

ST. LAWRENCE STREET—A brick shop and two tenements in rear on St. Dominique street above Sherbrooke; rented for \$864 per annum. (481-3).

ST. LOUIS SQUARE—A full sized stone front house, 27 x 40 feet and extension, heated by hot water furnace, dining-room, and small conservatory on ground floor 9 bedrooms; carefully planned and well built for owner's occupation. Price moderate. (835-3.)

ST. LUKE STREET—Two stone front tenement houses in first-class order. Rental \$150 per annum. Price \$13,500. (575-3).

ST. LUKE STREET—Two new houses in pressed brick with stone trimmings of latest design and thoroughly well built, adjoining red stone house corner of Elm Avenue. A very convenient locality. Inspection and offers solicited. (731-3).

ST. MARK STREET—A good stone front corner house, in good order, well rented, heated by furnace. Would be sold at a very low figure. (153 B.)

ST. MARK STREET—Two new red stone front houses, near Dorchester street, 29 feet by 43 feet each, lot 110 feet 10 inches deep; material and workmanship first-class, every convenience, modern improvements, moderate price. (279-a).

ST. MARK STREET—A stone front terrace house, just above Dorchester street, ten rooms, in good repair. Price only \$5000. (711-3).

ST. MARK STREET—A stone front house, just above Dorchester street and contains 12 rooms. Daisy furnace, in good order. Price \$7000. (893-A).

ST. MARK STREET—A stone front double cottage, 30 feet wide, heated by hot water furnace, has all modern conveniences. (875-a).

ST. MARK STREET—A comfortable cottage above St. Catherine street, 25 feet front, heated by furnace; all in good order. Price \$6200. (29-B).

ST. MARK STREET—A comfortable stone front house occupied as private dwelling, near St. Catherine street. House contains 11 rooms, heated by furnace and in good order. Price only \$6500. (281-3).

ST. MARK STREET—A well built 2½ story rough stone front house, with freestone trimmings, containing 11 rooms, store room, pantry, etc., two fire-places and marble mantels, heated by furnace; floors deafened throughout, drainage perfect. Fuel shed and stable in rear, with covered passage from house. Price only \$6500. (639-3).

ST. MARK STREET—A neat stone front cottage, containing 10 rooms, heated by hot water furnace, in first class order. Price only \$5500. (88-B).

ST. MARTIN and MORELAND STS.—Eight stone front cottages, all fully let to prompt paying tenants, low price, or might exchange. (233-a).

tion of air in the entire system of branches, the answer is made that "plumbing work can, and should, be always skillfully arranged and planned, so that the fixtures are located immediately adjoining well-ventilated soil or waste-pipe lines. If thus arranged, the short branches will be so well flushed by the frequent discharge from the improved modern fixtures with large outlets—each of which constitutes in itself a small flush-tank—as hardly to require any other purification or aeration." And he urges that only fixtures having the features named are suitable for plumbing work. A description of the simplified method illustrated by diagrams can not be here reproduced, but it appears to confirm the claim that this method is generally practicable. Rules desirable to observe when planning the system are given. Finally, the author claims to be able to prove experimentally that "security against back pressure, loss by momentum, evaporation, siphonage, and loss of seal by capillary attraction may unquestionably be attained by the method described." The paper is both progressive and aggressive. It closes with a prediction that "the trap-vent law will ultimately be repealed, and that simpler and better methods will take its place." If the system proposed by Mr. Gerhard is better than, or, as we are willing to concede, even as good as, the trap-vent system, its superior cheapness is sure to force it to the front.—*Engineering Magazine*.

COTTAGE ARCHITECTURE.

An agreeable and thoughtful article on this subject by Mr. Ralph Neville, in the *Journal of the Royal Institute of British Architects* (Dec. 31), presents a discussion under the following four heads: (1) Accommodation; (2) the style; (3) the plan; (4) the material. We have long thought that cottage architecture affords a field for the exercise and cultivation of artistic feeling which, if not equal to the possibilities of large, stately buildings, may confer gratification upon those whose taste has not had the broader opportunities for cultivation, as well as upon those who are landscape artists in the full sense of the word. A cottage and its surroundings, no matter how humble or inexpensive, may form so attractive a picture that even a trained artist would take pleasure in holding and studying the secrets of its charm; the more highly trained the artist may be, the more likely it is that he will delight in charming effects produced in the simplest way. A true lover of beauty does not gage his fee of admiration by any social or conventional scale whatever. A difficulty which usually accompanies the design of a cottage—the slender sum which can be devoted to the building—seems to a class of mind somewhat above the monotonous plane of money-making to add to the interest of the subject. The art of making beautiful that which is at the same time inexpensive seems to be an art the cultivation of which the whole mass of humanity would benefit by. The cottages treated by Mr. Neville are of the humbler order, such as are occupied by rural laborers;

ST. MATTHEW STREET—A well-arranged and roomy stone front house, with two story extension, heated by hot water furnace, in thorough order; good stable and coach-house. (131-B).

ST. MONIQUE STREET—A handsome stone front cottage, nicely situated on the high ground above La Gauchetiere st., fitted with all improvements; 8 rooms. (825-3)

ST. URBAIN STREET—Brick incased tenement, two dwellings, hot water furnace in each, newly built; good investment property. (111-B).

ST. URBAIN STREET—A well built stone front cottage, with extension kitchen, heated by Daisy hot water furnace; everything in first-class order. Built for owners' occupation. Lot 25 feet by 100 feet. Good stables; moderate price. (763-3).

ST. URBAIN STREET—A well built stone front tenement, in good order, well rented, near Sherbrooke Street.

ST. URBAIN STREET—Two brick houses near Dorchester street, could be converted into four dwellings at very little expense, and would rent readily. (675-3).

TORRANCE STREET—A two-story solid brick house, extension kitchen, nice family house at a very low price, 6 bed-rooms, price only \$4,500. (769-3).

UNION AVENUE—One of the best positions in the city for a medical man; a fine cut stone front house, 30 feet wide, with bay window and stone steps; all conveniences, steam-heating; in perfect order. Call at office for permit to view and particulars. (411-A).

UNIVERSITY STREET—A stone front, semi-detached residence, well built and in good order throughout. Lot 37½ feet by 120 feet, running back to McGill College grounds. House is conveniently laid out, and would be sold for \$9500 to a prompt buyer.

UNIVERSITY STREET—A well built brick house, above St. Catherine street, on lot 24½ feet by 100 feet, in thorough order, extension dining room, hot water furnace, dumb waiter, etc., eight bed-rooms. Price \$9000. (653-3).

UPPER UNIVERSITY STREET—A magnificent residence property situated at the corner of Pine Avenue and comprising an area of over 200,000 feet, cut stone residence and other buildings thereon. This property is specially adapted to subdivision purposes, and there is money in it for any enterprising capitalist or sub-divider. A splendid site for an institution. Particulars at this office. (B-67).

UNIVERSITY STREET—A stone front corner house, beautifully situated on the best part of the street, heated by hot water furnace; all modern improvements. (791-3).