#### ROPERTIES FOR SALE. C. W. Laker's List.

W. LAKER, 67 SUMMERHILL AV Phone North 3071. Phone North 3071.

PROPERTIES SOLD. IF YOU WISH to dispose of yours, send me full particulars. There may be something here in home, farm, either large or small, some of the choicest fruit farms in the Miagara belt; some summer homes in Miagara belt; some summer homes in Miagara. Large and small Toronto homes from two to twenty thousand. Muskoka, Phdiang, with one hundred acres and 43 moms; a money maker. Also one to exchange, 21 rooms; nine acres at Port Perry take Toronto house. Eight acres, right in Town of Ingersoll; Toronto house, Peautiful residence in Bowmanville, bargain. Ten acres on the Kingston, with fouse; also 3 ten-acre lots, about 4 miles from electric cars; under two from railways. Four acres right on Yonge-street. My intention is not to over-rata, but rathermander. Residence in Deer Park and Bollevard.

CHEAPEST NINE-ROOMED detached, well built brick home on High Park-avenue, in perfect home on High Park-avenue, in perfect order possession at once, combination heating; plumbing A1, large Colonial verandah right across front, frontage 50x 200, and avenue 100 feet wide; house stands well back; hennery and fruit trees, large garden planted; leave \$1500; balance cash; could have sold for more money with less payment; land worth \$2000; no better location can be found, number 346.

\$2500 SUMMERHILL AVE., SIX finished rooms, attic floored with hardwood, but unfinished; all conveniences and detached, brick front, owner waiting to go to northwest; cash wanted; only for immediate sale.

\$4300 -SUMMERHILL, DETACHEB, der, decorated throughout, rooms are not large, hard to secure anything like this at the figure, location all that can be desired.

56000 VERY ROOMY, DETACHED product 10 rooms, each one above the ordinary size, and in perfect order, Summerhill-avenue, fifty feet frontage.

\$6500 WELL PLANNED AND IN perfect order, on Summerhillagenue, rooms are bright, decorated and palated throughout, the situations of these properties are good; detached.

\$6000 135 AVENUE ROAD. THIS 4500 D. TACHED, INDIAN, quired for business purposes; ten large rooms, side entrance and private lane, spet, and view.

Bowmanville.

1800—AT THIS ONLY FOR IMMEdence perfect and homelike fifteen
rooms, all handsomely finished, three
stairways splendid cellars; residence
would cost double; large barns, stabiling
for four horses, drive shed carpenter's
shop, poultry house; four acres, 2½ in
o'chard beautiful lawn, about offe acre
protected on three sides by three rows of
sprince trees; two fine cedar hedges divide
o'chard; large rosery of all kinds, other
flowers—and shrubs, nearly every kind of
fruit; any gentleman wishing to retire;
about one hour by train from foronto;
slow down, balance 4½; many will want
that when gone. This is not far from
that when gone. This is not far from
that when gone of there health, two overmantles and grates, 7
of the brightest rooms, square hall and
pands, time a model home, could have
sold maria times with less, payment
own, I wish half cash, home or investment, would rent well, possession in one
week, owner wishing this money in his
business; many offers in at \$3,300, but
retused.

TORONTO.

Large Residences.

1500 — BEAUTIFUL HOM E,
every room bright and
cheerful, very large, decorated throughout. Residence lies very high, from it the
city and across the lake can be seen, and
never blocked by other buildings; 160x190.

Doctor and Dentist.

RETTER LOCATION IN TORONor north corner, beautiful new resifor professional man, north of and waiting rooms separate. Term

-VERY COSY, NEARLY NEW

-DETACHED, BRICK, SEVEN rooms, square plan, full-size prick cellar, furnace, electric wired, rangel dr. parlor, bay windows in dining room, stalfs thished in oak, full-sized verandar stairs finished in oak, full-sized verandan front and rear, pretty lawn back and front, decorated and grained, built two years, just north of St. Clair, lot 4) feet frontage; real pretty home, e octric light-eg. 310, deep.

\$2250 - DAVISVILLE; SIX-ROOM-2250 - DAVISVILLE; SIX-ROOM-ed house, well planned, with stable; nome is decorated, and close to you through this you will and I show Yonge, home is decorated, and close to Yonge, hot has frontage of fifty feet; leave eight hundred, balance cash; cheap home for someone at this price; it should sell at once; good garden and house in perfect order; might take eight hundred

\$2200-DAVISVILLE; GOOD AVE-feet frontage, just north of Mount Pleas-ant, Competery; opportunity this, as owner

or struent, close to Davenport-road, over ooking the lake; beautiful view of city. beautiful spot this is; let me show you.

State of the month of the mo

heavy stone foundation, two concreted cellars, plastered cellings, decorated threagaeut, each room very bright; well drained, gas and sink; door directly desparior and dining room; small brick soild well built home is past writing up, soild

2

west end; splendid tenant in this; plamb-

## PROPERTIES FOR SALE

#### WAREHOUSE

21-23-25 WELLINGTON STREET EAST 32-34-36 FRONT STREET EAST

116 FARNHAM AVENUE

BUILDING SITES

10 ACRES BATHURST STREET 200 FEET WOODLAWN AVENUE, NORTH SIDE APPLY TO OWNERS-

### JOHN MACDONALD & CO., Ltd.

25 Wellington Street East

\$4450 - NEARLY NEW, WELL the best spot of all Toronto, here it is; you will say it is a perfect model.

Business.

COOD STORE PLATE GLASS WIN-

\$5000 - SUMMERHILL - AVENUE, \$2800 - BROADWAY AVE., NORTH Toronto; new, six roomed cosy, weil built home, large cellar, water these are not sold quickly prices will not be the same. \$2800-BROADWAY AVE., NORTH \$4500 DATACHED, INDIAN RD.

rooms, side entrance and private lane, just south from Davenport road, secure this far your business stand; will rent at this far your business stand; will rent at the far your business stand; will built and planned by owner, solid brick, two overmantles and grates, of the brightest rooms, square hall and plants fight, a model home, could have

Large Residences.

\$15500 - BEAUTIFUL HOME, every room bright and cheerful, very large, decorated throughout the city, and across the lake can be seen, and never blocked by other buildings; 160x190. If the residence was not there, nearly ten thousand the lot would readily sell for; beautiful fruit trees, vinery and other ornamental shrubs and large trees. Lawn is insurpassed and no healthier location, can be found; take city house; overlook.

or some one.

DEER PARK, SOME HOMES plumbing is Al, with splendid shower bath, no better plumbing in a twenty thousand dollar home, electric lighted,

\$8000 DETACHED, BEAUTIFUL by owner, now

\$7000-JUST ONE ON ST. CLAIR, built about two years, eight good rooms, square hall with fireplace,

\$5500-BEAUTIFUL NINE ROOMED home on Howard Park-ave-nue; I have not had time to inspect this, but it is right in every way; frontage

can at any time have hot water in half minute. That is only one feature:

\*\*\*D500\*\* CLOSE TO DUNDAS ST, well built, detached, brick, six good rooms and unfinished attic, stone foundation, good cellar, Pease furnace, bathroom and conveniences, large verandah, good garden; will take \$500 down; very cheap; just spot for teamster; room for stabling; do not uniss this opportunity; do not forget find it's impossible to secure one built as this is, and having the garden; would be good renter; invest in this if you have the money; your rentals will pay the manage for you while you are sleeping.

\*\*THE BELLEVUE—SUMMER HOME.\*\*

Jackson's Point.\*\*

THE BELLEVUE—SUMMER HOME.\*\*

The derivative rooms and basement; not far from Upper Canada College. Lot \$58.167, for units this opportunity; do not forget worth nearly half of the money. Large conservatory, motor house and other buildings; furnace and coal rooms separate; hot water heating is perfect. Five rooms have mantels and grates. Entire walls garbout every hour. This is well-indeed hot-house-grown flower plants. If I show you this homelike residence in know, you will purchase. The finest residential section.

\*\*Source Trout Lake, FURNISHED cottage and six acres; lovely spot, heavily timbered; or rent at \$100 for season. Photos at office. Very cheap; perfounded arms, minutes, walk from Avenue-road cars, most desirable family home, of four teams term four teams at office. Very cheap; perfounded arms, minutes, walk from Avenue-road and six acres; lovely spot, heavily timbered; or rent at \$100 for season. Photos at office. Very cheap; perfounded arms, minutes, walk from Avenue-road cars, most desirable family home, of family home,

\$\frac{1}{2}300\$ BEATRICE ST.; THIS IS good stable, close to Yonge-street, north end, splendid avenue; possession and purchase; \$1300 down; both decorated and purchase; \$1300 down; both decorated and purchase; \$1000 good investment.

\$2900 NEARLY NEW, BRICK AND stone, seven bright rooms, well built, owner built this for his home. Cheap at \$250 more. Close to Yonge, north end. end.

1 rees and shrubs; this has a frontage of one hundred feet, about 175 deep, and without the residence is worth \$6500; I wish to dispose of this property within ten days, so persuaded the owner to drop ten days.

floor. If you are looking for anything is dollars each; or take good house for all of see these.

coract throughout, one of the brightest down, with small grocery stock, on Averneeroad location, good terms; try to down, with small grocery stock, on Bathurst-street; take seven-roomed house in exchange. Possession at once; good location; price right for immediate sale.

RIGHT BESIDE TWO RAILWAYS, great opportunity for anyone wishing factory, west part of city; will gladly show this to you. Plan at office.

51 X 142, DEER PARK, AT \$30 PER foot; cash only, for immediate sale. DEER PARK, CITY — ONE OR FOUR Chance for home or investment. This price is only for immediate sale. Now is your opportunity. Show these to you; cheap.

25 FEET ON DAVENPORT - ROAD; wery cheap; will show this to you. \$18-CHEAPEST AND BEST 100 FEET on Glengrove-avenue, North, Toronto; only for immediate sale.

\$90 FOOT-IF SOLD AT ONCE - 25 feet, west side of Yonge-street, just north of C.P.R. \$110-25 FEET, ON YONGE STREET

DEER PARK-JUST RECEIVED INstructions to sell block of 184 feet at
\$25 per foot; good location; try and make
terms to suit a builder; you could sell
before houses were finished; west from

\$40 AVENUE ROAD, NO. 135, TEN large rooms; just the place for students or roomers; see this. \$15-BATHROOM FLAT ON MAC-pherson-avenue; will decorate.

VERY COSY SIX ROOMED HOME, all conveniences, overmantel and grate one year, 27 Muir-avenue; possession June 1st; \$20; if you see this you laundry tubs and lavatory in basement, hot water heated, do not forget this is detached, and not far from Avenue-road cars, colonial verandah and balcony, you must look through to appreciate.

Bright Flat of Three Rooms for light housekeeping; close to Avenue road cars, north end, south of Davenue-road cars, north end, south of ort-road; location good; only to smal

MUSKOKA AND STURGEON POINT you through this you will purchase; no building better built.

Fortune in This One, \$6,500 Muskoka, Endiang, Port Carling. DMED Muskoka Navigation Company steamers. 100 acres of good land with this. House ontains 32 bedrooms for guests and five for family; large dining-room, finished in oak hall and reception room finished in oak hall and reception room finished in oak and basswood; handsome fireplace of native quartz; parlor and rerving and erving and every the sum of the survey of the street of the survey of full throughout the seeds, 1½ acres planted potatoes; or one, two kitchens, rooms and hall plastered, all floors hardwood and oil finished every ever and has and balconies. We rerestly the seeds, 1½ acres planted potatoes; or one of large verandahs and balconies. We reservice first and second floor. Gasoline engine. Acetylene gastall throughout three sides; good six-roomed house, clossing everandahs and balconies. We remandahs, summer kitchen, stone foundation, concrete cellar, good water; but the door; no better fruit land, about 5 acres fruit in finished in only fifty acres, plenty of fruit land, about 5 acres of fruit in finished in only fifty acres, plenty of fruit and beautiful spot, if ye acres, fruit farm; only three acres on the streets on the seeds, 1½ acres planted potatoes; or only fifty acres; brick dwell-ing, stone foundation; frame barn and hencery; town water, electric light passes three sides; good six-roomed house, clossing the door; no better fruit land, about 5 acres fruit. \$5700, twenty-three acres of fruit in full bearing; ten-roomed brick house, plearing; ten-roomed brick house, plearing; ten-roomed brick house, spot; good frame dwelling and barns.

\$4200 - TERMS EASY. IN TOWN on the deep planted potatoes; or the service first acres, planted with fruit. \$400 - the deep planted potatoes; or the deep planted potatoes; or the planted over closing steric, streets on the deep planted potatoes; or the planted potatoes; or t NO HOTEL ON THE MUSKOKA Lakes which has such a beautiful frontage. About half-mile of sandy lake frontage, dotted with shade trees; all Large barn, stone foundation; plenty of stable room. Bathing house, ice house (full) and laundry. This is without exception, the surest investment. Hotel is worthing the money without land, \$6500. After I dispose of this half a dozen will want it. Could have sold many times, but need cash for greater part. Possession at once. Photo at office. No surer-money maker can be found than this.

DRETTY COTTAGE FOR SALE OR

PRETTY COTTAGE FOR SALE OR Quick. THREE a Avenue of Parv Sound district.

Muskoka—Port Carling—Greatest Summer Resort. INDIAN RIVER, OVERLOCKING THE picturesque Village of Port Carling; suitable for summer resort. Owner coming to Toronto; might take house for this. House is well built and plastered inside, contains 21 rooms, dining-room 20x25 in hardwood; there are about 4 acres of orthered and elements surrounded with headchard and lawns surrounded with beautiful shade trees to the river; photo at my office; about 50 fruit trees of various kinds in full bearing; close to postoffice, and church; splendid spot for someone; less than three years, if I know anything regarding properties, you will be glad to secure this at \$100 per acre.

43 Viotoria St. Main 988

For Sale, Licensed Liquor Business and three storage are storage and three storage and three storage are storage are storage are storage are storage are storage and three storage are s

# Advice to the Wage-Earner: Start Your Home This Summer

Don't put off any longer. You have been paying rent too long, Stop giving your money to the landlord. Keep it yourself, by putting your weekly and monthly savings into a Home.

An Easy Way to Save Rent

The Way to Begin

The first step is to make a discreet choice of a building lot. Get a lot near the city, but away from expensive localities; get a lot near the cars, but in a high, dry situation. Such a lot, with good neighbors, can only be found

NAIRN & PARSONS ESTATE

The money you pay in rent would go a good way in paying for the lot and for the materials for the house. To save that rent money you could live in a tent on your lot while you build a portion of your permanent nouse, ready to move into in the fall.

Start Building Soon

Inducements to Buy Early The early buyer gets the choice of lots, and

that is quite a consideration where lots are selling rapidly, as in the Nairn & Parsons Estate The earlier you buy, the sooner you can stop

paying rent; the sooner you get into you new house, and The Sooner the New House is Paid for

Materials for a Five-Roomed House Cost \$185.00 You Do Not Need to Buy Them All at Once

By Working Your Spare Time You Can Build the House During the Summer BE THRIFTY AND TRY IT

THE NAIRN & PARSONS ESTATE

situated just north of the city, is reached by taking a Lansdowneavenue or Carlton-street car to the terminus, and then going north to Davenport-road, from there go west to Dufferin-street, and from there north to the property, marked by sign boards. The land is high and dry, air is fresh and pure; soil is good for gardening. Streets are handsomely laid out. Best possible drinking water easily obtained. It is the ideal location for an economical man's home.

THE NAIRN & PARSONS ESTATE

already 300 families settled there—churches, schools, stores-near the cars-beautiful surroundings. This property is bound to advance in value, and purchasers should get in at once and buy

BUY NOW Before Prices Go Up

If you want to see the lots we will take you to the property. Call and make an appointment. Office open Friday and Monday evenings till 9 p.m. Tel. Main 7280.

The Dovercourt Land, Building and Savings Co., Limited Up one Floor, Take Elevato,

first-class. You can dispose of everything you can grow at go d prices. Barn, room for eleven cows, and horse; condensed milk factory is litre, good figure for milk; also cheese factories; pretty house, not large, gas, and in perfect order; this is laid out in residential lots, and registered streets, but used as market garden. Close to schools and churches, beautiful shade and trees; also hedge to house; lies a little to the north of centre of town. Any one retired could find no better spot, or poultry and bee farm. Many offers in, but I want cash. Having no use for this property; if I had, double would not take it; take a house of good value, in Toronto; have a man looking after it. Photo

ronto; have a man looking after it. Photo and plan at office; am offered a big rent for it, but only for sale. Offer in within \$300 of selling price.

\$2500 TEN ACRES, NO BETTER view of the lake can be secured. House and small barn, few apple trees, only four miles from electric cars, not a mile to postoffice, school and church. The price of this is right. Will sell 20 acres for \$3250. Close to Kingstonroad, % of a mile from lake; very high; possession at once.

Yonge Street.

\$2500 - ABOUT FOUR ACRES Beating radiators; large barn and hennery; small orchard; stands well up;
about twenty miles, right on Yonge-street;
leave \$800, balance cash; very cheap; elec-

\$1000 LARGE BRICK RESIDENCE for immediate sale at this process to go to Northwest; good orchard; very cheap and pretty spot; terms arranged. See this, as well as others.

\$4600 OVER 16 ACRES BEST fruit land, about 5 acres in first-class fruit. \$5700, twenty-three acres, including stock; 6 acres of fruit in full bearing; ten-roomed brick house. \$7000, fifty acres, plenty of fruit and beautiful spot; good frame dwelling and barns.

first-class road to the property; faces on Beaver Lake; about half an acre right in the lake; splendid trout fishing and other kinds; shooting and boating up river to other lakes; 10 miles of water to go on; 40 acres cleared, balance mostly maple; plowed last2fall; clearing all fenced; small, three-roomed log house and kitchen, log barns; no better summer resort; posses-

FARMS-THE PRICE IS AWAY BE-\$15000-ONE HUNDRED ACRES - no no land can be better; build-ings are good; brick house, with all conveniences, on Yonge-street; nothing like, this in the market that I know of.

PER ACRE—ONLY ELEVEN miles from Toronto, 2½ east from Yonge; one hundred acres; farm close to this, no better, sold at \$110 per acre; house very fair; plenty of buildings; within five years you will be looking for good

\$65 PER ACRE—CLOSE TO KINGS-ton-road, four miles from electric railway; 100 acres. The owner is in busi-\$4500 - FORTY ACRES, WITH

\$4500 - FORTY ACRES, WITH

\$4500 - FORTY ACRES, WITH

house and barns, close to barns, close to barns, close to barns, close to will understand why the price is so low. Expect electric railway to pass close to be to be the price of this then you will be glad to give double this figure. House and barns are fair; one of the best tenants upon this farm overlooking the lake; great investment for someone; less than three years, if I know anything regarding properties, you will be glad to secure this at \$100 per

Fruit Farms.

Sit; close to a gentleman's summer resort, with sixty thousand. No risk here, Will sell you the whole of this, so that money can be made; investment to build cottages and sell. Plan at office. Take house in Toronto and pay some cash. Pretty cottage here for sale or rent for season furnished.

Small Farms.

Fruit Farms.

Fruit Farms.

P2800 — FOUR ACRES, CHOICE land, under fruit; half full bearing; seven-roomed house and large to barn; right in town; part cash, balance barn; part cash, balance barn; right in town; part cash, balance barn; part cash, balance barn; part cash, balance barn; right in town; part cash, balance barn; part cas

Small Farms.

Town of Ingersoll.

E ight Acres, Motte OR Less.

Ive town. Two railways from Toronto; no healther location in Ontavio; land is first-class. You can dispose of everything you can grow at good prices. Barn. \$4000-EIGHTEEN ACRES OF FINdred with fruit; nine-roomed frame dwelling, concrete cellar; barns, and all good. \$6000-Fifty acres, Al land, nine-roomed house, good stabling. \$2560, right in town; just spot for retired family. \$1300, and one at one thousand; good house. \$5000, twenty-five acres.

sell these, he will take both; buildings the \$1000 one; cost more than price.

H. L. Rogers, Real Estate Broker 43 Viotoria St.

\$3950 AVENUE ROAD, WEST ed house, all modern conveniences, sin hundred cash required.

stoomed five \$4600 PARKWAY, NINE ROOMS detached, square plan, hard wood floors and finish, three handsom mantels, hot water heating, two veran handsom the beauty of large lot we have a complete list of best house bar-gains in this fine residential district; in-terviews invited.

\$5700 QUEEN'S PARK VICINITY, fine north side residence, having eleven large rooms, beautifully decorated, new plumbing and heating, large verandah and balcony, thirty foot lot, inspection invited.

\$6350 ALEXANDER, DETACHED eleven fine rooms, square plan hot water heating, everything quite modern. This property will make excellent recently house, enquire coming house; enquire.

\$9500-ANNEX, NEAR BERNARD, fine detached residence, square planned, having ten rooms, tiled bathroom, billiard room, conservatory, etc., expensively finished in hardwood, hat water heating, five mantels, laundry, brick divided, plastered basement, nearly fifty foot lot; enormous sacrifice; honestly worth eleven thousand. worth eleven thousand.

\$4500 store, BLOOR W., NORTH and the side, eighteen foot lot; we have a complete list of stores for sale on Bloot and College-streets, from this price to thirty thousand; by consulting us you can land like this at double this figure; only for immediate sale at this price; might \$7500-INVESTMENT, STORE, COL.

H. L. Rogers, Real Estate Broker

without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this without the residence is worth \$6500: If you see this didling in full bearing; close to postoffice; about 50 fruit trees of various postoffice; about 50 fruit from the full specific postoffice; about 50 fruit from the full specific postoffice; about 50 fruit from the full specific postoffice. The full specific postoffice and there stores of buildings ceets of the full specific postoffice. The full specific postof

**PROPERTIES** FOR INVESTMENT

\$2500-An artistic home, just pleted, six large rooms, solid brick, gas and electric light, every modern convenience, colonial verandah, concrete walks, full size cellar; this house is ideal in every

\$2500 — Lee - avenue, solid brick, square plan, gas and electric light, all conveniences, large lot with shade trees.

every convenience, colonial verandah. \$3100\_Corner Lee and Violet-avenues, eight rooms, solid brick, overlooking new city park and Lake Ontario; these houses

are a bargain; come down to-day

\$2500 - Lee - avenue, solid

brick, cross hall plan, six rooms,

and look them over. \$3100—Corner Hambly- and Williamson-road, eight rooms, all conveniences, large lot, electric light and gas, colonial verandah. We are erecting one hundred houses at "The Beaches." If you are looking for a house it will pay you to call at our office and

get particulars of our properties.

W. N. McEACHREN

"HOME BUILDERS" 2193 Queen St. E.

NISBET & BACON, OAKVILLE

OFFER A NUMBER OF GOOD FRUIT farms, from 4 to 50 acres. DAIRY AND GRAIN FARMS, FROM 50 to 200 acres.

SOME EXTRA GOOD VALUES IN building lots, suitable for summer HOUSES AND LOTS IN OAKVILLE.

MATUR Their

nd other sin ig this year. ffers unusua proposals for lard bonds period of a itable secu nger period

High-grad ield the in used as a DO

SEC CORPOR 26 KING ST **EDWAR** 

gafe Inves Cor. King and

FIVE PE Nova Scotia

The Nova Spany, Limited ent outstand crued interest issue of 5 pmortgage bon also issuing \$ benture stock a second mor The presenthe right of t for their prenew 5 per ce or the new 6 It is believe.

n the va the company times the am being issued are about thest. This simarkable co a year in th

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Notice