

# Real Estate Record

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## THE Real Estate Record

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## Monthly Review.

The accounts of sales by brokers and the sales recorded during the month of March, show that a larger volume of business has been transacted than there seemed any good reason to expect, and that it has not been confined to any particular section of the city. The total amount for the month, (\$1,457,495), the details of which are given in the list of recorded transfers, includes however several sales of a nominal character that do not affect the realty market in any way. The largest transfer of the month—one of \$400,000 in St. Ann's Ward—was simply a result of changing a business firm into a joint stock company. Some exchanges are apparent, and the considerations mentioned must not always be taken as actual cash transactions. The most activity, as regards the number of sales, was displayed in St. Jean Baptiste Ward, while in St. Antoine Ward a fair amount of business was done in the residential line. Taking things in a general way there is very little change as yet in the condition of investment properties. There is no speculative demand whatever, and it is still hard to sell anything unless a purchaser is on hand who wants the property for actual use. Westmount still continues to hold its own in popular favor, and the recent action of the Council shows that proper attention is given to the future as well as to the present needs of the Town. The by-law passed on the 4th April to authorize a loan of \$350,000, for parks, squares and general improvements, will no doubt be favorably regarded by the tax payers when it comes up for ratification on the 10th

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