CITY REAL ESTATE.

$1000. A GIVEAWAY; CORNER LOT 75x100; 100 in South San Francisco; well situated. G. H. UMBSEN & CO., 14 Montgomery street. se7 SuTuTh 3t

$6250. 2 NEW FLATS OF 4 AND 5 ROOMS and bath each; bay-windows, laundry, brick foundations, etc.; lot 25x100; street work complete; Bartlett st., near 21st. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$3150. BAY-WINDOW COTTAGE OF 5 rooms and bath; brick foundations, etc.; lot 25x122½; on Parker ave., near Geary st. G. H. UMBSEN & CO., 14 Montgomery st. 7 SuTuTh 3t

$5250. 2 NEW ELEGANT FLATS OF 5 AND 6 rooms and bath each; bay-windows, brick foundations, etc.; all modern improvements; street accepted by the city; rents $45 per month; patent stone sidewalks; 18th st., near Castro; lot 25x100. G. H. UMBSEN & CO., 14 Montgomery street.

$2650. LOT 25x90, ON BARTLETT ST., near 21st; ready for building. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$1000 29TH ST., NEAR SANCHEZ; LOT 25x114. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$63,000. 2 BRICK AND IRON BUILDINGS; 1 3-story and 1 4-story; lot 45:8x68:9; rents $465; near Kearny st. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$2000. LOT 27:6x125, ON DIAMOND ST., near 19th. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$8000. 2-STORY AND BASEMENT HOUSE on Natoma st., near 5th; rents $68 per month; stable for 12 horses; lot 25:10x90. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$7750. COR. McALLISTER AND LYON; lot 56:3x100 in subdivisions. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh

$6750. LOT ST., NEAR McALLISTER; 2-story house in 3 flats; bay windows; brick foundations, etc.; rents $60; lot 27x86:9. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$10,600. WEBSTER ST., NEAR FULTON; fine Eastlake residence of 12 rooms and bath servant's room, etc.; laundry; brick foundations; lot 41x82. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$7000. PINE ST., NEAR POLK; a 2-story and cottage; lot 25x120 to Austin st. G. H. UMBSEN & CO., 14 Montgomery st. seTSuTh

$1900. COR. 7TH AVE. AND C ST.; LOT 25x115. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$4250. STEVENSON ST., NEAR 18TH; house of 12 rooms in 4 tenements; rents $42; lot 25x80. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh

$6500. HOWARD ST., NEAR 21ST.; LOT 25x90. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh

$15,000. NICE RESIDENCE OF 12 ROOMS and bath; stone walk, brick foundations, etc.; lot 25x137:6; Jones st., near Jones. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh

$5500. STEVENSON ST., NEAR 19TH; 2 new flats of 5 and 6 rooms and bath each; laundry, bay-windows, brick foundations, etc.; rents $45; lot 25x80. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$3000. 2-STORY HOUSE IN STORE AND flat and lot, 25x101:8; N. line of 29th st., near Sanchez. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$1300. A BARGAIN; LOT 25x90, ON THE sunny side of 23d st., near Vicksburg; ready for building. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$2000. LOT 24x83, ON EUREKA ST., NEAR 18th. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$3300. NEW BAY-WINDOW COTTAGE OF 4 rooms and bath; brick foundations; 12 feet high basement; rents $20 per month; lot 25x137:6; Greenwich, near Laguna st. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$20,000. COR. ON HARRISON, NEAR 6TH; lot 50x75; improvements; rent 55x75; rents $155 per month. G. H. UMBSEN & CO., 14 Montgomery st se7 SuSuTh 3t

$6000. PLEASANT, NEAR TAYLOR; 2 FINE new bay-window flats of 5 and 6 rooms and bath each; brick foundations, etc.; lot 25x60; rent $52 50. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$12,000. STOCKTON, NEAR WASHINGTON; 3-story and basement house; rents $90; leased at $100 per month; lot 25x125. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$12,000. CALIFORNIA ST., NEAR DUPONT; fine bay-window improvements, 14 rooms, rents $90; to be rented furnished for $150 per month; lot 40x125. G. H. UMBSEN & CO., 14 Montgomery st. se7 SuTuTh 3t

$3,500—Jones st., near Sutter; 2 bay-window houses rented for $60; lot 25x137:6.

$15,000—McAllister st., near Gough, bay-window improvements; store and flat above; also house in rear; lot 27:6x137:6.

$9000—Howard st., near 17th; fine bay-window residence, 10 rooms, bath, basement, etc.; lot 25x137:6.

$9000—O'Farrell st., near Scott; old improvements; rents $25; 81x137:6.

$6750—Hall block from Howard-street cable; 3 fine bay-window flats; rents $65; 25x122:6.

$8500—Scott st., near Geary; elegant bay-window residence; 10 rooms, bath, basement, etc.; 25x87:6.

$7000—Powell, near Montgomery ave.; 2-story and flat; lot 25x70 to rear street.

$6500—Steiner st., near Sutter; 2 good flats; rent $55; lot 25x137:6.

$6000—Powell st., near Sacramento; fine 3-story bay-window house of 3 flats; rents $55; lot 23x69; a bargain.

$6000—O'Farrell st., near Pierce; bay-window house of 6 rooms and bath; lot 25x100.

$5200—Howard st., near 21st; new; 6 room and bath cottage; also basement and stable; lot 30x122:6; cheap.

$4250—Diamond, near 19th, one block from Castro cable; 2 bay-window flats, 5 rooms and bath each; rent $35; lot 25x125.

$3000—Broadway, near Hyde; half block from cable; 7 rooms; for 2 families; $30.

$2900—Baker st., near Sutter; cosy cottage, 4 rooms, basement, etc.; lot 25:6x75.

$2800—Harrison st., near Union-st. cars; cottage, 4 rooms, bath, basement and stable; 25x75; cheap.

$2600—Scott st., near Ellis-st. cable; modern cottage, 5 rooms; lot 25x90; cheap.

L. OESTERREICHER, Real Estate Agent, 503 California st. au8 1t Fr Su

$12,000. CALIFORNIA ST., NEAR DUPONT; fine bay-window improvements, 14 rooms; rents $90; lot 40x125.

$15,000—McAllister st., near Gough; bay-window improvements; store and flat; also house facing rear street; lot 27:6x137:6.

$9000—O'Farrell, near Scott; old improvements and large lot 81x137:6.

$8750—Shotwell, near 17th; 3 fine bay-window flats; new; rent $65; lot 25x122:6; cheap.

$5000—Scott st., near Geary; fine bay-window residence; 10 rooms, bath, servant's room, etc.; 25x87:6.

$5000—Powell, near Montgomery ave.; store and wine cellar, and 6 rooms and bath above; well rented; lot 25x70, to rear street; for a short time only at this price.

$5000—Steiner st., near Sutter; 2 good flats; rent $55; cement sidewalk; brick foundation, etc.; 25x110.

$6000—Powell, near Clay; bay-window, of 3 flats; rent $55; lot 25x80.

$3650—Scott st, near Ellis; neat cottage 5 rooms and basement; lot 25x120.

$1900—Olive court, near Union and Laguna; neat cottage 5 rooms, bath; basement; stable, etc. 25x75. L. OESTERREICHER, real estate agent, 503 California st. se7 2t SuWe

$2500. UNION ST., NEAR HYDE; 2-STORY house, for 2 tenants; 6 rooms and bath; rent $30; cable-cars pass the door; cheap. L. OESTERREICHER, 503 California st. se7 SuWe 2t

$5200. HOWARD ST., NEAR 21ST; NEAT and shed in rear; 30x122:6; lot alone worth the money. L. OESTERREICHER, 503 California street. se7 SuWe 2t

$4250. DIAMOND ST., NEAR 19TH, 1 BLOCK from Castro cable; new house, 2 flats 5 rooms and bath each; lot 25x125. L. OESTERREICHER, 503 California st. se7 SuWe 2t

$4650. MINNA ST., NEAR 10TH; GOOD improvements; 2 flats 6 rooms and bath each; rent $42 50; lot 26x80; cheap. L. OESTERREICHER, 503 California st. se7 SuWe 2t

$6000. 25x100; CHENERY, NEAR MIGUEL; $500—$25x100; cor. Laidley and Miguel; installments.

$700—26x100; 20th ave., near California.

$900—25x92; 17th st., near Mara.

$1000—25x87:6 and 104:3; 17th st., through to Mars; 2 frontages.

$1600—125x100; Lisbon st., near Brazil; all level; near Mission st.

$1800—25x83:6; Alpine st., near Ridley; elegant view of city and bay.

$2250—25x137:6; Carl st., near Stanyan; fine view of Golden Gate Park and city.

$5500—25x75. L. 25x35; Brosnan st., near Valencia; 2-story house, 7 rooms; arranged in two tenements.

$6250—27:6x100; 16th st., bet. Market and Castro; nearly new modern house, 7 rooms and bath; all conveniences; a pretty home.

$7000—25x75; sunny side Shipley st., near 5th; front and rear; house in good order; rents $75; investment; street paved.

$4250—25x80; Langton st., near Howard; 2 nice flats; rents $30; can be raised to $40.

$3500—25x90; fine place, off Folsom st., near Fremont; old house; rents $16.

$10,500—25x90; 6th st., near Harrison; old improvements; rents $60; a good investment.

$22,500—40x100; left; Van Ness ave., near Eddy st.; elegant mansion; cost over $15,000; will soon be business property.

$35,000—4x75; Fillmore st corner; right in the heart of the business district; 1-story improvements; should be built higher.

$42,000—5x137:6; L. 20x22:6; corner on 7th st., 1 block from Market; 3-story building; rents $200, could be increased to $250 or more; large lot; vacant. MIDDLETON & SHARON, Real Estate Agents and Auctioneers, 22 Montgomery street. se7 3t SuTuTh

PARK PROPERTY—LOTS NEAR MARKET-st., extension; cheapest in market..... $125
6 lots on 20th ave..... 1000
Lots in blocks 982 and 986, each..... 150
2 lots on 18th ave. and M st..... 500
4 lots, including cor. 31st ave..... 1600
2 lots on 23d ave., near California st..... 600
2 lots on 5th ave., near California st..... 950
½ block near Ocean House..... 2500
1 block near Lake Park..... 5000
Many other good trades in park property not advertised. FRANK COLLINS & CO., 930 Market street.

$8500. REDUCED TO SELL AT ONCE; DESIRable investment; cor. on California st., west of Kearny; substantial brick building in good repair; will rent readily for $80 per month; this price includes the furniture and carpets. FRANK COLLINS & CO., 930 Market st. se7 7t

$55,000. INVESTMENT AND SPECULATIVE property on Market street; 155 feet frontage; this property will double in two years. FRANK COLLINS & CO., 930 Market. se7 7t

$700 ONLY—DOUBLE LOT, 50x70, 1 BLOCK from Cortland-ave School; very cheap. W. B. MARSHUTZ & CO., 630 Market st., rear office. se7 SuWe 2t

$750. FINE BUILDING-LOT; COOK ST., few steps from Geary; size 25x120. W. B. MARSHUTZ & CO., 630 Market st. se7 SuWe 2t

$1100. HOUSE 4 ROOMS; OCEAN HOUSE road; lot 60x60. W. B. MARSHUTZ & CO., 630 Market st. se7 SuWe 2t

$1500. ELEGANT LOTS ON ASHBURY Heights; streets graded, macadamized; cement sidewalk; lots in block above held at $1800. W. B. MARSHUTZ & CO., 630 Market street. se7 SuWe 2t

$2800. BRIGHT SUNNY COTTAGE; 4 rooms, bath; stable; 21st; corner lot 25x100. W. B. MARSHUTZ & CO., 630 Market street. se7 SuWe 2t

$3250. NICE PAIR FLATS NEAR SIXTH st.; steady tenants; income $32; lot 25x80. W. B. MARSHUTZ & CO., 630 Market street. se7 SuWe 2t

$4750. GOOD HOUSE 9 ROOMS; 2 FLATS well rented; Natoma, near Sixth. W. B. MARSHUTZ & CO., 630 Market st. se7 SuWe 2t

$8000. SPLENDID INVESTMENT NEAR Howard and Sixth; 2 houses, 18 rooms and bath, and rear house; rents $72; must be sold; call and see us. W. B. MARSHUTZ & CO., 630 Market st. se7 SuWe 2t

15,000. ELEGANT HOME; 12 ROOMS AND bath; brick foundation; steam heaters; stone sidewalk; sunny side street; near cable cars; lot 25x137:6. W. B. MARSHUTZ & CO., 630 Market st. se7 SuWe 2t

CITY REAL ESTATE.

MADISON & BURKE, REAL ESTATE AGENTS (Established 1858), 401 and 403 Montgomery.

IMPROVED PROPERTY.

Two residences just completed; finished in the very best manner; contain 13 rooms and baths; Buchanan st., near Pacific ave.; price $16,000; lot 32x100:6; easy terms.

$12,500—Pacific st., near Sansome; 3-story and basement; brick; well rented; lot 25:10x88:9.

$15,000—Valencia st., cor. of 25th; building containing 3 stores and flat; lot 55 feet front.

$16,250—Jones st., near Golden Gate ave.; house of 10 rooms; lot 25x82:6.

Larkin st., nr. Clay; double house; rents $95; in perfect order; 37:8x112:6; street accepted; only $14,000.

Capp st.; business corner; 2 stores; 3 flats; paying 10 per cent; buildings just finished; price $16,000.

$7500—Flats, renting for $65, on Shotwell st., near 22d; modern in every respect; lot 28:7x122:6.

$7500—Sutter-st. flats, near Steiner st.; paying good interest; lot 27:6x137:6.

$9000—Perry st., near 3d; 2 houses; rents $40; lot 25x80.

$8500—Sutter st., N. side, near Scott; 9 rooms and bath; nearly new; 33x100.

$7000—Pine st., NW. cor. Webster; house 6 rooms and bath; lot 27x87:6.

$7000—Sacramento st., nr. Baker; 9 rooms and bath, stable; lot 25x137:6.

$5500—Leavenworth st., cor. of Lombard; grand marine view; 8 large rooms and bath; lot 40x112:6.

VACANT PROPERTY.

$6250—9th st.; corner, near Harrison; 25x85.
$5400—Page st., cor. Lyon; 35x100.
$8800—Pacific st., near Scott; 88x120.
$5000—Dolores st., near 24th; 50x135.
$7500—Shotwell st., cor. 23d; 60x122:6.
$4000—24th st., NE. Vicksburg; 50x114.
$2750—Filbert st., near Baker; 25x137:6.
$3250—Vermont st., cor. Mariposa; 100x100; only $500 cash.
$2000—Leavenworth st., near Lombard; 25x110.
$2500—Lyon st., near Hayes; 25x122:6.
$1000—Jersey st., near Castro; 25x114.
$850—29th st., near Sanchez; 25x114:6.
MADISON & BURKE, 401 and 403 Montgomery street. 1t

FOR SALE—BY VON RHEIN & CO., 524 California st., above Montgomery. Offers always respectfully considered.

FOR SALE IMPROVED.

68:9x137:6—Sutter, near Gough; rents $200.
55x100—A Mission-st. corner; rents $218.
50x75—4th, near Bryant; rents $182.
75x100—Valencia, near 19th; 4 stores and flats.
70x108—Clay, near Kearny; rents $600; $65,000.
35x80—Fell, near Webster; $4500.
Howard-st. corner; rents $180.
75x125—6th-st. corner; rents $350.
25x130—6th, near Bryant; all rented.
30x80—Mission and Willow; rents $80.
104x45—Folsom-st. corner; rents $264.
25x175—San Jose ave., near 24th st.; rents $100.
27:6x87:6—California st., near Polk; rents $90.
40x77:6—Cor. Pine and Quincy place; 4 houses.
36x80—California, near Larkin; 21 rooms.
28x60—Broadway, near Dupont; rents $104.
25x50—Sansome, opp. U. S. Appraisers' Building.
28x137:6—Clay, near Mason; fine double house.
13x66—Green, near Powell; cheap.
55x110—17th, near Valencia; good house.
27:6x100—Cor. Jackson and Broderick; residence.
27x87:6—Laguna, near Jackson; rents $43.
52x75—Cor. Brannan and Ritch; stores and flats.
25x112:6—Harrison, near 24th; fine dwelling.
25x90—Cor. Folsom and Fifth; 8 rooms and bath.
57:6x87:6—Jackson and Virginia; rents $125.
45:10x137:6—Francisco, nr. Stockton; rents $80.
22:8x100—Pacific, near Jones; examine.
28x62:6—Cor. Geary and William; rents $140.
25:8x115—Dorland, near Dolores; cheap.
40x150—17th, near Noe; nice home.
20x85, with L 20x30—Howard; rents 100.
23:6x100—Mission, near 16th; rents $65.
25x114—Army, near Dolores; rents $22 50.
32x117 to Fair Oaks, near 24th st.; small house.
25x100—Chattanooga, near 23d; 5 rooms and bath.
23x122:6—Shotwell st., near 22d; cheap.
60x122:6—Folsom st., near 22d; 11 rooms; bath.
50x115—Dorland st., near Guerrero; cheap.
25x125—Sac. st., near Hyde; a bargain.
40x75—Cor. of Bryant, near 4th; rents $128 50.
25x75—Park ave., near Bryant st.; 3 flats; rents for $44.
23x90—Kisling st., near 12th; 3 flats; rents $64 50.
25x75—Ritch, near Brannan; rents $45.
25x75—Gilbert st., near Brannan; rents $25.
25x80—Gilbert, near Bryant; rents $33.
16:8x75—Shipley, near 6th; rents $39.
25x50—Alta, near Montgomery; rents $16.
25:5x114—Clipper, near Church; 6 rooms; bath.
45x80—Minna st., near 6th; rents $65.
25x75—Tehama, near 5th; rents $58.
50x80—Tehama, near 8th; rents $45.
100x125—4 lots in Silver Terrace Homestead.
5 acres, Park Station, Alameda.

FOR SALE UNIMPROVED IN LOTS TO SUIT.

68:9x137:6—California, near Taylor.
37:6x137:6—Oak, close to Stanyan.
Lots on Pacific Heights; only a few left.
100x100—Cor. Hyde and Bluxome.
50x100—Fillmore, near Bush; business.
25x137:6—N. line Page, near Cayuga; choice.
27:6x75—Cor. Sacramento and Laurel.
25x100—McAllister, near Willard; $900.
137:6x137:6—Chestnut, near Larkin; in 5 lots.
27:6x87:6—Cor. Jones and Chestnut, 1 lot.
90x90—Cor. Stockton and Dupont.
30x122:6—Mission, nr. Castro, bet. 20th and 21st; 3 lots; cash or installments.
28:8x115—Howard, nr. 20th; 3 lots cheap.
40x120—San Jose ave., nr. 24th st.; choice.
25x100—26th, nr. Florida; cheap.
100x114—Cor. Bryant and Cumberland; cheap.
25x100—Cor. Diamond and 19th; for store and flat.
110x115—Cor. Diamond and 23d.
75x114—26th, nr. Church; in 3 lots.
75x100—Cor. 26th and Alabama sts.; a good buy.
26x114—20th, nr. Dolores; cheap.
50x114—Liberty, near Church; nice lot.
100x80—Cor. Castro and Clipper sts.; examine.
26:8x114—Elizabeth, nr. Douglas.
75x100—Cor. Santa Clara and Florida; in lots.
100x100—Dolores and Bosworth; Romain; fine view.
150x115—Cor. Roanoke and Bemis.
53:4x100—Cor. Point Lobos ave. and Boyce st.
Lots 25x100, in Sunnyside Homestead Tract.
120x 74:5—Cor. 8 and 31st ave.; $8700; 7 lots.
50x100—Missouri, nr. Mariposa; 100x100; only $500 cash.
Excelsior Homestead—
Lot 18, Block 11, Flint Tract.
Lot 22, Block 8, College Homestead.
Lots south of Excelsior.
Lots in Silver Terrace Homestead Association.
Lot in Bernal Heights.
O. F. VON RHEIN & CO., 524 California st. se7 13t SuWe

A 30-FT. CORNER ON PINE ST., IN THE WESTern addition; sunny side of street; just the lot to build 3 elegant flats on; $4000. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr

BAKER, BET. WASHINGTON AND JACKSON; 3-bay-window; 6 rooms and bath; nice yard; only $6000. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

BAKER ST., NEAR WASHINGTON; ELEGANT new flats; $8500. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

BUSH ST., BET. POWELL AND MASON; TWO-story and basement house, offering good income; 12 rooms; bath; price $8500; $3000 cash only; balance at 7 per cent. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

CALIFORNIA-ST. CORNER; 55x137, WITH AN old, cosy fine home; room for several flats; improvements on place are worth $10,000; place in first-class repair throughout; will be sold at less than actual value if taken soon. C. E. MAYNE & CO., 322 Montgomery st. se7SuWeFr 3t

DEVISADERO ST.; FINE LOT CHEAP; NEAR Golden Gate ave. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

GOLDEN GATE VALLEY; ENTIRE HOUSE and stable; lot 52x100. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

EIGHTH AVE., FINE LOT, AT ENTRANCE to Golden Gate Park; cheap for cash; graded and sidewalked. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

EIGHTH AVE., NEAR C ST., ALL GRADED AND macadamized; the view of Golden Gate Park; only $1500. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

FIRST AVE., NEAR CLAY—VIEW OF THE Park and ocean; $1750 cash. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

FOLSOM ST.; INVESTMENT PROPERTY; 2 stores and 6 houses, bringing good income; must sell; call for partners at office. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

FULTON ST., BET. WEBSTER AND FILLMORE; 2 fine flats; always rented; $8500; full-sized lot. C. E. MAYNE & CO., 322 Montgomery. se7 SuWeFr

NORTH BEACH INCOME PROPERTY—4 FLATS at $9000; renting for $70 per month; this bargain speaks for itself. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

MISSION—CUMBERLAND ST., BET. GUERRERO and Dolores, 19th and 20th; the cream of Mission property; capital of 6 rooms and bath; lot 25x114; $2600, part cash. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

DIAMOND ST., NEAR ELIZABETH; 50x125; commanding a most beautiful view; the cheapest in the block; 1 block from Castro-street cable. C. E. MAYNE & CO., 322 Montgomery street. se7 3t SuWeFr

A SNAP; MINNA ST., BET. 3D AND 4TH; 3-story house, renting for $50 a month, only $6500; part cash and balance in monthly payments; for a few days only. C. E. MAYNE & CO., 322 Montgomery st. se7 3tSuWeFr

SOUTH OF THE PARK; 9 LOTS; 2 LARGE CORners; $1,400; $300 cash, balance in monthly payments of $30, without interest. C. E. MAYNE & CO., 322 Montgomery st. se7 3tSuWeFr

FLATS; 18TH ST., NEAR MARKET; 2 MODERN flats, 5 and 6 rooms; latest improvements; rents for $45; only $4500; half cash. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

18TH ST., CLOSE TO MARKET; 4-ROOM COTtage; all modern improvements; full-sized lot; and only $2400 cash. C. E. MAYNE & CO., 322 Montgomery st. se7 3t SuWeFr

OCEAN VIEW—WITHIN A BLOCK OF THE depot; 8 lots; only $1000 cash. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

FOLSOM ST., NEAR 4TH; LARGE 10-ROOM house; $5000; rents to pay $100 per month. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

GROVE ST.; 2 FINE NEW FLATS; VERY cheap for cash; $6600; rents $50. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

GUERRERO ST. BET. 22D AND 23D; SIX-room cottage and basement; $4700, and lot 30:8x117:6; the cheapest piece of residence property in the Mission. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

HOLLY PARK; 2 FINE LOTS NR. THE PARK, commanding superb view; must be sold at once; offer wanted. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

MASON ST., NR. MONTGOMERY AVE.; HERE is a bargain; 3 fine flats; renting for $70; only $8000 cash. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

PACIFIC AVE.; LARGE LOT, FULL DEPTH; fine marine view; front and rear house; renting for $80 per month; only $12,000. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

PAGE ST., NR. LYON; ELEGANT NEW FLATS; latest and all modern improvements; leased for a term of 2 years to good tenants; a fine investment. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

RUSSELL ST., BET. HYDE AND LARKIN; TWO-story bay-window house of 7 rooms; price $2000; terms extremely easy. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

SACRAMENTO ST., NR. WEBSTER, 2-STORY 8-room house; only $7000; large lot. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

SANCHEZ ST., COR. DAY; 2 FINE LARGE LOTS, 25 x 77:14 each; very cheap. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

28TH ST., BET. SANCHEZ & NOE; NICE NEW 8 cottage of 5 rooms and basement; only $2300. C. E. MAYNE & CO., 322 Montgomery st. 7 SuWeFr 3

26TH ST.; 7-ROOM COTTAGE, NR. VALENCIA st.; 2 lots; only $2000 cash down. C. E. MAYNE & CO., 322 Montgomery street. se7 SuWeFr 3t

ELEGANT 3-STORY HOUSE OF 11 ROOMS AND bath; completely furnished throughout; close to Golden Gate Park; only one block; on the 15th inst. on account of the departure of owner for the East; bed-rock price to the right party, and only 1/2 cash down, balance on easy terms; a splendid bargain for one seeking a fine home; SW. cor. Turk and Seymour sts.; house open after 2 P. M. each day. C. E. MAYNE & CO., 322 Market st. se7 SuWeFr 3t

WASHINGTON ST., NR. MAPLE; ONE OF those elegant Presidio Heights lots, large size and commanding fine view; only $2500 cash. C. E. MAYNE & CO., 322 Montgomery st. se7 SuWeFr 3t

$80 PER FOOT; 82x200 ON THE BEST block of Castro st. 612 Castro st. se2 7t*

CITY REAL ESTATE.

DOWNEY & GAMBS, REAL ESTATE AGENTS, 318 Montgomery st.

$12,000—Sutter st., corner lot, Union and Octavia; 110x109:6; ready for building.

Reduced to $5500; Fulton st., near Gough; fine lot, 27:6x120 to rear street; old improvements; rents nominal.

$4500—Clementina st., near 4th; 25x80; well rented.

$27,500—Rents $187 50; brick building; lot 50x80 to rear street; Stockton st., near Pacific; stores and dwellings; tenant in house 13 years.

$11,000—Large building and corner lot 60x101; Folsom st., near 16th; rents $70 per month; 30 feet vacant.

$17,000; may take less; Hayes Valley corner; well improved; always rented; store and flats; rents $117 50.

Well-improved corner; Mission and 25th sts., 38x65; stores and flats; make an offer.

$7000—Rents for $60 per month; Western Addition corner flats.

$4500—A fine corner lot; Page and Ashbury sts., NW. corner, 25x100.

$10,000—Subject to an offer; factory lot; 1st st., near Folsom; 50x87:6.

Cheap house on 23d st., near Valencia; lot 25x114; 5 rooms; only $3500.

$3500—Cash; new house, near Guerrero st.; near 22d; 8 rooms and bath.

$5500—Capp st., near 23d; 25x122:6; 8 rooms and bath.

103:4x114: N. side Elizabeth st., near Castro; will subdivide.

45x100; 17th st., near Guerrero.

46x110; 17th st., near Douglas.

50x130; Douglas st., near Twentieth.

25x114—Sanchez st., near Sacramento; $1250.

Only $850 for 50x114—27th st., near Douglass.

PACIFIC HEIGHTS RESIDENCE LOTS.

137:6x137:6; SW. corner Broadway and Buchanan; commanding unobstructed view.

37:6x102:6; NE. corner Washington and Baker.

63:6x137:8; Pacific ave., near Van Ness; N. side, with L for stable; 43x232.

Sts. cor. Washington and Baker sts.; 100:4x106:3

DOWNEY & GAMBS, 318 Montgomery. s7 2t SuFr

EXTRA EASY TERMS; SMALL PAYMENT down, balance in monthly installments; only a few left until all the elegant new residences just completed; Sanchez st., close to Market; the houses are substantially built and to meet the requirements of a modern and comfortable home, containing 9 rooms and bath, at such terms as to enable any one to obtain a home at very little outlay and easy payments for the balance; good-sized lots and all street work done; the neighborhood is fast improving, and property is bound to become very valuable on account of its proximity to Market st. For particulars call at our office, DOWNEY & GAMBS, 318 Montgomery st. se7 2t SuFr

A DEAD BARGAIN—HOUSE OF 6 ROOMS AND bath and lot 25x100; Guerrero st., near Sixteenth; in good condition; only $3750, worth $4250; lot worth almost $3000. DOWNEY & GAMBS, 318 Montgomery st. se4 tf

BARGAINS FOR SALE BY THE CARNALL-HOPKINS-BURNS COMPANY.

$15,000—30x110; NE. cor. McAllister and Steiner sts.; elegant and sunny 2-story modern house; 2 flats; rent $87 50; easy.

$12,000—43:6x100; 26th st., near Mission; 2-story building; 29 rooms and bath; nearly new; suitable for hotel; very cheap.

$12,000—60x137:6; Fulton st., nr. 16th; with good improvements; splendid location for business.

$12,500—31:3x100, N.W. cor. Grove and Lyon sts.; new 2-story modern house; 2 flats, 9 and 6 rooms; also one 2-story residence, 6 rooms and bath; rent $87 50.

$12,000—25x95: N. side of Howard st., near 6th; 3-story house; rent $70; a good investment.

$10,000—27:6x137:6; Post st., near Leavenworth, with good old improvements; rent $42 50.

$10,500—27:6x137:6; Post st., nr. Leavenworth; good improvements; rent $77 50.

$8500—25x137:6; beautiful new house, 9 rooms and bath; N. side Golden Gate ave., near Lyon st.; a bargain.

$6500—22:6x97:6; South Park, near 3d st.; 2-story brick house; 10 rooms and bath.

$5250—25x117:6; Chattanooga st., near 23d; 2-story house; 2 flats, 5 and 6 rooms and bath; good order.

$4500—25x73; W. side Utah st., nr. 24th; new house, 2 flats; modern improved.

$4500—25x137:6; modern 2-story 6 rooms and bath residence, N. side Filbert st., near Larkin.

$4750—25x114; 17th st., nr. Noe; new cottage 5 rooms and bath, in good order.

UNIMPROVED.

$7400—75x106:3; Lott st., near Hayes, or in subdivision.

$650—38:10x120; 26th ave., near C st.

$6500—34:4½x137:6; S. side California st., near Steiner.

81:3x105—NW. cor. Clay and Broderick sts.; cheap; sold in subdivisions.

$4000—27:8x110; SE. cor. Clay and Lyon sts.; make offer.

$4250 each—27:6x137:6; 4 lots N. side Bush st., near Laguna.

$3500—30:10x127:8¼; S. side Washington st., near Central ave.; lot graded; magnificent view.

$9250—25x137:6; lot on Hayes st., near Broderick.

$1750 each—25x80; lots on Ashbury Heights; cheap and on easy terms.

$1600—39:9x99:6; SW. cor. 31st and B sts.

$1200—25x100; N. side Point Lobos ave., nr. 20th.

$1250—26x115; N. side Clement st., nr. 8th ave.

$650—25x120; 21st st., near D st.

$600—25x127:6; E. side 16th ave., nr. D. st.

1000x130—In Block 1, University Homestead; offer wanted; must be sold.

40x120 to rear str et; splendid building lot; N. side Ellis st., near Franklin.

$750—25x127:6; W. side 14th ave., nr. B st.

$900 120—SE. cor. 19th ave. and Clement st.; finest view; best location, north of Park.

THE CARNALL-HITZHUGH-HOPKINS COMP'Y, 624 Market st. se7 Suwe tf

DAVID STERN & SONS, REAL ESTATE Agents, 323 Montgomery st., San Francisco.

$21,500—A choice northeast corner on Turk st.; only a few feet from Market; improvements; a property on the street. For further particulars apply to DAVID STERN & SONS, 323 Montgomery. 1t

$13,500. SUTTER-ST. BUSINESS CORNER; above of 6 rooms and bath; 2 flats; cost 1 year built; rents $110. DAVID STERN & SONS, 323 Montgomery st. 1t

$20,000. CALIFORNIA ST., NEAR DEVISADERO; 2 residence or building, consisting of 2 2-story residences of 8 rooms and bath each; also nice house of 2 flats; rents $155; lot 55x137:6. DAVID STERN & SONS, 323 Montgomery st. 1t

$5250. NICE 2-STORY RESIDENCE OF 7 rooms and bath; Turk st., near Pierce; terms $2000 cash; lot 25x137:6. DAVID STERN & SONS, 323 Montgomery st.

$31,500. HOWARD-ST. INVESTMENT; 4 stores and 9 tenements; always rented; a choice piece of prospective property; rents $189; lot 60x80. DAVID STERN & SONS, 323 Montgomery st. 1t

$12,000. WEBSTER ST., BET. HAIGHT and Page; nearly new house of 3 elegant flats; upper 7 rooms and bath, middle and lower 8 rooms and bath in each; rents for $95 per month. DAVID STERN & SONS, 323 Montgomery st. 1t

$2600. 10 LOTS IN GIFT MAP NO. 3 ON the line of Howard street; this property will subdivide and sell the lots in the market to-day. DAVID STERN & SONS, 323 Montgomery st. 1t

$650 EACH—2 LOTS ON W. LINE OF WOOD each—2 lots on E. line of Boyce st., nr. Stockton st. Iron fence; Heron st., bet. 7th and 8th, Folsom and Harrison. W. I. MORGAN & CO., 512 Cal. st. jy13 tf SuWe

$2600. OAK-ST. LOT; SIZE 25x119; HOWard st., near Gough; fronting Golden Gate Park. W. I. MORGAN & CO., 512 Cal. st. jl3 tf SuW

$1900. DOLORES ST. COTTAGE, BET. 27TH and 28th sts.; 4 rooms; lot 25x100 ft.; street sewered and macadamized. W. I. MORGAN & CO., 512 Cal. st. au17 tf SuWe

$1200. LARGE LOT 50x125; HOMESTEAD st., bet. 24th and 25th; next to Douglass and large street. W. I. MORGAN & CO., 512 Cal. st. au17 tf SuWe

$3000. 3 FLATS; GILBERT ST.; RENTS $31; lot 25x80 ft.; call immediately. W. I. MORGAN & CO., 512 Cal. st. au17 tf SuWe

$3650. RENTS $38; FREELON ST., N. SIDE, bet. 4th and 5th; 3 flats and 2 stores; a bargain; lot 25x80. W. I. MORGAN & CO., 512 Cal. street. au3 SuWe tf

$2500. SANCHEZ ST., BET. 18TH AND 19TH; cottage house 12 rooms and bath; offered low to effect quick sale; apply from 6 to 8 P. M. set 3t*

FOR SALE—2 LOTS ON SEVENTEENTH ST.; cash or installment. Apply at CALL Branch Office, 116 Ninth st. se7 3t

308 FELL ST., NEAR GOUGH; LOT 27:6x120 to rear street; front and rear houses; 4 flats and store; price $13,500; rents $100. se7 3t*

$1200. 2 LARGE LOTS; 3 BLOCKS FROM