

## REAL ESTATE NEWS

TRUSTS AND GUARANTEE START  
TEN-STOREY BUILDING IN MAY  
ENGINEERS' CLUB HAVE BIG PLAN

Quarter-Million-Dollar Bay Street Building Is to Be Put Up by Trusts Company—Engineers Figuring on Ten-Storey Club and Office Building For Temperance and Sheppard Corner.

It transpires that the ten-storey building that some time ago was announced as being projected for Bay street, next to Molson's Bank, is to be erected by the Trusts and Guarantee Company. The plans of the property were this week given notice to remove, and they will all be out by May 1. The present buildings will then be demolished, and work will at once start on the construction of another handsome addition to the city's office buildings.

The new structure will cost about \$250,000, and will occupy a space 50 ft. on Bay street by a depth of 95 ft. The Trusts Company will occupy the ground floor and basement, and possibly the first floor up. The vault space will be a feature of the building, and the newest methods in safety deposit vaults will be introduced. The whole building is to be laid out on high-class lines, also there will be no undue extravagance. Experts are now in the States securing the latest ideas in buildings of this class.

The exterior will be grey granite for the lower storeys, and either terra cotta or brick for the high floors. This is a detail that is not worked out yet. In fact, the plans made so far are but tentative.

The Trusts and Guarantee property at 43 and 45 West King street has not been disposed of as yet, the management saying that they are in no hurry to sell; the buildings on the property will carry it comfortably for a long while after the company has vacated.



1—Site of Trusts and Guarantee ten-storey building.  
2—Proposed location for Engineers' Club.

SALES MADE IN THE  
COMMERCIAL AREA

Four Transfers Reported by R. B. Haley & Co. West of Peter Street.

A great many sales are going thru in the "commercial district," as the section west of York street has become known. R. B. Haley and Co. have been active there lately. They have bought 106 and 108 Peter street, 40 ft. by 102 ft., with two solid brick houses, from J. Gold, at about \$400 a foot. The total assessment is \$7200.

They have sold to a syndicate the property owned by Louis Geiber at 355, 357 and 359 West Adelaide street, 65 ft. by 80 ft., at around \$385 a foot. This land is close to Spadina avenue. The total assessment is \$14,025.

Numbers 24 and 26 William street, with a frontage of 45 feet, they have bought for P. G. Rae at \$300 a foot, and they also report the purchase of 40 ft. on the east side of Spadina, between St. Patrick street and Grange avenue, at a price somewhere near \$400 a foot.

AMERICAN SOAP  
FIRM BUYS HERE

Factory at Corner of Britain and George Streets Sold Yesterday.

The Coulter, Campbell factory at the northeast corner of George and Britain streets was sold yesterday to the E. J. Johnson Soap Company of Milwaukee, best known as the makers of Palmolive soap, who will establish the building as their Canadian branch.

The property, which brought \$30,000, was sold by F. H. Ross and Company. The George street frontage is 26 ft., and the depth 122 ft. The building is three storeys, and the total assessment is \$11,050.

NEW ARTISTIC  
LAYOUT ON HILL

St. Clair Boulevard Is Name of Part of Novitiate Property.

A new property, with a southern slope toward a proposed city park, is being laid out on the "hill" by Dunington-Grubb and Harries, landscape architects, and will be placed on the market shortly by R. B. Haley and Co. The subdivision is 20 acres, and is part of the St. Basil's Novitiate property, and is reached from Spadina road. It will be called St. Clair Boulevard Park, and the streets will conform with the proposed layout of the city's ravine park.

WEST TORONTO'S  
BUILDING BOOM

Building operations will shortly be commenced on the new public school building for Ward Seven on South Keele street. The permit for this latest addition to West Toronto's educational buildings was taken out yesterday by the board of education and provides for a three storey brick and steel structure to cost \$85,000.

Another Record Day  
... AT ...  
SILVERTHORN HEIGHTS

Last Saturday's attendance at the sale of lots at Silverthorn Heights created a new record. Notwithstanding that winter is considered the "off season" for buyers of real estate, a tremendous crowd came out to the property, and thirty lots were sold during the afternoon. One hundred homes will be built this spring.

\$10 Down, \$5 a Month  
and Interest

Silverthorn Heights is the easiest property to sell, because it is the easiest to buy. The man who wants a home adjoining the twenty-five big factories in the west end can readily purchase on the above exceptionally easy terms. Set aside this afternoon to inspect the property and secure your lot. Whether you wish to build or hold for a certain rise, get out to the property early.

How to Get to  
Silverthorn Heights

The property is situated at the head of Silverthorn Avenue, just east of the Weston Road, right next to the West End factory district. Take Dundas Street cars to Royce Avenue (O.P.R. Station), where our automobiles will meet you.

## Saturday Afternoon

Imperial Life Building  
20 Victoria Street

Exclusive Agent: Phones: Main 4765  
Main 4766

## FRANK McLAUGHLIN

WELLAND  
A PROCLAMATION

has just been issued by the MAYOR and the PRESIDENT of the Board of Trade

## WELLAND

stating that 500 houses are needed at once for workmen in WELLAND now unable to secure homes.

## MR. BUILDER AND CONTRACTOR

Why not investigate?  
We have the right property—You have the ability.  
Let us get together.  
Let us show you WELLAND SOUTH, adjoining the factory district of WELLAND, at our expense.

Send us your Name .....  
and Address .....  
for our free pamphlet.

Canadian General Securities  
Corporation, Limited  
47 Scott Street, Toronto

WELLAND WELLAND

## --- INVESTORS ---

READ "THE BIGGEST THING OUT OF DOORS"—"15 MONTHS' INVESTIGATION—THE BEST PLACE TO START"  
Prepared for our friends and clients. Free to investors everywhere. Tells about REAL SILVER ORE. Read them. A postcard, 'phone, call or wire gets 'em.

PRESTON, ROOM 41, 36 Toronto St.  
LIMITED, Phone 2310, Toronto, Can.

SALE AGENT  
WANTED

We want to sell a real live Ontario subdivision and want to appoint a real estate firm with a staff of good salesmen our exclusive agents. Prices—location—terms and commissions right. Will stand rigid examination. Box 68, World

terday by the board of education and provides for a three storey brick and steel structure to cost \$85,000. Building operations have boomed in Ward Seven thus far this month, and it bids fair to eclipse the record made in January. Permits to the value of \$154,000 have already been issued, whereas the total for last month reached \$176,000.

## ELMWOOD

Just Over-the-Hill  
Fronting on  
Bathurst St.

Buy in Elmwood—a certain money-maker—right in the path of Toronto's expansion up Bathurst Street. Property out farther is selling for higher prices than we are at present asking. And, as a beauty spot, Elmwood would be hard to equal. Let's motor you out to see it.

## Oliver, Reid &amp; Co.

Limited  
45 Adelaide Street East  
TELEPHONE ADELAIDE 116

## LAND SYNDICATE

A SYNDICATE interest with us is ground floor interest. If you want to buy wholesale and sell retail, and only have \$100, how are you going to do it? This is the only way we know of—a land syndicate interest. We have four shares left in Syndicate No. 1, east end of the city. And we are just opening Syndicate No. 2, west of the city. Shares in Syndicate No. 1 sell for \$500 per share, and shares in Syndicate No. 2 will sell for \$100 per share. You have full control of your own money, and are buying at farm prices and selling at residential and business district prices. For information apply to JAMES WILLIAMSON.

Industrial Securities Corporation  
18 TORONTO ST.

Arena for Woodstock. WOODSTOCK, Ont., Feb. 21.—A company has been formed here of prominent businessmen to erect an arena to cost \$25,000 on Perry street, to be devoted to hockey, skating in the winter and public gatherings in the summer.

## FOR SALE

Two hundred and forty acres, one mile and a quarter southeast of the Holfinger. This acreage is surrounded by the Worthington, Holfinger Reserve, McEnaney and Hayden properties—all assessment work done—formation is same as that of Holfinger and McEnaney—well timbered—assessment work done shows good ledge on high ground—shaft down 80 feet with fair showing—good camp buildings. This property is worthy of attention. Apply to

## A. C. STODDARD

Part Owner With Control  
34 VICTORIA ST., TORONTO

HOTEL NATIONAL  
PETERBORO

## For Sale

Best fitted-up hotel in the city. First-class business. Sale necessary in order to close up estate. For full particulars apply

The Trusts and Guarantee Co. Limited  
43-45 King Street West, Toronto  
Administrators of Estate of  
M. J. Denton. 3061

GARAGE  
FOR RENT

10 and 14 Alexander street, new modern garage, 60 x 135, with 20-foot lane side and rear. Front is richly finished—car showroom, 12 ft. Garage space, 60 x 100. No posts or obstructions.

Goulding & Hamilton  
106 VICTORIA ST.  
MAIN 6510

Farms For Sale or  
Exchange

640 acres, close to Regina, 500 acres broken. Improvements valued at \$6000.00. One mile from shipping point. Will exchange for Ontario farm property or sell on easy terms.

The Imperial Trust Co. of Canada  
15 Richmond St. W. Phone M. 214

## OFFICE TO RENT

Central location. Vacant March 1. \$10 month. All conveniences. Apply BOX 67, WORLD.

3 Exceptionally Good  
Investments

BASSANO LOTS  
MEDICINE HAT LOTS  
DANFORTH AVENUE LOTS  
G. A. BLACK, 17 Manning Arcade Annex 66

SPECIAL IN THE  
WEST END

A good corner lot for factory site 30 x 75 to a lane, between Queen and King, near Bathurst. Plenty of light, good income from present buildings. \$20,000—\$4000 payment, buy it. Apply at once.

Beaver Realty Co.  
607 QUEEN WEST. 3495

## REDMOND &amp; BEGGS

Architects and Structural Engineers  
(Late of City Architect's Dept.)  
ROOMS 311-313 KENNEDY BUILDING, TORONTO.  
Phone A. 176.

ANOTHER LINE  
IN RADIAL WEB

Franchise For Operation on Eglinton Avenue Section Wanted.

A franchise is being sought for the incorporation of a system to be known as the Forest Hill Electric Railway, to connect that point with Toronto. The petitioners for the bill are: Wm. Ernest Grierson, Thos. James Glover, Robt. Ralph Carr Harris, Wm. Thos. Rogers and James Hales.

This railway will be constructed from the northern limits of Toronto on Forest Hill road to Bathurst street, thence to a point two and a half miles north of Eglinton avenue, west of the tracks, and then to the following powers are asked by the company:

1. Amalgamate with any other electric railways now or hereafter incorporated, which operates wholly or in part within the territory described.  
2. Acquire by purchase or lease any electric railway operating wholly or in part within the territory or any part of the trackages or rolling stock of any such railway.  
3. Acquiring running rights over any other electric railway operating within the territory described.  
On account of its proximity to the city the civic officials are evincing keen interest in the new bill's course thru the legislature, as the property so covered will be within the city limits for long.

