## puts---

and

Victoria, B. C.

ENGRAVERS.

ENGRAVER, Stencil Cut Engraver. Geo. Crowther, eet, opp. Post Office. c., should consult us when pre guide books, advertising litera d all kinds of illustrated fold a group photos artistically an ee best results. B. C. Photo-ng Co., 26 Broad street.

EDUCATIONAL. WANT thorough instruction and, typewriting, bookkeepin ourse at The Shorthand School street, Victoria, B. C. E. A. an. principal.

Early and late cabbage, 25c. cauliflower, 50c. per 100; tomac. per box. Grape vines and in pots; now is the time treem. G. A. Knight, Mt. Tolmic

CACTUS DAHLIAS, hangin bedding plants, etc., delivere art of city. Post card will fin Tolmie Nursery.

LEGAL. FISHER, Barristers, Solici , Ottawa. Parliamentary, De tal and Patent Office Agents before Rallway Commission Murphy. Harold Fisher.

JOHNSTON, Barristers, Solid Parliamentary and Departments, Agents before the Rapther Commissions and in t

ESHAW, Medium and Heale tham street. Sittings daily am street. Sitt

MONUMENTS. AND MARBLE WORKS-given for monuments, etc. llips, 74 and 76 View street

TO LOAN on all kinds of ap-

WATCH REPAIRING. CH. 99 Douglas street. Specialty lish watch repairing. All kinds and watches repaired.

MERCHANT TAILORS.

MORE, NO LESS, \$25—As we at one price. I make \$30 and \$35 order for \$25. I carry a very stock of imported woollens. I sarantee you a perfect fit of any s I have 28 years' experience in One order shall convince you. ensen, tailor, 92 Government up over Western Union Telepoffice.

ENNEDY, Teacher of Singing Michigan street. Tel. A1446.

PAPERHANGING. r, Painter, Glazier and Paper-Estimates given. Beaumont PERS—New designs. Wall-lepartment well stocked. Jos. 17 Douglas street, opposite City

TRUCK AND DRAY. NG—Quick service, reasonable. Walsh Bros., Tel. No. 1 Feed Store, 30 Yates street.



Mitchell DOUGLAS STREET

fruit.

ou are looking for a home, well imed with trees, shrubs

## Merely Some Which Has Not Been Advertised.

REAL ESTATE ADVERTISEMENTS.

REPLIES TO ADVERTISEMENTS.

ters in reply to advertisements in lassified columns of claimants as follows: MBERS-60, 75, 91, 148, 175, 206, 214, 230, 253, 442, 450, 509, 705, 939. ETTERS—B, C. E., C., D., F., G., H. S. J. H., T. J. O.

WANTED-MALE HELP. a word each insertion. D BOY WANTED—To learn the mbing trade. Apply A. Sheret, 72 t street. ANTED-Two apprentices to learn collermaking. Apply Victoria Machin-Depot.

INTELLIGENT PERSON may \$75 to \$100 monthly corresponding newspapers; sure steady work; no vassing; experience undecessary, for particulars. Press Syndicate, kport, N. Y.

WANTED-FEMALE HELP. Advertisements under this head a cent a word each insertion. VANTED—Girl for care of children. Apply evenings, 87 Pandora street. ANTED-A waitress. Apply Dominion

ANTED—A woman to do general house work. Apply 47 King's road. OUSEKEEPER—Applications will be ecclived for the position of housekeeper at the Provincial Royal Jubilee Hospital, victoria. Applicants should state fully heir uaqlifications and furnish references or copies of testimonials. For urther particulars address F. Elworthy, ecretary, Victoria.

INTELLIGENT PERSON may rn \$75 to \$100 monthly corresponding newspapers; sure, steady work; no nvassing; experience unnecessary, ckport. N. Y. Lockport, N. Y.

VANTED—Ladies to do plain and light
sewing at home, whole or spare time;
good pay; work sent any distance,
charges paid; send stamp for full particulars. National Manufacturing Com-

SITUATIONS WANTED MALE.

AN EXPERIENCED BOOKKEEPER, with first-class Victorian references, has portion of day at liberty. Address P. O. Box 340, city.

CONTRACTORS We can furnish you with laborers, or any kind of men, at short notice; Poles, Slavs, Huns, Italians, Lithuntans, etc. Boston Shipping Co., 18 Norfolk street, New York City.

SITUATIONS WANTED-FEMALE. Advertisements under this head a cent a word each insertion.

WANTED-MISCELLANEOUS. dvertisements under this head a cent a word each insertion. ANTED-\$1,500 for 2 years, on mortage, new house and 2 lots, value \$5,500 tate interest required. Address A. B., Times Office.

ANTED—For month of July, a furnished house, with five bedrooms. Apply with terms, Box 1627, Times Office. NTED-Old cotton rags; must be

ANTED—To rent for one year or more, by a gentleman from the East, a FURNISHED HOUSE of at least 12 rooms, with 4 or 5 acres of ground preferred. Apply to Gavin H. Burns, Room 20, Five Sisters' Block. NYESISTER BIOGR.
ANTED—To purchase, about 3 acres
f land, suitable for poultry, a few miles
rom city; must be reasonable. Apply
L.T., 146 Johnson street.

NTED—Old coats and vests, pants, toots and shoes, trunks, vallses, shottens, revolvers, overcoats, etc. Highest shorters, Jacob Aaronson's new and second-hand store, 64 Johnson street, two bors below Government street. doors below Government street, wantzen-Scrap brass, copper, zinc, lead, cast iron, sacks, and all kinds of bottles and rubber; highest cash prices paid. Victoria Junk Agency, 30 and 32 Store street. Phone 1335.

MISCELLANEOUS. isements under this head a cent a word each insertion. STENOGRAPHERS wanting positions leave your name with us; no charge made for services. Underwood Agents, Metropolitan Block, Government street, opp. Post Office.

VE FURNISH HELP OF ALL KINDS—Farm, bush, sawmill, railroad, hotel help, etc., etc., male or female. Write Canadian Pacific Employment Agency, 506 Cordova West, Vancouver. ARE OF 2 OR 3 CHILDREN for responsible parties; no objection to infants. For terms and particulars, 139 Cormorant street.

Phone Bi24.

SUSSEX (PRIVATE) HOTEL, 65 Sinclair road, Kensington, London, W., Eng. Addison road station, 3 minutes' walk. Shepherd's Bush tube station, 5 minutes. Terms, Box 340. Victoria, B. C.

FURNITURE—We have secured the agency for the famous Gunn sectional book cases. Come and examine the special features, fully explained. Baxter & Johnson, Government street, opp. Post Office. Grant Your Library Now with a Gunn sectional book case. You will not miss the investment in one or two sections each month until your library is complete. Baxter & Johnson, Government street, opp. the Post Office.

Advertisements under this head a cent a word each insertion. LET-Well furnished house, seven coms, reasonable rent to careful tennt. Apply Box 311, Times Office.

O RENT—House, 6 rooms, Rupert street, modern conveniences, price \$20 per month. E. C. B. Bagshawe, 33 Fort St. LET-Complete furnished house. 22

O LET-Furnished, 6 roomed 2 story house, plano and phone also if neces-sary. Apply on premises, 60 King's road. LET-Eight room house, Churchway, verlooking the new C. P. R. Hotel rounds; immediate possession. Heis-rman & Co.

rman & Co. LET-Two well furnished bedrooms.

LOST-On Saturday, a brooch, in shape of mistletoe leaf. Reward at Times

ROBERTSON & GRIFFITH. 106 GOVERNMENT ST. PHONE 1462

SOME CHEAP BUYS FIVE ROOMED COTTAGE—With stable, on Francis street ..........\$1,400

stable, on North Park street ......\$2,100 SIX ROOMED HOUSE-All modern, stone foundation, just off Dallas

SIX ROOMED HOUSE-On brick

LODGES. COLUMBIA LODGE, No. 2, I. O. O. F., meets every Wednesday evening at 8 o'clock in Odd Fellows Hall, Douglas street. R. W. Fawcett, Rec. Sec., 24 South Government street.

COMPANION COURT FAR WEST, I. O. P., No. 279, meets airst and third Mondays each month in K. of P. Hall corner Douglas and Pandora streets, Janet W. Cariow, financial secretary, 10 Amelia street. L. O. L., 1426 and 1610, meet in A. O. U. W. Hell, Yates street, the first and third Mondays each month. De-gree meeting fourth Wed-nesday.

WOODMEN OF THE WORLD-Victoria Camp, No. 52, Canadian Order of the Woodmen of the World, meets in K. of P. Hall, corner Douglas and Pandora streets, 1st and 3rd Fridays in the month. Wm. Jackson, clerk.

EEN ALEXANDRA HIVE, LADIES F THE MACCABBES, meets 2nd and th Monday of each month, at 8 p. m., n. K. of P. Hall, cor. Dougles and Panora streets. Mrs. T. Watson, record

K. of P.—No. 1, Far West Lodge, Friday, K. of P. Hall, cor. Douglas and Pandera Sts. H. Weber, K. of R. & S. Box 544. VICTORIA LODGE, No. 1, A. O. U. W., meets every second and fourth Wednesday in month at A. O. U. W. Hall Members of Créer visiting the city cordially invited to attend. R. Noble, M.W. Coulst Carifelo, No. 748, I. O. F., meets in K. of P. Hail, corner Pandora and Louglas streets, on the 2nd Tuesday and 4th Monday of every month, at 8 p. m. For information inquire of C. B. Deaville, Fin. Secy., at Meirose Co.'s, Fort street.

COURT VANCOUVER, 5765, A. O. F., meets first and third Mondays in K. of P. Hall, cor. Dougias and Pandora streets. S. Wilson, Secy., Michigan street, James Bay. Visiting brothers cordulity invited.

cording invited.

VATIVE SONS—Post No. 1, meets K. of P. Hall, last Tues of each month. A. E. Haynes, Secy., Bk. of Commerce Bidg. COURT VICTORIA, A. O. F., No. 8930 meets at Sir William Wallace Hall, 1st and 3rd Wednesdays. W./Noble, secre-tary, 144 Oswego street.

Advertisements under this head a cent a word each insertion. FOR SALE—Almost new high grade visible writing typewriter; snap for quick sale. Box 87, Times Office. FOR SALE—Driving mare, 8 years old, drives single or double; also 1 set light double harness, good as new. Apply 312 Douglas street. FOR SALE—A second-hand 2-horse mow-ing machine, in good order, cheap. Ap-ply 70 Frederick street.

FOR SALE-2 appropriations in the Victoria No. 2 Building Society. Flint &

EXTRA LARGE BELL TENT FOR SALE. Apply W. O. Wallace, family grocer, cor. Yates and Douglas. CUTE ON & CO., 114 Years street, make ladies' dresses to order. Cheap sale of Chinese silk and cotton blouses and underwear.

underweir.

FOR SALE—Mandolin, \$6; accordeon, \$3.50; gram-o-phone and 40 records, \$15; book, Frisco Disaster, \$1.50; field glass and case, \$6; 12 new 10-in. records, \$4; Systeme Roskope patent watch, \$3.50; concert flute, \$4.50. Jacob Aaronson's new and second-hand store, 64 Johnson street, two doors below Government.

FOR SALE—A pack home. FOR SALE—A pack horse and farm wag-on, carts and light wagons; carriage painting done, 56 Discovery street, W. A. Robertson & Son.

FOR SALE—Four fresh cows with calves, one team heavy horses about fifteen hundred each, four-inch tire wagon and harness, cheap. Apply to I. J. J. Fisher, carriage shop, corner Herald and Store streets. Advertisements under this head a cent a word each insertion.

FOR SALE—Modern six roomed cottage, with or without furniture, good locality. Apply Owner, 97 Cormorant street. Apply Owner, 97 Cormorant street.

HOUSE FOR SALE—Modern two story, well built, seven roomed residence, with 2 pantries, bath, hot water supply and electric light, close to sea; price 33,000, easy terms. Apply 224, Simcoe street, near St. Lawrence street, James Bay.

4 REAUTIFULLY SITUATED 60 ft. x 161 ft. 9 in. LOTS, being numbers 356-78-9, on Cook street, between Arthur and Topaz a anues. These luts command a magnificent "law of the whole coast. 3500 each. Ten." 1-3 ft. wm, 1-3 in 1 year, 1-3 in 2 years, a. "ep. cent. interest. The Dominion Rea. Estate Exchange, 22 Trounce avenue.

FINE ROOMY HOUSE of 5 apartments, etc., in northern district, newly painted and papered, 2,500, terms. The Omirion Real Estate Exchange, 22 Trounce Ave. TWO HOUSES, on a large Pandora street lot, \$2,100, terms. The Dominion Real Estate Exchange, 22 Trounce Ave.

LOST AND FOUND.

A. B. McNEILL 17 TROUNCE AVENUE.

A LOVELY CHEAP HOME.

LOT 50 ft. x 150 ft., With Fruit Trees, Shrubbery, Lawns, toom House, Nearly New.

all Conveniences, Modern and in Pink of Condition. Fifteen Minutes From Post Office. Will Pay You to Look Into This

PRICE: \$3,500.00. GOOD TERMS.

Proposition.

BRITISH COLUMBIALAND & INVESTMENT AGENCY, LIMITED.

ROOMED COTTAGE AND 3 LOTS-Just off Fernwood road, brick founda-tion, \$2,500. ROOMED HOUSE AND 1 LOT-On Quebec street, James Bay, modern every respect, cheap at \$3,000.

LARGE MODERN DWELLING AND 2 LOTS-James Bay, double frontage, \$4,500. ENDER ISLAND—About 100 acres, sea front, spring of water, portion has been cleared, \$10 per acre,

Second street, modern, large lot, from and back entrance, \$2,600; a bargain.

ROOMED MODERN HOUSE On Fort street, and lot 60x120, facing south, 33,750. WE SELL THE EARTH.

DRURY & MACGURN 34 GOVERNMENT STREET, VICTORIA HOUSE AND HANDSOME GROUNDS Gree road ......

LOTS. ST. CHARLES ST. (1 or more), each ......\$ 3,500 DALLAS ROAD (2 on corner) .....\$ 4,204 QUADRA (corner lot) .....\$ 2,50% ACREAGE.

FOR QUICK AND SATISFACTORY SALES, LIST WITH US.

BANNERMAN & NIVIN
103 GOVERNMENT STREET.
Next to Imperial Bank. Next to Imperial Bank.

ACREAGE.

10 ACRES—Cleared, fenced, cultivated and planted in fruit trees, only 8 miles from G. P. O., and on main road, \$800 per acre; terms.

6 ACRES—Cleared, fenced and set out in fruit trees and small fruits, good house, barns, etc., only 8 miles from G. P. O., and on main road, \$4,000; easy terms.

5 ACRES—Fine land, fenced and planted in potatoes, on main road, 3 miles from town main road, \$2,400; easy terms.

24 ACRES—Cleared and fenced. 3½ miles from P. O., fronting on main road, \$400 per acre. ACRES Partly cleared, 4 miles from

terms.
THESE are only a few, they are good, we have many others just as good buys

ARTHUR BELL PHONE 1885. 91 YATES STREET.

A SNAP.

10 ACRES ON DOUGLAS STREET.

BEFORE BUYING, it will pay you to look into our Cak Bay proposition. The prices and terms are made to suit the most careful buyers. It is selling tast and the prices will be advanced shortly. Buy now and set in on the ground floor.

LIST YOUR PROPERTY with us for quick sale. We are represented in most of the towns in the East, and in the last week have been asked by them to send a new list. If you list your property before Wednesday it will go our on this new list all over the East, and in all probability will be sold quickly.

CHOICE LOTS IN OTHER PARTS OF THE CITY AT LOW RATES.

VANCOUVER ISLAND REAL ESTATE CO. OFFICE, 51 FORT ST. PHONE 1884.

J. E. PAINTER GENERAL TEAMSTER. WOOD AND COAL At Current Rates. Wood cut any required length by electric machinery. Truck and Deay work promptly attended to

RESIDENCE, 17 PINE ST., V. W.

PARSONS, LOVE & CO.

NO. 74 DOUGLAS STREET. HOUSE-With 7 rooms, 2 lots, \$6,000. A FINE 8 ROOMED HOUSE-On Rae

6 ROOMED HOUSE-On King's road, \$1,700. HOUSE-With 7 rooms, on Fernwood, \$3,900.

OTTAGE-5 rooms, on Delta street 1 LOT-At Oak Bay, \$300. LOTS-On Dunedin street, \$700 to \$850.

1 LOT-On Scoresby street, \$1,575. -ACRE FARMS-At Cordova Bay, a ACRES-On Burnside road, \$2,000.

6 LOTS-On Chambers street, \$3,150.

C. NEWTON YOUNG. REAL ESTATE AND INSURANCE AGENT, NOTARY PUBLIC, ETC. PHONE & DUNCAN, V. I, B. C.

FOR SALE, IN DUNCANS, BUSINESS AND BUILDING LOTS, GOING BUSINESSES. 9N SOMENOS LAKE, ONE MILE FROM DUNCANS. FARM—40 acres, 10 cultivated, 15 slashed, house, barn and outhouses, orchard, stock and implements, \$5,000. 20 ACRES—8 acres cultivated, all slashed and seeded, beautiful view, \$2,500.

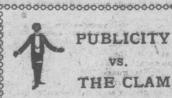
ON QUANTCHAN LAKE, 2 MILES FROM DUNCANS.

FROM DUNCANS.

ACRES-House, stable, chicken houses, good well, all slashed and fenced, beautiful view. \$2,500.

ACRES-8 acres clear, 7 roomed house, bathroom, hot and cold water laid on, stable, cow house and outbuildings, \$12,500.

FOWN LOTS IN ALBERNI AND NANAIMO, FARMS IN COWICHAN VALLEY, SAANICH, AND THROUGHOUT VANCOUVER ISLAND.



If the inventor of a typewriter planned and built a typewriter in his barn without letting anyone know about it, if he kept absolutely quiet about what he was doing, the typewriter never would be known. If the inventor a typewriter looked for intrinsic merit to sell his goods he would find many months and many years would elapse before his business developed into profitable proportions.

Bell, the inventor of telephones, drummed his invention for years before he succeeded in interesting capital. If the inventor of a typewriter

interesting capital The wonderful progress of the utomobile is due to printer's ink, and so it is with every suc-

G. E. GREENE 76 GOVERNMENT STREET.

PHONE 497 A FEW SNAPS. 2 LOTS on Blackwood St. 3 LOTS on Prior St. 1 LOT on Superior St. 6 LOTS in James Bay Dist.

SEVERAL SPLENDID BUYS IN TITY ACREAGE AND SMALL FARMS WEAR CITY.

H. H. JONES & CO., 46 GOVERNMENT ST., PROMIS BLOCK PHONES 143 AND 703. BEST WATER FRONT ON

CORDOVA BAY, ADJOINING PROPERTY CUT INTO ELFORD STREET-BUNGALOW : 40 FT. LOTS AND SELLING FOR

\$500 PER LOT.

BETTER LOOK AT IT. PRICE \$15,000.

TERMS. E. C. B. BAGSHAWE

E. C. B. BAGSHAWE

REAL ESTATE AND FINANCIAL

BROKER.

FORT ST. OPP. TOURIST ROOMS.

FOR SALE RESIDENCES—Collinson
St. good 8 roomed house, with basement
of brick, all modern, stable and drive
house, let 60x160, price \$4,200; Yates St.,
4 roomed house, lot 60x120, easy terms,
price \$4,200; Rupert St., 5 roomed house,
corner lot, lot 51x115, all modern, easy
terms, price \$3,800; Stanley Ave., 7
roomed house, all modern conveniences,
full sized lot, price \$8,000; Heywood Ave.,
6 roomed bungalow, large lot, facing
Beacon Hill park, modern conveniences,
price \$3,150.

LOTS—Bank St., corner, \$700; Government St., near Simcoe, \$1,750; Dallas
road, near MoSS St., 2,105, \$900; Cook
St., acreage, from \$1,900 per acre, Richardson St., 2,10ts, corner, of Linden Ave.,
open to offer; 2 lots, Blackwood Ave.,
near Hilside Ave., \$500 each.

LEE & FRASER.

REAL ESTATE AGENTS, 11 TROUNCE AVE., VICTORIA, B. C. CORDOVA BAY-Fine acreage on water front, good for sub-division, first-class land, and easy terms. BURNSIDE ROAD-7 roomed 2 stor, house and % of an acre, price \$4,000. DISCOVERY STREET-9 roomed hou

with all modern conveniences and larg lot and stable, for \$4,250. CALEDONIA AVE .- Of Douglas street, MAPLE STREET-Near Cadboro Bay road, 2 large lots, \$1,050. EACON STREET-Corner lot, \$1,300. ONEY TO LOAN on real estate secur

LEE & FRASER.

11 TROUNUE AVE., VICTORIA, E. C.
FIRE AND LIVE INSURANCE.

SWINERTON & ODDY 2 GOVERNMENT ST.

> FOR SALE CHOICE LAND FOR OR CHARDS OR

MARKET GARDENS

PEMBERTON & SO! 45 FORT ST.

DALLAS ROAD-TWO LOTS.....\$900 DALLAS ROAD - TWO AND A DALLAS ROAD, near Dallas avenue SYLVIA STRETT-COTTAGE ..\$3,000 SYLVIA STREET-LOT.... ...\$1,000

BATTERY STREET-LOT. .... \$1,600 BOURCHIER STREET - THREE TAUNTON STRTET-TWO LOTS,

CORDOVA BAY, water front lots; on easy terms, with frontage on good FIRST STREET - TWO STORY BELMONT AVE. -Very large double corner, \$2,100.

KING'S ROAD-GOOD HOUSE..... \$1,700 KING'S ROAD-GOOD HOUSE .... KING'S ROAD-LOT .. ... .. ..\$600 FAIRFIELD ROAD-LOT. . . . \$1,000 FAIRFIELD ROAD-LOT .. .. \$600 LEIGHTON ROAD-TWO LOTS, B.C. INFORMATION AGENCY LEIGHTON ROAD-LOT ... .. \$500

ELFORD STREET-TWO LOTS .. \$1,800 ....\$4.750 STANLEY AVENUE - THREE LOTS, each .... ... This property has 1,700 feet frontage STANLEY AVENUE-LOT. . .. \$800 on center of Cordova Bay; contains 38 STANLEY AVENUE-TWO LOTS ... WILMER STREET-LOT.... .. \$450 WILMER STREET-LOTS, each .. \$500

> PEMBERTON & SON, 45 FORT ST.

GILSON & CO. Parms. City Property. Timber Limits Real Estate and Confidential Agents. No. 72 Douglas Street.

No. 72 Douglas Street.

SNAP NO. 1—On easy terms, COTTAGE, 6 rooms, 4 lots, all in garden, electric lighted, sewer and bath. Price \$3,500.

SNAP NO. 2—On easy terms. COTTAGE, on large lot, stable, and fruit trees. Price \$1,250.

SNAP NO. 3—On easy terms. BLOCK OF 10 LOTS, each 60x120, Carey road, high, dry and clear, good land. Price \$125 each. SNAP NO. 4—COTTAGE, Dallas road. Price \$750.

SNAP NO. 5—120x220, good corner, close to Parliament Buildings, with house and stables. This will increase in value very rapidly Price \$10,500.

HOTEL FOR SALE—Doing splendid business. Saloon on a good corner. Half interest in another saloon. Also 1 or 2 more good businesses for sale. Parties withing to go into business should congult us, all business strictly confidential.

LIMPTED. Established 1885. REAL ESTATE AGENTS, 104 YATES STREET, VICTORIA, B. C.

location, \$3,750.

3—FIVE ACRES—Excellent soil, cleared, fenced, with two acres in potatoes, good cottage and stable, \$3,600.

63-TWO GOOD BUSINESS LOTS AND BUILDINGS, ½ cash, \$6,500.

VICTORIA AND DISTRICT REALTY CO. 8 METROPOLITAN BLOCK, OPP. POST OFFICE.

FOR SALE.

1. Good acréage for sub-division, Fort street, near St. Charles, will make good investment, cheap and on easy terms.

2. Bullding sites, unexcelled view, best residential portion.

3. Good water front acreage, just outside city boundary.

4. 3 acres, water front, good soil, near city.

J. STUART YATES

22 BASTION STREET, VICTORIA. FINE SEA FRONTAGE-At Esquimalt TWO LOTS-On Victoria harbor, with large wharf and sheds and 2 large ware-houses, in good condition, on easy terms.

> J. STJART XATES, 22 BASTION STREET, VICTORIA.

HEISTERMAN & CO. REAL ESTATE AND INSURANCE. 75 GOVERNMENT STREET.

GLADSTONE AVE. -3 lots, well located only \$400 each.
PANDORA AVE.—1 lot, \$400.
SECOND ST.—Two of the most beautiful lots in the new Finlayson sub-division, large oak trees, \$1,200 each.
HILLSIDE AVE.—Fine large lot, facing

tion.

\$8,500—Will buy four lots, with five good houses, all in best condition, on a good residential street.

ACREAGE—We have 320 acres, of which 40 are cleared, about \$1,500 worth of timber on the property, fine shooting, and a lake of about 8 acres; \$9 an acre buys it all. MONEY TO LOAN.

78 DOUGLAS STREET. 200 ACRES—About 70 acres under cultiva-tion, railway and wagon road running through the place, house and buildings stock and implements, good timber plenty water, close to school, \$12,000. 262 ACRES-Fine sea front, nearly 100 acres ready for plough, good buildings, stock and all necessary farm implements, near railway, close to school \$26,000.

RESIDENCES, LOTS AND BUSINESS PROPERTY IN ALL PARTS OF THE CONSULT US for general information of B. C.

REMEMBER THE NUMBER, 78 DOUGLAS STREET.

ORCHARDS PLANTED and cared for b practical and experienced growers.

H. P. WINSBY REAL ESTATE.

ACRES—3 minutes' walk from Hall, price only \$31,500; terms. AN INVESTMENT for \$26,000, yielding 12

OLD ESTABLISHED MILK BUSINESS FOR SALE. Menzies street. Price only \$1,050.

A. WILLIAMS & CO. R.S. DAY & B. BOGGS

FRUIT-5 acres, all in fruit, 600 trees, nearly all bearing, about 3 acres straw-berry vines, all very choice. This is in the best part of Gordon Head. AKE FRONTAGE-14 acres, about 10 planted, nice frontage on "Lost Lake," 2½ miles from tram. Price \$400 per acre, on easy terms.

ESQUIMALT—Six acres choice land, suitable for sub-division. Price \$6,000, on

each, on terms.

ESQUIMALT—Two lots, cor. Liverpool and Aberdeen streets. Price \$600.

OAK BAY AVENUE—Modern bungalow, with extensive grounds, orchard, stable, etc. Price \$6,000.

GORDON HEAD—7½ acres. all cleared and cultivated cotters and burn good. GORDON HEAD-7½ acres, all cleared and cultivated, cottage and barn, good well, Price \$3,500.

DWELLING—In nice locality, nearly new, 8 rooms, furnace, and modern in every way, price \$3,500.

PANDORA STREET—No. 231, 2 story dwelling, price \$1,800.

JAMES BAY—Lot, cor. Niagara and Rendall streets, price \$1,000.

VICTORIA WEST—Business lot, northwest cor. Catherine and Esquimait road, price \$1,000.

LAKE HILL—1½ miles from tram, 5½ acres, all cultivated, 200 fruit trees, numerous small fruits, a room cottage, barn, etc., price \$3,500.

COWICHAN—We have a large list of Covichan farms which is open to inspection at our office. A competent guide will be furnished by us at any time. modern, brick foundation, price \$3,700. 30CKLAND AVENUE — Dwelling, rooms, near Government House, immedi-ate possession, stable and garden, price \$4.750.

THE ROYAL GUARANTEE & TRUST CO., ETD. REAL ESTATE, FARM LANDS, TIM BER LIMITS. BUSINESSES. OR. GOVERNMENT AND YATES STS. PHONE 1157. ADELPHI BUILDING.

FOR RENT. GOOD HOUSES at ......

TEN MINUTES' WALK from Post Office, an exceptionally le roomed BUNGALOW of 6 roo

LOW, suitable for small family, be-tween two car lines. Price ......\$1,500 NEW, BUNGALOW-At Oak Bay, high situation and commanding fine PROSPECT LAKE-100 ACRES, containing both bench and bottom land, good road and water, terms,

A BUNGALOW AT OAK BAY—The choicest site left, having a frontage of 120 feet to the prettiest bay, with uninterrupted sea view, containing 5 rooms, etc., city water, close to car. This is about the only choice position left on the market. 

LOT—Bay street, near Douglas, 70x98, a snap, terms .......... 675 S. A. BAIRD REAL ESTATE AND FINANCIAL AGENT.
NEW ADDRESS, 70 DOUGLAS ST.

COTTAGE AND 2 LOTS-Electric LOTS ON EDMONTON ROAD-From LOT-Victoria West, \$350, near HILL STREET-Five roomed cottage, LINDEN AVE.—Eight romed house, with two lots, good tennis court, \$10,000.

OLD ESQUIMALT ROAD—One acre good land, \$2,000.

WINNIPEG BROKERS. REAL ESTATE
HANNA BLOCK, YATES STREET

\$1,500—HOUSE, 5 rooms, sewer connection. Lot 47 x 130. Centrally located.

ALSO FARMS AND RANCHES. List your properties for sale with me. G. B. HUGHES.

\$1,200—Each, TWO COTTAGES, 5 rooms, sewer. 500-LOT on Francis Ave., 60 x 120 \$1,200-Each, TWO FINE LOTS on RESIDENCES; FRUIT LANDS; LOANS AND INSURANCE.

BEST INVESTMENT IN B. C., \$125,000. REAL ESTATE AGENT