

Houses for Sale,

—BY—

J. CRADOCK SIMPSON & CO.,

*Real Estate, Insurance
and Investment Agents*

181 ST. JAMES ST.,
MONTREAL.

J. C. SIMPSON.

H. L. PUTNAM.

OVERDALE AVENUE—A stone front tenement, in good order, well rented, and three self contained stone front houses. Very moderate prices, will sell en bloc or separately (S).

VICTORIA STREET—A good solid brick house, well rented, on lot 26 feet front. Low price to a prompt buyer. (S).

CHAMPLAIN STREET — Four solid brick cottages, and two tenement buildings containing six dwellings close to Ontario street car line. Lot 111 feet x 114 feet. Rear portion of lot could be built on. (S).

LAMBERT & SON

CARPENTERS, JOINERS
and BUILDERS

Estimates given at short notice for general repairs

357 BERRI STREET.

Bell Tel. 6443. Merch't Tel. 255.

Chenery & Laver,

Lock-smiths, Blacksmiths,
General Machinists.

BICYCLES, MOWING MACHINES, &c.,
Promptly Repaired.

First class Workmanship Lowest Prices
305 St. Lawrence Main St

DESRIVIERES AVENUE—Two brick encased tenements, containing four dwellings, all occupied by good paying tenants, easily rented. Price \$4000. (177-B).

ST. MAURICE STREET—The centrally situated property forming corner of St. Henry street. Lot has a frontage of 80½ feet on St. Maurice and 44 feet on St. Henry street, with the solid brick buildings thereon, suitable for warehouse or any business purpose, would be sold at city valuation. (175-B).

PEEL STREET—Close to St. Catherine, a large house, specially laid out for a dress-making business, or for a professional man. Will be sold under pressing circumstances at a great bargain

ST. LUKE ST.—Two stone-front apartment houses close to Guy Street, costing over \$12,000 rented (at low rentals) for \$900; will be sold for the mortgage and charges amounting to \$9,500. An opportunity for a small capital—only \$3,000 cash required.

AQUEDUCT STREET—A pressed brick modern tenement, in perfect order; would be a good investment; always sure to rent. Price \$6,750. (577-3).

During the corresponding month of last year 113 transfers were recorded, amounting to \$407,661.81.

The real estate mortgage loans, recorded during the month of May in the registration division of Montreal West amount to \$166,500; of this amount \$30,000 was placed at 4 per cent. \$20,000 at ½ per cent. \$74,000 at 5 per cent. \$10,800 at 5½ per cent. \$24,500 at 6 per cent. \$1200 at 7 per cent. and \$8000 at a nominal rate.

The 4 per cent loan was in one amount of \$30,000, the 4½ per cent. in one amount of \$20,000, and the 5 per cent in ten amounts of \$7500, \$5000, \$5000, \$500 \$4,000 \$18,000 \$3000, \$20,000, \$5000 and \$8000.

The lenders were:

Estate and Trust Funds.....	\$ 20,500 00
Insurance Companies.....	20,000 00
Building & Loan Companies	5,000 00
Individuals	112,000 00
	\$166,500 00

In Montreal East the loans recorded amount to \$169,937, of this amount \$3000 was placed at 4 per cent; \$17,000 at 4½ per cent; \$46,700 at 5 per cent; \$43,000 at 5½ per cent; \$43,087 at 6 per cent; \$2,150 at 7 per cent; and \$15,000 at a nominal rate.

The 4 per cent loan was in one amount of \$3000, the 4½ per cent in one amount of \$17,000, and the 5 per cent in six amounts of \$20,000, \$1,000, \$5,000, \$3,000, \$11,000, and \$6,000.

The lenders were:

Estate and Trust Funds.....	\$11,000 00
Insurance Companies	36,000 00
Local Institutions	20,737 00
Building & Loan Companies..	36,900 00
Individuals.....	65,300 00
	\$ 169,937 00

NOTICE.

The publishers of the REAL ESTATE RECORD would like to get the correct address of any reader of the REAL ESTATE RECORD who has moved this spring.

BEAVER HALL HILL—A stone front house on this popular thoroughfare, suitable to convert into a shop. Price \$10,000. (13C-a).

BISHOP STREET—A handsome stone front house, 29 feet front, near St. Catherine street; has all modern improvements, in perfect order. (837-3.)

BISHOP STREET—A handsome stone front double residence, 40 feet front, cemented cellar basement, hot water furnace, all modern improvements. The interior arrangement and workmanship leaves nothing to be desired. Particulars and permits to view at office. (75-B).

BISHOP STREET—A cozy stone front cottage, extension kitchen, hot water furnace with all improvements, nice order. (73-B).

BURNSIDE PLACE—A large pressed brick residence, corner of Guy street, built three years ago by owner for his own occupation; has all modern conveniences, plumbing and drainage exceptionally good; electric light throughout. Call or send for permit to view. (753-3).

CEO. S. KIMBER, House, Sign and Fresco Painter

ALL KINDS OF PAPER-HANGINGS IN STOCK.
2466 ST. CATHERINE ST., MONTREAL
BELL TELEPHONE No. 3237.

J. A. U. BEAUDRY.

Civil Engineering, Land
Surveying & Patents.

107 St. James Street. Tel. 1669.

BURNSIDE PLACE, corner University street.—A brick shop, with dwelling above, on the corner, and a good brick house adjoining, yielding a net revenue of \$1140 per annum. A good investment property. (72-B).

CADIEUX STREET—A comfortable nine-roomed brick cottage, in good order; walls all oil painted; marble mantel; gas fixtures throughout. Price only \$2,300 (117-3).

CANNING STREET—A block of four brick tenements containing twelve dwellings, rented to good tenants for \$1,958 per annum. A good investment property. (721-3).

CHARLEVOIX STREET—A block of brick encased tenements, corner of Ryde street, containing eleven dwellings and one shop, on lot 90 feet front (73-B)

CHERRIER STREET—A block of stone front tenements, corner of Berri street, heated by hot water furnaces, rented for \$1368 per annum. A good investment. (61-2B).