

THE OUTLOOK FOR REAL ESTATE.

We note, since the issue of our last number, increased inquiry for real estate, a firmer tone among property holders, and more confidence in the future of land and houses on the part of the public generally. Although but few transfers have actually been effected, still a considerable number are, or have been, under negotiation and the opening spring will doubtless witness much activity in this line.

An important element in fixing the values of real estate is the stability of the government. An unsettled administration that is liable or likely to make way for another with a different policy unsettles the prices of all kinds of property, so far at least as to check any buoyant tendency. A confidence in the stability of the present governments, both Local and General, and in the good intentions, especially of the latter, in the way of pushing public works and other improvements in this Province and County is restoring a tone of security in the value of property that has been wanting for a long time.

Property in this city has for several years labored under the depression that has so disastrously affected commodities of all kinds but, sensitive to the first indications of returning prosperity, it already displays symptoms of an advance that promises to be marked and permanent.

The efforts of our parliamentary, mercantile, and civic representatives to make Halifax the great port whence shall be shipped the products of the prolific West to Europe, and where will be received the manufactured goods of the Oriental hemisphere for distribution throughout this Dominion, promise to be shortly crowned with the fullest and most gratifying success. These anticipations, when they become accomplished facts, must cause a very large influx of population to handle and to manage the increased business of the city. This will cause a healthily increased demand for accommodation that will maintain any reasonable advance in the prices of houses and building lots that may be made.

Already, holders of property are unwilling to force sales or even to part with it on terms that they would have thought themselves fortunate to have obtained six months ago.

The causes that are operating to advance the value of property are also stiffening rentals, and there are now less empty houses and shops in Halifax than there have been for some time at this season of the year. Rents asked are, and will be higher than they were last year.

We can only, in view of these facts, advise our friends and readers, as we did in our December and January issues, that the present is a good time to secure property in Halifax, whether for a home or on speculation. "There's money in it."