE; SUMMER RATES $25 UP; WERE $45.

93D ST., 38 W.—6 room apartment, elegantly furnished, for 3 months; immediate possession, $90. KRIEHN. Telephone Riverside 6561.

115TH, 601 West (apt. 116).—Choice of one room and private bath and 3 rooms with private bath; no housekeeping; finest modern apartment, overlooking Riverside and Columbus; shown afternoons after Monday.

120TH, 18 WEST.
TWO LARGE ROOMS.
Housekeeping, kitchenette, electricity, phone, running water, finely furnished, bath, refined neighborhood, facing Mount Morris Park; $16 weekly; couple preferred. Telephone Harlem 8940.

122D, 509 West.—Delightful five rooms, handsomely furnished; income proposition; sell or rent; furnished; unusual opportunity. Apartment 10.

127TH, 25 W.—Large, airy room, adjoining bath, with kitchenette; private.

2647 BROADWAY (160TH ST.).
SUITABLE DOCTOR OR DENTIST.
LIGHT APARTMENT, GROUND FLOOR; RENT $2,100.

Borough of Bronx.

SUBLET—Four room apartment, beautifully furnished, owner will retain one room, situated in University Heights section, near Washington Bridge; convenient to either East or West Side subways; rent very reasonable. FISH, 1615 University av. Tremont 304.

Long Island.

ATTRACTIVE, furnished housekeeping apartment; also rooms; beautiful private home. Telephone Far Rockaway 1076.

GARDEN CITY.—Seven attractive rooms, 2 baths; convenient to garage, golf links and aviation field. Circle 2121, extension 24.

New Jersey.

ATLANTIC CITY—Furnished apartment to rent, 2101 Boardwalk, opposite Million Dollar Pier; 6 rooms and bath; big porch; nicely furnished. Inquire on premises or write.

APARTMENTS — UNFURNISHED.

From Battery to 14th St., Inclusive.

4TH, 163 WEST.
2 room and 4 room, unfurnished or furnished. Inquire in restaurant.

Above 14th St. to 59th St. (Inclusive) East River to North River.

SUBLEASE AT BARGAIN.
44th st., west of 5th av. Apartment of David Bispham, consisting of 2 very handsome rooms, bath and mezzanine on street floor of very high class apartment hotel at $200 per month. Immediate possession. Most desirable for professional occupancy.
ASHFORTH & CO.
501 5th av. Murray Hill 142.

16TH ST., 5 W.—Studio, 1 and 2 rooms, bath; phone, maid service; skylights.

34TH ST., 133 East—2 airy corner rooms, bath, kitchenette. MACK, Vand. 9177.

48TH ST., 126 WEST.
4 rooms and bath; large skylight.
Rent $1,500.00. Possession.
FOLSOM BROS., INC., 127 East 34th St.

49TH, 21 West.—Two rooms, bath and kitchenette. Inquire housekeeper.

54TH ST., 127 EAST.
Attractive apartment, 2 rooms and bath. All improvements. Immediate possession.
Rent $75.00.

57TH, 412 WEST—For refined family, six rooms and bath, artistically decorated, on wide thoroughfare; convenient to car and bus lines; few blocks to Park entrance; references; $75. See Supt.

Above 59th St.—5th Av. to East River.

LEXINGTON AV., corner 88th st.—6 corner rooms, all improvements; immediate possession, $90.

PARK AV., 815 (75TH ST.)
2, 7, 8, and 10 room apartments, from October 1, or immediate possession. Agent on premises.

PARK AV. (near 81st).—Two room suite, separate entrance, $55. Lenox 4238.

APARTMENTS — UNFURNISHED.

Above 59th St.—5th Av. to East River.

66TH, 8 East.—Three attractive rooms, bath, kitchenette, $175 month; summer concession, $125. See Supt. or call Columbus 636, mornings.

66TH, 8 East.—Two rooms, bath, kitchenette; $125 month. See Supt. or call Columbus 636.

94TH ST., 138 East.—Six rooms; elevator building; immediate possession; reasonable rent. Telephone Monday, after 3 o'clock, 6799 Cortlandt.

Above 59th St.—5th Av. to North River.

APARTMENT to sublet from August 1; Belnord, at 86th st. and Broadway, 11 rooms, 4 baths; southwest exposure. Call Schuyler 1100, or inquire on premises.

CENTRAL PARK WEST, 424.—Eight rooms and bath; elevator service. Supt., 1 W. 102d st.

CLAREMONT AV., 130—Eight rooms, ground floor front; $2,000; suitable physician.

HARPERLEY HALL, 1 W. 64th.—Large artist studio, bedroom, bath and kitchenette; available July 1; for one year or longer.

RIVERSIDE DRIVE, 260, corner 97th st.—6, 7, 8 rooms; $2,750 up; modern fireproof, elevator apartment.

7TH AV., 2146.—Eight rooms and bath; steam heat, hot water and electric light; newly decorated; immediate occupancy. Apply GOODWIN & GOODWIN, 260 Lenox av.

69TH ST., 231 W.—PARQUET FLOORS, ELEVATOR; 5 ROOMS, ALL LIGHT.

70TH ST., 345 WEST.
5 ROOMS, $125.
Modern elevator house, all improvements.

72D ST., WEST—Very attractive large 9 room 1 apartment, 1 block from Riverside and subway express station; lately decorated, 3 master, 2 maids' rooms, 2 baths; awnings and screens; quiet and livable; for over 2 years at attractive figure. Columbus 0942.

79TH, 157 W.—6, 7, 8, 9 rooms; $3,250-$4,500; modern elevator apartment.

105TH ST., 250 WEST (THE OVERDENE).—Exceptional, attractive 5 room apartment. Apply Mr. WAGNER, on premises.

116TH ST., 371 West.—Seven rooms and bath; all improvements; immediate occupancy.

122D ST., 521 West.—Five rooms and bath; all improvements; elevator and hall service; newly decorated; immediate occupancy. Apply GOODWIN & GOODWIN, 260 Lenox av.

122D ST., 521 West.—Two rooms and bath; all improvements; elevator and hall service; newly