

REAL ESTATE WANTED.

The Demand for Property Continuing Good and Large Investments Being Made.

The Growth of the City in All Directions—The Promise of the Future.

Street Improvements Seriously Incommoding Property Owners on St. Anthony Hill.

The Record of Last Week Compared With Previous Periods—Some Notable Sales.

The Review.

The business in real estate has been a good deal interrupted in this city during the last week, but the record for the month is not very in any material degree. July is a dull month, usually, in this department, but thus far trade has kept up in a very satisfactory manner. It is not expected, however, that it will hold up all the month in the same way.

During the past week St. Paul has been visited by several thousand members of the Patriarchal church, who spent several days in this city and vicinity. They came just in time to see the city in the best of summer up condition. From one end to the other the streets are dug up, and the pavements torn up for the purpose of putting in sewers, gas and water pipes, and, in addition to this, in the central portion of the business part of the city, the sidewalks have been ordered to be laid. The consequence is that, with the trenches dug for the sewers, gas and water, the tearing up of the pavements, the ripping up of the old wooden sidewalks and the putting down of the new sidewalks, the whole city is made to look very raw and ragged. In some parts of town these public works are carried on so extensively, and occupy so many streets at the same time, that the public is greatly inconvenienced. On St. Anthony hill the digging for sewers and for water has been so rampant and so universal, that every one wants both so quickly, that a great many of the streets and avenues on the hill have been literally taken possession of by the contractors and their equipment, to the almost total exclusion of carriages and other vehicles. This work of putting in the sewers, water and gas pipes, has been prosecuted probably with as little inconvenience to the public as possible, still it has been a great annoyance, and, to the stranger, it has given the city a very ragged, and, in some extent, a shabby appearance. The three largest public improvements ever attempted in St. Paul were the removal of what was known as Burbank hill, between Fourth, Sixth, Jackson and Broadway streets, the widening of the street and the cutting of Washaba street through that large hill and the removal of the dirt to Central Park. The work of removing Burbank hill was done very gradually, each person who owned property excavating as much as he desired and when he wished to. The other two, the widening of Broadway and the opening of Washaba street through the hill, were done by contract, and both improvements were carried on with some degree of rapidity. The Washaba street improvement involved another, and that is the filling up of Central Park. In some of these important works cause the city to wear a very unattractive appearance. All parts of the city appear to be afflicted about alike in this respect. West St. Paul is torn all in pieces by the public improvements, and the large amount of building that is going on in that locality. The railroad, with its roundhouses, warehouses and other improvements, the Robert street bridge and the work being done by the government on the river, and the lands together with the large amount of building that is going on in that locality, all of which gives the city across the water a very active but, at the same time, an unattractive appearance. The Patriarchs who came from a number of different states to visit this city, probably, with the general idea that it is a new, awake, active business center, but, owing to the large amount of public improvements in progress, not as handsome as she will be later on.

St. Paul & Lumber Center. St. Paul is thought by many, is destined to become a larger lumber center than Chicago. At first, though, the mind will have some doubts in regard to this, but on a closer and more careful consideration of the matter, there appear to be good solid reasons for this belief. The first consideration is that St. Paul is better located as a shipping point than Chicago is, and this is a very decided advantage, which, joined to the close connection by rail with the lumber districts, gives good grounds for the belief that St. Paul is better located for the lumber trade than Chicago. The Mississippi and Rm river districts, and the vast pine districts penetrated by the St. Paul & Duluth, the North Wisconsin and the Wisconsin Central and the Chicago, St. Paul & Omaha roads are tributary to St. Paul. The lumber trade can be reached by other roads, the Sault Ste. Marie, the St. Paul and Grand Trunk, and a road from Mille Lacs to St. Paul. The Chippewa and St. Croix districts are also tributary to St. Paul, and must sooner or later be reached by other roads, the Sault Ste. Marie, the St. Paul and Grand Trunk, and a road from Mille Lacs to St. Paul. The Chippewa and St. Croix districts are also tributary to St. Paul, and must sooner or later be reached by other roads, the Sault Ste. Marie, the St. Paul and Grand Trunk, and a road from Mille Lacs to St. Paul.

When the spring opened there were many who predicted that we would not build in St. Paul this year as much as we did the year before. It is quite evident that those who thought we would fall behind were mistaken. The building trade will not be confined to any special kind, but will embrace all, business blocks, dwelling houses, churches, warehouses, etc. Contracts have been executed for the construction of thirty-six more houses this year in Union Park. In Meridian Park fifteen new residences have already been completed this year, and a good many more will be built before the winter begins. One of the most striking points in the city for new buildings is Arlington hills. A whole village has been built on this hill. Across the country from Arlington hills to Dayton's bluff houses are going up with great rapidity, clear out on Seventh far beyond Fanguier street. The harvest works and the plow works are now no longer any distance from the city. Dayton's bluff has come to be a favorite place for residences, and of a much better class than those heretofore erected. Of business blocks there is no end. They are going up in all parts of the city, even on the outskirts. The population is gathering there the business houses, at first the small grocery on the corner and afterwards the more pretentious structures.

QUITE A CHANGE. The building on the southeast corner of Washaba and Fourth streets that has for many years had for a tenant the American Express company, is to be partially remodelled on the first floor, which is to be very much changed. It has been rented by A. J. Wampler, who proposes to put in two stories on Washaba street and two or three on Washaba, with a hall running parallel with Washaba.

THE RECORD. LAST WEEK'S TRANSFERS.

Table with columns: Day, No., Value. Monday 31 \$41,555; Tuesday 24 \$5,600; Wednesday 21 \$9,547; Thursday 19 48,395; Friday 23 45,465; Saturday 18 16,800; Total 129 \$252,622.

LAST WEEK'S PERMITS.

Table with columns: Day, No., Amts. Monday 8 \$4,100; Tuesday 24 25,560; Wednesday 13 27,250; Thursday 4 1,700; Friday 7 43,990; Saturday 5 8,430; Total 62 \$116,490.

YESTERDAY'S TRANSFERS.

Table with columns: Day, No., Value. Monday 21 \$11,555; Tuesday 24 25,560; Wednesday 13 27,250; Thursday 4 1,700; Friday 7 43,990; Saturday 5 8,430; Total 62 \$116,490.

Sweeney's add. \$450; Currie A Wright to John B Rossman, 118 S. 7, 14 and 15th blocks; West div. \$650; A S Weller to Charles W Emmert, 113 1/2 bl k 8, Clark's add. \$800; C A B Woodbury to C W Miller, 113 1/2 bl k 5, Nelson's add. \$1,000; Samuel H Clute to C W Miller, Clute bl k 1, 11th corner; James Kinney to J. P. Fifer, 11, 11th corner; H H Hitchcock's add. \$1,000; P H Thornton to Henry Sever, 6 1/2 bl k 1, 11th corner; W T St. Paul, 11th corner; Herman Geve to Otto Strassburg, 11, 11th corner; G L B. Brannon's add. \$2,500; W. S. Laid and Cottage company to William A Fitzer, 113 bl k 8, Prospect plateau. \$50; E H Bryant to Maurice Scanlon, 11, 11th corner; Woodbury Case's add. \$1,000; Peter Simour to Jacob Daffert, 11 26 bl k 3, subd of Weide & Dawson's garden lots. \$350; R. H. Bryant to Maurice Scanlon, 11, 11th corner; Woodbury Case's add. \$1,000; Peter Simour to Jacob Daffert, 11 26 bl k 3, subd of Weide & Dawson's garden lots. \$350; L D House to Philip Geib et al, 11, 11th corner; Harry Lewis to William A Fitzer, 113 1/2 bl k 16, Eastville Heights add. \$1,500; I V Heard to John C Graus, 1/2 of 11 1/2 bl k 10, 11th corner; Same to W W Bishop, 1/2 of 11 1/2 bl k 10, Como villas. \$1,750; I V D Heard to same, 1/2 of 11 1/2 bl k 10, Lake Como villas. \$1,750; Total. \$16,000.

BUILDING PERMITS. Andrew Johnson, stone foundation, n side Hudson st, bet Norway and Mendota sts. \$200; John Mattinson, 1-story frame shed, s side Rayne st, bet Hoffman and Marsha sts. \$20; A Elder, 1-story brick add, n side Ninth st, bet Canada and Wacouta sts. \$200; John O'Connor, temporary frame beer garden, s side Park st, bet N. Nichols and Starkey st. \$200; Chas Penning, 1-story frame dwelling s side Thonson st, bet 11th and 12th sts. \$200; V Picha, reshingling 1-story frame dwelling, n side Lisbon st, bet Garland and Lincoln sts. \$50; W N Davidson, arched, e side Jackson st, bet Tenth and Pearl sts. \$50; Neils Olsson 1 1/2-story frame kitchen, n side Thonson st, bet Weide and Arcadia sts. \$200; Total. \$1,420.

Eight permits; total cost. \$34,330.

REAL ESTATE FOR SALE.

J. W. Edsall's List.

Room 97, Basement of National German-American Bank, Corner of Fourth and Robert streets. \$5,500 WILL BUY A FINE RESIDENCE with improvements on Lexington avenue, very nice terms. J. W. Edsall, Room 97, National German-American bank, corner Fourth and Robert streets. \$6,500 WILL BUY 121 FEET BY 142 FEET corner with dwelling on Ashland avenue. J. W. Edsall, Room 97 National German-American bank. \$1,800 WILL BUY LOT ON LAUREL AVENUE. \$1,100 WILL BUY LOT ON HAGUE AVENUE, near Dale street. \$5,500 FOR TWO LOTS ON SUMMIT AVENUE. \$1,800 FOR LOT 60x150 FEET TO ALLEY on Martin street east of Western avenue. \$1,350 FOR LOT ON CORNER OF MARTIN street and Arundel street; good corner for business. \$7,500 FOR LOT ON ELLEN STREET, East Main street, J. W. Edsall, Room 97 National German-American bank building. \$1,000 FOR CORNER LOT WITH COFFEE table house, well, etc., on Thomas street. \$1,100 FOR HOUSE AND LOT ON KENT street. \$1,700 FOR HOUSE AND LOT ON ELLEN street, near Western avenue. \$1,700 FOR HOUSE AND LOT ON ST. ANTHONY street. \$4,500 FOR FINE RESIDENCE WITH modern improvements; new and handsome. J. W. Edsall, Room 97, National German-American bank building. \$1,900 FOR TWO LOTS ON COMO AVENUE; one a corner. \$3,500 AND UP FOR LOTS NEAR AND ADJACENT TO THE CITY. \$3,500 FOR LOTS NEAR AND ADJACENT TO THE CITY. \$1,300 FOR ONE ACRE AND HOUSE, ETC. \$8650 FOR SIXTY-FOOT LOTS ON CASE street, near Desoto and Burr streets. \$2,000 FOR FINE NEW HOUSE AND lot on Summit street, near West bluffs. \$1,000 FOR HOUSE AND LOTS ON ALL PARTS OF DAYTON'S bluff. \$80,000 FOR FINE CORNER LOT WITH RYAN hotel, near Robert street. \$3,000 FOR HOUSE AND LOT ON CANADA street. \$20,000 FINE BUSINESS LOT IN wholesale district. \$1,000 FOR HOUSE AND LOT ON SUSAN street, near Concord street. \$50,000 FOR BLOCK OF SEVEN LOTS on flats and near railroad. \$7,000 FOR HOUSE AND CORNER LOT on State street, near railroad. \$3,200 FOR HOUSE AND CORNER LOT on State street, near railroad. \$15,000 FOR SIX LOTS, WITH HOUSES, etc., on State street, near Fairfield avenue. \$25,000 FOR BLOCK OF SIXTEEN LOTS with dwellings, etc.; fine view of city. \$1,000 FOR LOT CORNERING AND FACING Union Park. \$1,000 FOR LOTS AND HOUSES AND YACANT lots on the following streets, at prices from \$150 up to \$1,000: Lexington, Constance, Florida, State and Robertson streets, Indiana and Fairfield avenues, Alabama and Prices streets, Belmont Park, etc. on Dakota street, West St. Paul. For full particulars and prices call at my office, Room 97, National German-American bank, corner Fourth and Robert streets. J. W. Edsall.

WEST ST. PAUL LIST.

\$2,500 FOR HOUSE AND LOT ON SUSAN street, near Concord street. \$50,000 FOR BLOCK OF SEVEN LOTS on flats and near railroad. \$7,000 FOR HOUSE AND CORNER LOT on State street, near railroad. \$3,200 FOR HOUSE AND CORNER LOT on State street, near railroad. \$15,000 FOR SIX LOTS, WITH HOUSES, etc., on State street, near Fairfield avenue. \$25,000 FOR BLOCK OF SIXTEEN LOTS with dwellings, etc.; fine view of city. \$1,000 FOR LOT CORNERING AND FACING Union Park. \$1,000 FOR LOTS AND HOUSES AND YACANT lots on the following streets, at prices from \$150 up to \$1,000: Lexington, Constance, Florida, State and Robertson streets, Indiana and Fairfield avenues, Alabama and Prices streets, Belmont Park, etc. on Dakota street, West St. Paul. For full particulars and prices call at my office, Room 97, National German-American bank, corner Fourth and Robert streets. J. W. Edsall.

McClung, McMurrin & Curry's List.

A CHANCE FOR EVERY MAN TO GET A home, also to make money on real estate. I have for sale at auction prices, cash and time, or on monthly payments, a large lot of houses and lots on the West side of the city. You can get a home for the rent you are paying if you will call and see us. We pride to see property. We have a large lot of houses and lots on the West side of the city. You can get a home for the rent you are paying if you will call and see us. We pride to see property. We have a large lot of houses and lots on the West side of the city. You can get a home for the rent you are paying if you will call and see us. We pride to see property.

A. E. & C. W. Clark's List.

\$1,525 NICE SEVEN-ROOM HOUSE ON Lexington street, near 11th and 12th sts. \$575 LOT ON MARTIN STREET, BETWEEN Mackubin and Kent, Clark's. \$600 CHOICE LOTS IN SUMMIT PARK, THIS side of Victoria street, on monthly payments. \$1 ACRE LOTS NORTH OF CITY, \$150 PER acre on monthly payments. Clark's. \$2,600 HOUSE AND LOT ON DAYTON'S bluff, near Bates avenue. Clark's. \$400 CHOICE LOTS ON YORK AND WELLS streets. \$25 down and \$10 per month. Clark's.

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J. C. Cabanne's List.

\$50 DOWN BUYS GOOD HOUSE AND LOT near Manitoba shops, balance \$1250 per month without interest on principal; price \$1,300. J. C. Cabanne, corner Fourth and Washaba. \$1,100 BUYS GOOD SIX-ROOM HOUSE AND lot. J. C. Cabanne. \$20 FINE BUSINESS LOTS ON EAST VENE street below a bargain. J. C. Cabanne. \$20 FINE BUSINESS LOTS ON EAST VENE street below a bargain. J. C. Cabanne. \$20 FINE BUSINESS LOTS ON EAST VENE street below a bargain. J. C. Cabanne.

REAL ESTATE FOR SALE.

DAVIS & BROWN'S LIST. \$2,500 PER ACRE FOR 33 ACRES TRACT BEARING THE NAMES, DAVIS & BROWN. \$2,200 PER ACRE FOR 22 ACRES TRACT BEARING THE NAMES, DAVIS & BROWN. \$2,600 PER ACRE FOR 26 ACRES ON MISSISSIPPI STREET. DAVIS & BROWN. \$800 PER ACRE FOR 8 ACRES ON UNIVERSITY STREET. DAVIS & BROWN. \$2,800 TWO GOOD HOUSES AND ONE acre of ground on Dayton's bluff. DAVIS & BROWN. \$1,800 GOOD SIX-ROOM HOUSES AND FINE lot on Western avenue. DAVIS & BROWN. \$2,600 FOR FINE LOT AND TWO NEW BARNs respectively, on Ellen street; this is a bargain; easy payments. DAVIS & BROWN. \$1,600 FOR GOOD SIX-ROOM HOUSE, near Mackubin street. DAVIS & BROWN. \$2,800 FOR CORNER LOT 50x50 FEET ON Sherman street, near Pleasant avenue. DAVIS & BROWN. \$1,800 FOR GOOD SOUTH FRONT LOTS ON Sully avenue near Mackubin street. DAVIS & BROWN. \$2,000 FOR TWENTY ACRES OF GOOD cropland land on White Bear Lake road. DAVIS & BROWN. \$1,300 NINE FIVE-ROOM HOUSE ON Arundel street—very easy payments. DAVIS & BROWN. \$1,950 FOR BEAUTIFUL LOTS ON DAYTON AVENUE, near Kent street. DAVIS & BROWN. \$3,200 LOT 40x125 FEET TO ALLEY, ON DAYTON AVENUE, near Kent street. DAVIS & BROWN. \$1,600 FOR BEAUTIFUL LOT ON IGLETT street, near Pleasant avenue. DAVIS & BROWN. \$4,100 60x126 FEET ON VEGAS AVENUE, north side, near Sherman street. DAVIS & BROWN. \$1,500 BEAUTIFUL LOT ON IGLETT street, near Farrington avenue. DAVIS & BROWN. \$4,600 FOR HANDSOME NEW HOUSE and good lot on Maria avenue, near West bluffs. This property is worth \$6,000. DAVIS & BROWN. \$700 PER ACRE FOR 8-ACRE TRACT ON Dale street, near Como. DAVIS & BROWN.

SOMERS & FULLER'S LIST. \$150 PER LOT EASTVILLE HEIGHTS, AND THREE TRUCKS AND EASY TERMS. \$250 CHEROKEE AVENUE; GOOD ROAD to property; desirable lots. \$250 EAST TERMS—LOTS IN COOPER'S addition, near Mississippi street. \$250 PAYMENTS MADE BY CASH ADDITION, ON DAYTON AVENUE, near Kent street. \$275 LOTS, BLOCK A, 1/2 ACRE ADDITION No. 2. \$300 NICE LOT ON JESSAMINE STREET, near West bluffs. \$350 LOTS NEAR WEST SEVENTH STREET ON DAYTON AVENUE. \$375 EACH—FINE LOTS IN BLOCK 13, Woodbury & Case's addition. \$475 LOTS IN ARRLINGTON HILLS, NEAR West bluffs. \$500 LOTS ON OMAHA AVENUE, WEST of Milton street; easy terms. \$500 LOT 1, BLOCK 2, FULLER'S ADDITION ON Byron street. \$700 LOTS ON GOODRICH AVENUE, WEST of Victoria; easy terms. \$700 LOTS NEAR STATE STREET, WEST of St. Paul. \$725 CASH—5 FEET ON FULLER, CLOSE to Rice street. \$750 LOT ON MARTIN, HALFWAY BETWEEN Kent and Dale streets. \$800 LOTS ON CHERRY, CHELSEA AND EDWARDS STREETS, near Van Gilder. \$800 LOTS FRONTING UNIVERSITY AVENUE, WEST of Dale street. \$825 CORNER LOT, NININGER & DONNELLY's addition; beautiful location. \$850 CORNER LOT, ON FULLER street, near Western avenue. \$850 LOT ON CONCORD STREET, PROSPECT plateau, West side. \$900 CORNER LOT, PALACE ADDITION; level and right for grade. \$1,000 BEAUTIFUL LOT ON CARROLL, east of Dale street. \$1,050 CASH—LOT ON RICE STREET, near Manitoba avenue. \$1,100 CASH—LOT ON GRAND AVENUE near Victoria street. \$1,200 LOT ON DAYTON AVENUE NEAR Miller street; fine location. \$1,500 VIOLA STREET, NEAR RICE; LOT filled up to grade. \$1,700 LOT 22x125 ON SELBY AVENUE, near West bluffs. \$1,800 TERRY'S ADDITION, DAYTON'S bluff; 3 lots in block 1. \$1,900 FINE LOT ON GRAND AVENUE, near Oakland street. \$2,000 THREE LOTS IN BLOCK 110 WEST St. Paul Proper. \$2,000 WHOLE BLOCK SUBURBAN hills; will make 10 lots. \$2,300 WOODLAND PARK; BEAUTIFUL lot on Holly avenue. \$2,800 TWO FINE LOTS ON PORTLAND AVENUE; one a corner. \$2,800 TWO LOTS ON MARSHALL AVENUE, near West bluffs. \$3,000 TWO LOTS ONLY 150 FEET FROM West bluffs. \$3,000 HOUSE AND LOT ON OAK, EAST of Ramsey street. \$3,000 150 FEET ON COLORADO, CORNER of Clinton avenue. \$3,200 TWO RIGHTLY LOTS ON PROSPECT terrace, West side. \$4,200 50x145 FEET AND THREE HOUSES, Fanguier near Payne avenue. \$5,000 BUELL & MACKUBIN'S OUTLOTS, east half block 11. \$8,000 UPPER THIRD STREET, 30 FEET wide. \$11,000 GREAT BARGAIN IN BUSINESS PROPERTY ON ST. PETER STREET. \$12,000 TEN ACRES NEAR RICE STREET AND Northern Pacific. REMEMBER OUR LOCATION, SOMERS & FULLER, 65 East Third street.

FARWELL & CO.'S LIST. \$3,600 BUYS A NEW EIGHT-ROOM HOUSE with improvements on St. Anthony hill, \$3,600 in St. Paul for the money. Farwell & Co., 319 Jackson street. \$2,300 WILL BUY ONE OF THE BEST small modern houses, Farwell & Co., 319 Jackson street. \$1,350 WILL BUY A FINE SIXTY-FOOT lot on Terrace Park addition; fine lot in St. Paul for the money. Farwell & Co., 319 Jackson street. \$1,200 TAKES A FINE ONE BLOCK FRONT on East bluffs. Farwell & Co., 319 Jackson street. \$750 BUYS A NEW HOUSE AND LOT IN Arlington Hills; come quick if you can't wait. Farwell & Co., 319 Jackson street. \$1,200 WILL BUY A FINE CORNER LOT on Marshall avenue; terms to suit. Farwell & Co., 319 Jackson street. \$1,300 WILL BUY A HANDSOME COTTAGE; five rooms, well watered, near street cars. Only \$500 cash, balance of water. Farwell & Co., 319 Jackson street. \$3,500 WILL BUY A FINE HOUSE ON St. Anthony hill, one block from Summit avenue. If you want a fine house for a little money, don't fail to look this up. Farwell & Co., 319 Jackson street. \$2,700 WILL BUY A FINE BUSINESS lot on Fifth street. This property must be sold in the next ten days. This property must be sold at least \$5,000. Farwell & Co., 319 Jackson street. \$3,500 WILL BUY A FINE NEW HOUSE one block from West Seventh street or will exchange for a farm or vacant lots. Farwell & Co., 319 Jackson street. \$3,000 WILL BUY A NEW EIGHT-ROOM house on Burr street. Farwell & Co., 319 Jackson street. \$2,700 WILL BUY A FINE BUSINESS lot on Fifth street. This property must be sold in the next ten days. This property must be sold at least \$5,000. Farwell & Co., 319 Jackson street. \$3,500 WILL BUY A FINE NEW HOUSE one block from West Seventh street or will exchange for a farm or vacant lots. Farwell & Co., 319 Jackson street. \$3,000 WILL BUY A NEW EIGHT-ROOM house on Burr street. 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