

Real Estate and Building—News and Opportunities

CITY SELLS KING W. CORNER

Toronto Carpet Company Purchase Dufferin and King Site for \$81,000—Factory to Cost \$100,000.

Coming up at last to the city's price, the Toronto Carpet Company have offered to purchase the city's lot at the southeast corner of Dufferin and King-sts. for \$81,000.

The property has a King-st. front of 245 feet, and extends 300 feet on Dufferin-st. Last year the city was offered \$60,000, but refused to accept. The purchasers agree to erect a 10 foot strip on the east side of Dufferin-st. to be returned to the city at purchase price in case it is wanted for street widening. The purchasers agree also to erect a factory to cost \$100,000 and to employ 150 people. Payments will extend over five years, with a first payment of \$10,000.

The property is almost two and a half acres in extent.

Changed Name To Fairmount

Finding that some one else had already appropriated the nice name, Westmount Park, for a subdivision, W. N. McEachren & Sons have had to look about them for another appropriate title for their Bathurst-st. offering. They have chosen the name of Fairmount Park as one suitable to the property's location and also in accord with their practice of using the word "mount" in naming all their properties. The attitude of which permits of it. The opening sale of Fairmount Park (formerly Westmount Park) takes place to-morrow.

Accused of Assault.
NIAGARA FALLS, Ont., May 9.—William Shaver, aged eighteen, of St. Catharines, was arrested here to-day for assaulting twelve-year-old Mildred Green, a Montrose farmer's daughter. He was remanded to jail for eight days. Robert Sprott, aged 23, was last week sentenced to six months in the Central for a similar offence against the girl.

AFTER FARMS NEAR WESTHILL

Two Men Seeking Options for Gentlemen Farmers or Radial Railway People—Several Approached.

Seeking options on farms, two Englishmen are much in evidence in the farming district around Westhill and several owners admit having been approached. How much success the men have had in securing properties is not definitely known.

The general feeling is that a move to establish another gentry farmers' colony around Highland Creek is in progress, but it is more likely that the movement is inspired by someone acquainted with C. N. R. or radial plans. At Pickering, five miles further east, where Lord Somers and Lord Hyde last fall bought farms, as reported in The World then, R. J. Fleming, Noel Marshall, W. H. Moore and others closely in touch with railway movements, also secured extensive tracts, which they are this year cultivating after their own fashion.

The land for ten miles along the lake-shore from Toronto east is now owned, except for two farms, by city folk and speculators. It will not be long before they own everything another ten miles east.

Can't Escape Busy Signs of City's Progress

Just as the lieutenant-governor leaves a scene of smoky toil at King and Simcoe-sts. for an atmosphere of intellectual and social placidity at St. George and College-sts., the city begins tripping up Beverley-st. for a place wherein to lay big watermains, and thereby much marring the southern outlook from the Broadview road verandahs. And when the lieutenant-governor that is to be moved into the mansion row building at Chorley Park, he'll have a fine view of them making bricks to make the city bigger.

KING ST. DEAL FOR \$8000 FOOT

Purchase Pending of Chop House Property—Childs Would Lease Ground Floor—Bigger Deal Rumored.

Negotiations are on for the purchase of the English Chop House property at 30 West King-st. It is owned by Augustus Thomas, and occupied by Downey & Hoshal, whose lease has two years to run.

The property has 33 feet frontage. The price at which negotiations are on for is \$250,000, or \$8000 a foot. The owner has lately several times refused \$7000 a foot.

It is also learned that the Childs restaurant people are anxious to make a deal with the purchasers of this property to lease the ground floor. Just who are the purchasers is not given out, but they are probably members of a local financial syndicate.

Rumor has it that the sixty feet just west of the chop house is also being negotiated for, and while this was given a denial by representatives of the owners, the Crawford Estate, there may be considerable truth in it.

Western Firm Opens Office

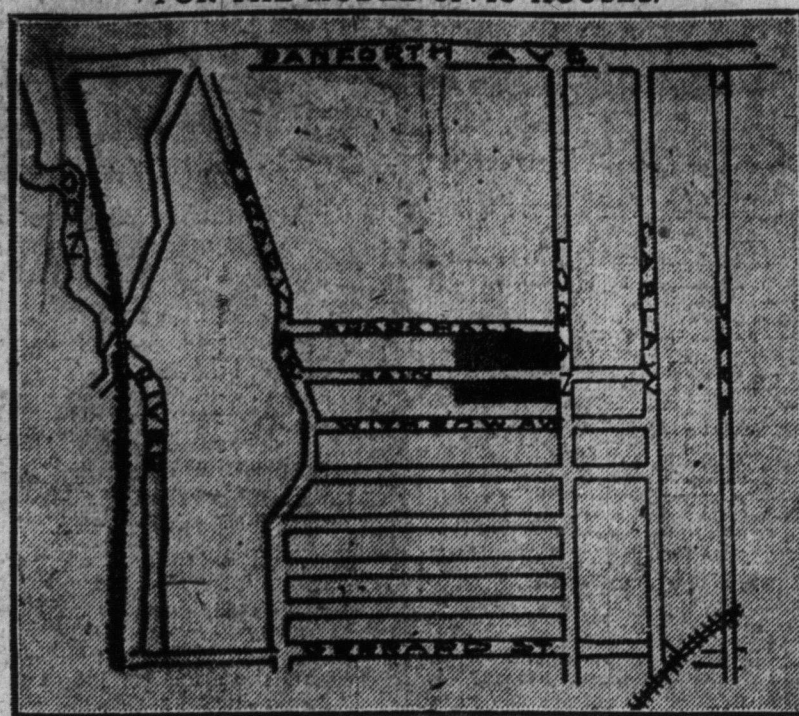
The Scott-Hill Co. of Winnipeg have opened an Ontario office in the Kent Building. Thomas E. Bracken, who is well-known here, and who has had a long experience in the selling of western property, is in charge.

The Scott-Hill firm are recognized as one of the biggest realty firms of the west. They are one of the oldest and yearly have grown into greater prominence. They have grown faster than the west itself. Mr. Bracken leaves for the west in about ten days to place several large investments.

THREATEN TO QUIT.

The first-class policemen in the local force are very much dissatisfied because their salaries were not increased as well as those of the officers, on account of so many men leaving the force. Many of them state that they will quit if conditions are not soon remedied.

FOR THE MODEL CIVIC HOUSES.



The location of the property purchased from the city by the civic and public bodies committee for experiments in relieving the house scarcity.

Caustic criticism of the deal whereby housing committee have run up against the city disposes of some of its east end land holdings to the civic housing committee was heard yesterday. Most of the land bought in an endeavor to discover how best to relieve the present congestion in central districts and the house scarcity is in a hollow far below the level of the houses in the district. Generally, the city discourages attempts to build in ravines and other unusual places.

The greater part of the property is assessed at \$7, 38 and \$10 a foot, yet the sale price was \$20 a foot. The highest price at which transfer is made is for the 233 feet on the west side of Logan-avenue and it is \$30 a foot, land assessed at \$10. The committee is buying 527 feet on the south side of Sparkhall-avenue and 592 feet on both sides of Bain-avenue. All this land was acquired by the city at tax sales.

The committee has apparently, when it has to take this low-lying land, discovered that Mr. Forman's idea of there being room for 250,000 people inside the city limits is a dream. There may be room for this many if all the brick yards, valleys and parks are included, but even this is doubtful. The



Don't Worry

We tell you how to solve that rent problem. Watch to-morrow's evening papers for our big

**LOWTHER PARK
ANNOUNCEMENT
ROBINS LIMITED
22 ADELAIDE EAST.**

MOVE QUICK!

\$31 A FOOT

Franklin Avenue, Stibbard Estate, Just one lot, 50 x 150

W. N. McEACHREN & Sons, Ltd
63 Victoria Street

WALMER HILL LOTS

Good Investment Opportunity is Afforded by Hurry-up Sale.

R. B. Haley & Co., Temple Building, time to buy.

state that they will make a "hurry-up sale" of the rest of the lots in Walmer Hill, as they are duty bound to clear up this subdivision before entering upon a big proposition which is now about ready. It looks to The World like a good time to buy.

THE SUBDIVISION BEAUTIFUL

ON THE SUNNY PICTURESQUE HEIGHTS AT THE NORTH EDGE OF TORONTO ADJOINING THE HIGH-CLASS "HILL" DISTRICT

FAIRMOUNT PARK

Situated on the west side of Bathurst Street north of Eglinton Avenue, and on the proposed Monarch Car Line.

OPENING SALE SATURDAY

Our motors will be waiting at Stop 19, Metropolitan line, Yonge Street, all Saturday afternoon to take you to the finest homesites on that commanding artery of city commerce—Bathurst Street.

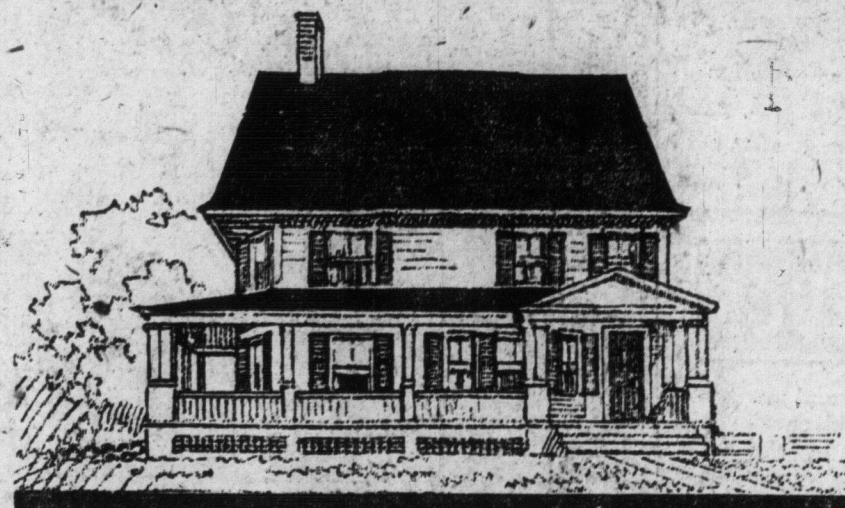
The whole property is absolutely level; every lot is perfect; every lot well situated; every lot the ideal spot for a home.

* The restrictions on FAIRMOUNT PARK are restrictions that will benefit every purchaser by upholding the tone of the property in keeping with surroundings, and still not hamper development. Houses must be solid brick, to cost \$2000 or more.

The lots are 50 feet by 140 feet.

Prices range from \$15 a foot upward. Terms easily handled.

OFFICE OPEN FRIDAY EVENING
Phone Adg. 42-43 for Inspection Appointment



This part of the city's suburbs is developing into a section second only to Rosedale. Residence lots in the "Hill" district are now selling at \$125 a Foot. The tide of advance is rapidly sweeping up Bathurst Street. It will soon reach Fairmount Park. Choose your lot before the city's swelling growth makes this subdivision much more valuable.

Kindly mail me particulars of your FAIRMOUNT PARK offering, and booklet descriptive of property.

NAME

ADDRESS

To W. N. McEachren & Sons, Limited, 63 Victoria Street.

W. N. McEACHREN & SONS, Limited

63 Victoria Street

Toronto.