Summer Resorts

The Union Trust Co., Ltd.,

174 Bay Street

\$3500 - MUSKOKA, NEAR Bodence on Lake Joseph, 15 minutes by rowboat from Port Sandfield, Ont, residence on Lake Joseph, 15 minutes by rowboat from Port Sandfield, ten minutes' walk to Port Carling-road, 100 feet x 392 feet, sandy beach, 7 large rooms and square hall, 3 verandahs, front and back stairs, plastered throughout, stone foundation cellar, oak floor in parlor, linoleum on dining room floor, about \$200 worth of furniture in house. Excellent drinking water from running spring. This property is on mainland, and is offered at a very low price and easy terms, as owners cannot resume use of it.

\$2800 — OAKVILLE, ONT., beautiful spot on east side of Park-avenue, the best residential part of the town, eight-roomed house, new two years ago, beautifully decorated throughout, electric light, long distance phone, furnace, hard and soft water in house, enamelled sink, large fire place in drawing room; the lot is 50x22, with ornamental wire fence and with apple orchard in rear, and there are verandahs on two sides of the house within view of the lake, and two or three minutes' walk from good boating, safe, clean bathing, the privileges for which go with the property. Price \$2800. There is also 50 ft. x 232 immediately adjoining on the north with berries and apple orchard, price \$350. We also offer 100x232 immediately adjoining on the south side, with apple orchard, stable, and fir hedge; price \$1000. The three above lots together would make a very desirable place of residence, the house being built for year-round home. About half cash required.

\$4500 - OAKVILLE, ONT., fine stone residence, two storeys, detached, in large grounds, 200 feet square; streets on all four sides. The house is situated on the west side of the town, not far from the lake, and in close proximity to public and high schools. House has four rooms on ground floor, besides kitchen, pantry and outside kitchen, and on first floor are four large bedrooms, bathroom, two small rooms and large storeroom. The grounds are set out with a number of spruce and other ornamental trees and shrubs, and there are also apple and plum trees, and grape vines of good variety. A new Pease furnace has just been put in the house. There is a concrete floor in the cellar, a verandah, a fine lawn and tennis court. Price is \$4500, \$2000 down, the halance at 5½ per cent. There are very fine houses in this vicinity; \$15,000 spent on one residence near by in 1907, and 30 acres added to another beautiful private park and residential property, and there are others.

ALSO

\$6000-OAKVILLE, ONT., RE-

flowering shrubs. There is an avenue of maples to the Lake Shore-road, and a road from the house to the lake. The orchard produces fall and winter apples

built roughcast and contains thirteen rooms over a good stone cellar. There are four rooms besides hall, pantries, and front and back staircases on ground floor, and eight bedrooms on first floor. The price is \$6000 and reasonable terms can be arranged. The neighborhood is of the best on the west side of the town, and adjoins Judge Snider's grounds.

\$5000 - TORONTO ISLAND home, 9 rooms and bath, furnace, hot water boiler, tennis court. Lot 54x189.

\$2575-WRIGHT, SOLID BRICK, 9 rooms; terms, \$700 cash.

\$4000 PEARSON, DETACHED REsidence, cheap; terms, \$1200

\$3700 - LANSDOWNE, NEAR Queen, new, brick residence; only \$500 cash.

\$2500-FERN, NEW BRICK HOUSE, \$400 cash; possession.

free of encumbrance; terms to suit.

D, AT ONCE, ON SALbenses: one good man in with rig, or capable of to advertise and intronted stock and poultry

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RSTER PORTRAIT

ES FOR SALE. SE KILLS AND DE-nice, bedbugs; no smell; ed subator, in use for two success. Will tell cheap! Thite Wyandottes. Write rbank P. O., Ont. 363

PRIGHT PIANO, ELE-e, full 71-3 octaves, a instrument, some fine rgain; other styles, good Bell Piano Warerooms, ed7

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have furniture or other. Call and get terms, tial. The Borrowers' 10 Lawlor Building,

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- QUEEN-GEORGE

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PAULDING, Chairman

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Residences for Sale

C. W. Laker's List. C. W. LAKER, 67 SUMMERHILL AVE-nue. Phone North 3071. All kinds of property wanted.

PLEVEN THOUSAND, DETACHED ELEVEN THOUSAND, DETACHED brick residence, in Rosedale, one of the best locations, up-to-date in every way; to close up an estate; rooms are all over the ordinary size; mantel and grate in hall; also in parlor and sitting room. I have the key at my home. I think if I show you through this you will purchase. The lot is deep and house very bright; close to car line. Balcony cut of dining room, under glass; very large verandah; will take four thousand or more down for this beautiful home. If you will kindly phone me and give about two hours, I will meet you with the key.

\$6000 THIS IS UP-TO-DATE IN every way; just north of College, on Delaware-avenue. This will greatly surprise you if I take you through it; finished in first-class style; up-to-date in every way. Basin in one of the bedrooms, with hot and cold water; separate w.c. and bathroom; also dumb wafter from cellar up; combination. So busy getting up my ad. for news, cannot give further particulars; you will have to get it from it.

SUMMER RESORTS-YOU WILL BE tired, but go on.

JUST RECEIVED INSTRUCTIONS from a gentleman in Kansas City to dispose of his beautiful summer home; family is getting smaller the only reason for disposing of this beautiful home. The house you could not place where it is for less than five thousand dollars, and there are seven acres with this, and is at Lake Joseph—no better resort on the face of this globe, and that is not boasting of our fair Canada too much. The house contains twelve rooms, and is very attractive and a comfortable home. There is a fine large house for steam launch, boathouse for boats, ice house and laundry. House is furnished; a few articles are reserved. This is on Muskoka Lakes, and some of the best summer homes are right here. There are to-day fifty people who would purchase this if they knew it was on the market. I am told there is no quieter spot in Muskoka than here. It is also in a neighborhood of wealthy people.

**PUSINESS CHANCES:** 

PRINTING OFFICE—IN PRESENT office over twelve years. The plant is sufficient to keep twenty men going; about one thousand dollars' worth of work now in the office. It is in one of the best business sections in Toronto, and any live man can clear net at least from four to five thousand dollars net yearly. Sickness is the only cause for disposing of this going business. About two thousand down is required, or might take in partner. The only reason this is not sold is for want of the cash. No better money-maker can be had in Toronto.

153 FEET-THE THREE CHOICEST lots in Deer Park, I care not where you go. This avenue will, within two years, be one of the healthiest and best locations in the City of Toronto, as it runs to a crescent to St. Clair, and north to Heath-street, and these are opposite to a beautiful home and fine class of homes all around; pretty one, just west of these and east; they are 186 deep, large shrubs; for immediate sale, \$45 ter ft. will take the 153 feet, or sell 102 by 51 separate at \$47.50 per ft., but only for immediate sale. Whoever purchases these before the end of the summer will get \$60 per foot for them. Just you wait and see. 300 feet above the lake.

one of the coming sections. Have some right close to this at \$30 per foot in 100-foot lots. You can secure this at \$12 per foot, but only while the grass is covered with the beautiful snow, these are only 15 minutes' walk from my home. You who have a little cash to spare, here is your opportunity. Just close to the bridge in Moore Park. Nothing like this in or around the city—not at \$5 per foot more.

have plan at my home; restrictions upon this, so it is all right; \$15 per foot; 50-foot lots.

ONE OF THE BEST CORNERS ON Bloor street west, will build any doc-tor or dentist or business man a store or house off his own plan; great opportun-ity right here.

furnace, hot water boiler, tennis court. Lot 54x180.

ALSO

\$2500 - NIAGARA-ON-THE-Lake, large frame dwelling, with enclosed verandahs on two sides. Nine large rcoms and two acres land, laid out in lawn, orchard and garden, tennis court, etc. Two blocks from Queen's Royal Hotel.

THE UNION TRUST COMPANY, Limited, 174 Baylstreet.

W. A. Morrison's List.

SPECIAL BARGAINS IF TAKEN, AT once:

\$2500 - GARDEN AVE., BEAUTIFUL detached, new, up-to-date

| tyright here. |

\$3500 EACH-PAIR SOLID, WELL-built, brick, eight-roomed houses, overmantel and grate in parlor; large, bright sitting room, with cabinet, mantel and grate: good dining room and kitchen; cellar full size, concreted, launditchen; houses are grained; plumbing is all that can be desired. These two houses as all that can be desired. These two houses as the snow is gone you will be looking for these at five hundred more, and they are in the Annex, about three minutes' walk from two car lines. Will take one thousand down on each; no better investment in Toronto; would easily rent for thirty dollars; sell separate or pair. Keys at my home; show you day or evening. You must move quick to secure one or both.

\$3500 GARDEN AVE., BEAUTIFUL detached, new, up-to-date home.

\$2500 IF A NEW, DETACHED home can be built the way this is for this figure. I would like to see it very much; only this one; contains seven of the brightest rooms, good concrete cellar and a Sunshine furnace; the plumbing is roughed in, and drain ready to connect to the city sewer just as soon as it nect to the city sewer just as soon as it is laid on this avenue; also gas, large colonial verandah, concrete walks, and a bathroom: this is a good investment or home; when it is gone no more like it can be secured; Deer Park; keys at my home. \$2600 LANSDOWNE, SOLID BRICK residence, owner going to Vancouver; will accept \$2300 cash if taken

\$3700 MACDONELL, SOLID BRICK, 9 rooms; terms, \$1000 cash.

JUST ONE FIFTY-FOOT LOT, ON ST Clair-avenue, north side, a little west from Bathurst-street. My client lives our

C. W. LAKER, 67 SUMMERHILL AVE. Toronto, Phone North 3071.

\$2000-MACDONELL AVE., TERMS suitable.

\$2200-MARION STREET, RENTS cas cas. \$3000 EUCLID AVENUE, 8 ROOMS solid brick, all conveniences. \$2300-SHAW ST., EIGHT ROOMS, in excellent order, up-to-date plumbing, close to Queen; selling cheap; \$3400-BEATRICE STREET, SOLID brick, 8 rooms, built one year,

\$2500-NORTH PARKDALE, SOLID brick residence; terms, only said cash; immediate possession. \$3150-MONTROSE AVENUE, rooms, new, easy terms. \$1500-HAMBURG AVENUE, SIX Corporation, 59 Yonge-street.

\$2400-NORTH PARKDALE, BEAUtiful, new, up-to-date residence,
all decorated throughout; big snap; only
\$325 cash, balance \$20 every three months;
cheaper than rent; possession at once;
key bare

\$25000-HOTEL, BRITISH ARMS, well covered with fruit trees and for city property.

for city property.

W. A. MORRISON, 163 LANSDOWNE

Well covered with fruit trees and small fruit; good sized house and barn and outbuildings, close to the Village of Weston. Apply to A. E. Mather, Weston.

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Two desirable pieces of land with Railway Siding. Long Term. They will cost not more than \$50 per year ground rent per 40 feet frontage.

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FARMS FOR SALE.

C. W. Laker's List. C. W. LAKER, 67 SUMMERHILL AVE.

Farm Property.

\$6500 a disinterested gentleman, who knows it well, that whoever secures it will get a good farm at the right figure. I have instructions to dispose of this at once, which I am going to do; that is the reason I have to take this figure for it; terms I will try and arrange for you; contains one hundred acres, more or less, with \$6 acres or more being under cultivation, and balance bush and pasture; there is a never-failing spring creek running through this; it is well fenced with straight rail; bank barn just finished; also good well at the barn; large frame house, in good order; splendid spring water, also plenty of soft water; garden, with all kinds of small fruits; good orchard, different kinds of apples, mostly Spys; large frame driving shed, room for all implements and vehicles; situated in the best location in Ontario, and the best farming district, so close to Toronto, right on gravel road, and school opposite, and just north of village of 500 population, within half-mile of the postoffice, and stores, blacksmith and harness shops, also G.T. Railway station; grain elevator right here; four churches; splendid high school at Markham, only ½ miles distant east; good workable clay loam; the best of reasons for disposing of this beautiful farm. I wonder as I write this who will be the lucky family to secure; no healthier location can be found in the Province of Ontario. You must make all arrangements with me, and not stay too many days, if you want it. Farms like these are seldom in the market. Farm Property.

C. W. LAKER, 67 SUMMERHILL AVE.

PROPERTIES FOR SALE.

\$4000-ADELAIDE ST. EAST, 26 : \$10000-BOND ST., BRICK, THIR-teen rooms, hot water heating, bath, gas, etc., good central location.

\$4000 CHARLES STREET. TEN rooms, bath, gas, furnace, etc. six thousand. \$8500 CHURCH STREET, TWELVE rooms, two bathrooms, hot water heating, gas, etc.

\$2500-HILLSBORO AVE., ROUGH-cast, 4-roomed dwelling, lot 100 feet frontage.

\$2500-HARBORD STREET, SOLID brick, seven rooms, bath, gas,

\$7500 LABURNAM AVENUE. DE-tached, twelve rooms, two bathrooms, hot water heating, gas, etc. \$12000-MADISON AVE., DETACH-ed, hot water heating, fifteen rooms, two bathrooms, square hall.

VACANT LOTS-THE BEST THAT \$6000-McCAUL ST., SOLID BRICK, ten rooms, bath, gas, furnace,

\$2500 ONTARIO STREET, EIGHT rooms, furnace, etc. \$7000-RICHMOND STREET WEST three dwellings, conveniences. \$6500 SHERBOURNE STREET, DEtached, brick, eleven rooms, bath, gas, furnace.

\$15000 SPADINA ROAD, DETACH-ed, brick, thirteen rooms and two bathrooms, square hall, hardwood

\$3100-PALMERSTON AVENUE, 8 rooms, every convenience, \$1000 \$6000-SACKVILLE, FOUR HOUSES -Each six rooms, cellar, etc.

\$6500 SPADINA AVENUE, SEMI-detached, brick, nine rooms and bathroom and all conveniences. \$22500-WALMER ROAD, DETACH-ed, brick, sixteen rooms, three bathrooms, steam heating, square hall, hardwood finish.

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TO LET five flats \$1500 Per Annum

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FARMS FOR SALE.

W. A. Lawson's List. TAYE ARE CONTINUALLY DISPOSING of farms, therefore have to keep listing new places in order to supply the demand. Here is a list of fresh ones just listed, price and terms are correct.

3 ACRES IN THE VILLAGE OF Churchville, on C.F.R., about twenty miles from city; good train service to and from Toronto; good sized roughcast house, barn and stables, some fruit trees; splendid well; twelve hundred.

Jacobs & Cooper's List.

\$2400 VANAULEY STREET, NICE & From the stables are compared house, hot and cold water, gas; lot 18x120; work shep on lot.

12 ACRES, WITHIN TEN MILES OF

balance cultivated: two acres orchard; plenty water; good fences; good frame house, bank barn, carriage house; pig-

\$5500 EUCLID AVENUE, SEMIwater heating, bath, cellar and electric
light.

\$3000 EUCLID AV., BRICK, NINE
rooms, bath, furnace, etc.

\$2500 HILLSBORO AVE., ROUGH
\$2500 AVE., ROUGH-

125 ACRES, TRAFALGAR, SOUTH of Dundas-street, about four miles to Oakville Statfon, convenient to school, church and postoffice, mostly level; ten acres bush, balance cultivated; clay loam; two acres orchard; watered by spring, creek and walls; soud fences: by spring, creek and wells; good fences; fair sized frame house; two frame barns, piggery and hennery; plenty stables; possession this spring if taken at once; fifty-five hundred.

FOR RENT, 50 ACRES, SCARBORO, on lake front, all cultivated, in pink of condition, good nine-roomed house; bank barn; nice orchard. Call for terms.

150 ACRES, NEAR AURORA, FALL work all done; ten acres fall wheat, looking splendid; good brick house, bank barn; will let for one or five

WANTED, 500 CANADIAN FARMERS and farmers' sons, to settle on 180,000 acres of choice wheat land in Alberta acres of choice wheat land in Alberta and Saskatchewar.; grand opening for smart men with small means to make big returns. All our land guaranteed as represented. Our terms make it absolutely safe buying. Our crop payment plan does not demand an impossible payment if you have a poor year. Write or call now for full particulars and join our special excursions. W. A. LAWSON, ONTARIO'S FARM Selling Specialist, 48 Adelaide-street East, Toronto.

PROPERTIES TO LET. The Toronto General Trusts Corpor

\$32-ELM GROVE AVENUE, TEN rooms and all conveniences. \$800 -PARRY SOUND, 200 ACRES, 30 cleared, balance timbered, near sawmill, postoffice and school. Owner 43 Somerset-avenue, Dovercourt. ed. \$350 FOR SEASON — HANLAN'S \$350 FOR SEASON - HANLAN'S Point, partly furnished, seven in banking. Best references Box 200

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Three Story Stone and Brick Building, 35x80, with deep basement, lane on two sides, steam heating, hoist, ADELAIDE STREET, near Yonge, \$3000 per year.

A very desirable warehouse. FRED H. ROSS & CO. BUSINESS REAL ESTATE. 30 ADELAIDE STREET EAST

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J. Davis & Co.'s List. property that any one can make good profits out of, suitable for fruit or gardening: sixty-five hundred.

100 ACRES, IALTON: TORONTO twenty-six miles; Streetsville five miles; clay and sandy loam; 3 acres band, balance cultivated; two acres or chard.

creek running across the centre; within 1½ miles of station; 2 sawmills in the village; balance of land is heavily timbered; best sugar bush in the country; the timber and cordwood will sell for more than double the price; the soil good, some hilly, mostly rolling, some stone, no rock; good 6-roomed house and first-class barn and stable; owner is leaving for the west; must be sold; terms, half cash; also other farms for sale.

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No!SON. 37 Jarvis-street.

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CAMPBELL BLACK, OSTEOPATH, graduate of A.S.O., 507 Sherbourne-street.

23 DUNDONALD-STREET.

139. SPADINA-ROAD.

165 MADISON-AVENUE, TORONTO.

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Agency Company, Limited, 6 College.st.,
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Bank Chambers, East King-street, corner Toronto-street, Toronto. Money to

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A UCTION SALE OF FARMS: STOCE and implements; part of lot 19 and 2 first con., lot 19, in second con. East York. Pure bred and grade Holstein horses, sheep and implements; see grain and hay. Property of the lat Samuel G. Dunn, Willowdale. Notice of sale date later.

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