

Real Estate and Building--News and Opportunities

O'BRIEN FARM ON BLOOR W. SOLD AT \$3500 ACRE

Great Activity in Land on East Side of Humber River—Car Service Is Yet to Come—But Fields Are Filling Fast and Will Soon Be Built Up.

Property east of the Humber River for six or seven miles north of the lake shore is decidedly active, and recent deals show the rapidly ascending trend of values.

Negotiations are practically concluded for the purchase of the O'Brien farm at the southwest corner of West Bloor-street and Windermere-avenue at \$3500 an acre. The farm is of 22 acres and the deal approximates \$50,000. The O'Brien family have held the land for over fifty years, and during the last few years it has remained almost unworked, while property all about has changed from market gardens to building sites.

Three years ago land could be bought here at \$4 and \$5 a foot—the purchasers of this farm expect to sell it at \$25 or more a foot. A syndicate is being formed to handle it, the purchase being made by R. S. Chappell & Company.

The property is just south of the city boundary. Dr. Atkins a month ago bought five acres nearly opposite, in the city limits, at \$5000 an acre.

Property on Jane-street, which is five miles west of Yonge-street, between Bloor and Dundas-streets, is selling at from \$25 a foot up. There are still many big fields east of the Humber and south of Lambton, but they will be nearly solidly built up by the end of the year. The district is without car service, half-hour walks being quite the usual thing.

It was reported that the twelve acres belonging to E. D. Barton in the southwest corner of Jane-street and Western-avenue had been sold to a subdividing syndicate for \$2500 an acre, but Mr. Barton says the transaction is not finally closed.

CITY LOTS

\$150 33 FEET FRONTAGE

A First payment of \$30, then \$30 at the end of 3, 6, 9 and 12 months buys a Home Lot in

St. George's Heights Guelph

OUR property is in the east section of the city, less than a mile from down-town and right in the path of the Royal City's wonderful industrial development. These lots are certain to be worth much more in a very short time.

Come in now, before the price is advanced and choose your lot from the plan. We feel sure that when you learn of the great strides Guelph is taking you will buy at once. But if you want to see the property for yourself we'll pay your expense there.

TORONTO REAL ESTATE EXCHANGE

52 Adelaide Street East. M. 7293

Phone for Folder.

Dominion Government Buys Site for Garage

The Dominion Government have bought sixty feet on the south side of

Duchess-street, Nos. 55 to 61, at \$250 a foot. A garage for the mail motors will be built on the property. The deal has been pending since last July, purchasing privileges being secured then. The land is occupied by old houses, some vacant.

You Can Become a Land Owner

Invest 17 cents a day

YOU can buy Welland land—land adjacent to the big factories—land that must be used for workmen's homes.

Big capitalists are looking to Welland to invest their money. They are building big manufacturing plants. You can follow their lead and buy the land that Welland will need for homes.

They must invest millions—you can benefit by the work they are doing. You can share in Welland's growth by investing 17 cents a day.

Fortunes Have Been Made in Land.

On every hand we see wealthy people and others comfortably situated who have made money in land—who bought when values were low.

Land in INDUSTRIAL PARK and in ROSEDALE PARK

is the best buy in the best town in Canada. Prices range from \$160 up—10% down, \$5.00 per month. No interest or taxes for one year.

The Street Railway, which was completed last fall, and which is controlled by the directors of the Laughlin Realty, Limited, will be extended into both of these subdivisions as soon as possible, greatly enhancing the value of the lots.

If you can invest 17 cents a day get some of this land. Don't wait until it has increased to its real value. Buy now.

Call, phone or write for complete information.

The Laughlin Realty Limited

32 Adelaide Street East, Next to Postoffice, Toronto. Phone Main 6086

100% PROFIT IN 60 DAYS

or 600 per cent. per annum on cash invested

This is the profit all the investors in the undersigned's Edmonton Syndicate could now take. Several have already, within 60 days, received 150 per cent. profit on their cash invested.

The advance in the last three months in

EDMONTON PROPERTY

has been most phenomenal, and the prospects for the balance of 1912 are the brightest in the city's history. Having purchased prior to these recent sharp advances over 1,000 acres, within and close to the City of Edmonton, we still have three choice subdivisions for sale at prices attractive for syndicate propositions, viz.:

- 150 acres inside proposed new city limits.
- 85 acres inside proposed new city limits.
- 160 acres 1/2 mile from proposed new city limits.

Look this up within the next 5 days.

WE SPECIALIZE IN EDMONTON REALTY.

H. P. KENNEDY
116 KING STREET WEST, TORONTO
TELEPHONE MAIN 1590

\$622 Buys ALL The Material For This Remarkable 5-Room Dwelling



Built any other way it would cost you at least \$1000. We have you architect's fees, builders' delays and three or four credits by shipping direct to you from our mills.

Everything Cut to Fit, Ready To Nail—At Mill Prices

We furnish everything—lumber trimmed, fitted and marked, roofing, doors, windows, glass, plaster board, interior trim and finish, hardware, even the nails and paint. Also plans, blue prints and detailed building instructions—all so clear you can build it yourself in a few days.

Build Ready-Cut Way. Saves 50%
Sovereign Houses are not the portable kind, but are built like any other well-constructed, warm, substantial building. Our plan is not an experiment. It will pay you to investigate.

Book of 60 House Plans FREE
We'll gladly send you a book full of photos, plans and detailed descriptions of more than 60 attractive homes that you can build with utmost economy the Ready-Cut way. Send 2-cent stamp and ask for Book No. 60.

SOVEREIGN CONSTRUCTION CO., LTD.

849 LUMSDEN BUILDING, TORONTO

Off to Bermuda and West Indies. A. P. Webster & Co., agents for all Bermuda and West Indies lines, booked the following passengers to sail recently from New York: A. H. Garrett, Mrs. Garrett, Mrs. Larson, Jos. Lee, Miss B. Lee, Miss Koye, Mrs. E. Flint, H. D. P. Armstrong and wife, J. Sword and wife, Miss Singelhurst, J. Scott and wife, Mrs. Skinner, D. L. Simmons and wife, Miss Simmons, Miss Webb, Mrs. Forbes, Mrs.

H. Stephens and child, Mrs. Skeans, Joseph Turner and wife, Miss Forward, Miss Atwood, J. B. Scholes, Mrs. Doherty, Mr. J. D. Shields and wife, Mr. T. G. Bright, Wm. Douglas, Mrs. Douglas, Mrs. Douglas, J. P. Stewart and wife, Miss MacKenzie, Leo Doherty, L. W. Doherty, Jr., Mrs. W. A. Kemp, Miss Huestis, Miss G. Huestis, Miss Kemp, G. Baker and wife, A. T. Homer, A. B. Teskey and wife, Miss Hooper and Miss Skinner.

PROPERTIES FOR SALE

FOR SALE—200-acre farm in Saskatchewan, Northwest Territories, 30 acres under cultivation, near railway station; good buildings; 200 acres ready for wheat. Price (\$25) twenty-five dollars per acre. Stock and implements; seed on farm, for sale if farm sold. Address Box 102 Bellefleur, Ont. ed-7

EDMONTON—Two quarter sections for sale. All obtainable acreage in vicinity subdivided and sold. Owners, 40 Lumsden Building, Toronto. ed-7

BURLINGTON—Lake front, the garden of Canada; Toronto, Hamilton, finest suburbs; beautiful home lake air; will double soon; truck farms, in choice fruit; also 40 acres in fruit, with sand pit, will pay for property. This plot is up to date and a bread-winner; all on line of radial road, Burlington. Full information, address Box 251, J. S. Boothman, Burlington, Ont. 712571

LOTS FOR SALE

ADVERTISER, in need of cash, has for immediate sale a choice lot, which is worth double present asking price. Box 86, World. ed-7

FARMS FOR SALE

\$50 PER ACRE—\$500 down for 300 acres of excellent corn land, level, free from stumps and stones, and in a good state of cultivation; 100 acres cleared and fit for immediate planting; 200 acres growth bush; water is supplied by two good wells and a never-failing spring. One and one-half acres orchard. The buildings consist of a comfortable 8-roomed frame house, with good cellar, a bath, 40x11 feet, with stable under, with 8 horses and 40 cattle; frame barn; 10x12 feet shed, 20x30. Three and one-half miles from C.P.R. station, thirty-five miles from Toronto and in a splendid farming region. Full information and if you wish to see our new list of farms, Philip & Beaton, Whitevale, Ont. ed-7

FOR RENT

BEAUTIFUL SUITE of nine offices, in Board of Trade Building, suitable for any business, to let on very reasonable terms. Apply 23 Scott street. ed-7

TEN WORKSHOP—near corner of Bloor and Perth-streets. Apply to W. J. Mitchell, 16 St. Clair avenue, or phone North 238. ed-7

BUSINESS CHANCES

A PLANING MILL and saw and door factory in Waterloo, Ont.; would be a paying proposition. For particulars write Secretary of the Board of Trade, Waterloo, Ont. Mention Toronto World. ed-7

CLEANING and pressing store for sale. Low rent, good dwelling; 4864 Parliament street. ed-7

INVESTMENTS

HIGH CLASS apartment in choice locality, paying twenty per cent. on investment. For particulars phone 0ver Park 188. ed-7

LEGAL CARDS

CURRY, O'CONNOR, WALLACE & Macdonald, 23 Queen-street East. ed-7

FRANK W. MACLEAN, Barrister, 50-51 Colborne-street, Toronto. Phone M. 894. ed-7

KENNETH F. MACKENZIE, Barrister, Solicitor and Notary Public, 21 Victoria-street, Toronto. ed-7

PATENTS AND LEGAL

PETHERSON LAUGH & CO., the old established firm, Patent, Trademark and Copyright Agents, 200 King-street West, Toronto. Branches: Montreal, Ottawa, Winnipeg, Vancouver, Washington. ed-7

PATENTS

HERBERT J. S. DENNISON, formerly of Petherston Laugh & Co., 200 King-street West, Toronto. Patent, Trademark and Copyright Agents, 200 King-street West, Toronto. ed-7

HAVE just been granted a Canadian patent on a valuable article; will place on royalty. Apply Jas. L. Baird, 180 Dundas-st. ed-7

EDUCATIONAL

REMINGTON Business College, corner College and Spadina; any school and night school; thorough courses; individual instruction; positions assured. Catalogue, Dominion Business College, Brunswick and College. J. V. Mitchell, 81 A. - Prince-st. ed-7

MESSAGE

MESSAGE—Baths, superfluous hair removed. Mrs. Colburn, 153 Yonge-st. Phone 424. ed-7

MESSAGE—Mrs. Mattie gives treatment. 15 Bloor East, near Yonge. Phone 424. ed-7

MME. MURRAY, Massage, Baths, V. -kratry and Special Treatments for Rheumatism, 605 Bathurst-st. ed-7

SWEDISH Baths, Mrs. Alfred Ives, 61 Waverley-st. Phone N. 2732. ed-7

MME. LOUISE, electrical treatment, 384 Yonge street / Phone. ed-7

MADAM McKANE, Massage, Vapor, Medicinal Baths, 424 Yonge street. ed-7

MEDICAL

DR. DEAN, Specialist, Diseases of Men, 10 E. College-street. ed-7

MARLATT'S Gall Stone Remover—Removes gall and kidney stones, cures indigestion, appendicitis and all kindred diseases. 147 Victoria-street, Toronto. ed-7

WANTED—EXPERT SALESMAN

Can pay \$10,000 to \$20,000 per annum selling Real Estate properties in Canada. Write for particulars, inside properties. Excellent opportunity for live salesmen. Apply 22 East Adelaide-st. ed-7

ROBINS, LIMITED

22 EAST ADELAIDE ST.

WALMER HILL

Near St. Clair Avenue and Avenue Road. \$30 per foot and upwards.

R. B. HALEY & CO. Temple Building. ed-7

HELP WANTED

BECOME DETECTIVES—Big money made; wonderful possibilities; interesting and honorable; free participation. Write Frederick Wagner, 124 Wellington-avenue, New York. ed-7

STUDY AT HOME in spare time—Work at home. Complete commercial shorthand, engineering, stationary, traction, gasoline, mechanical drawing, estimator's course, matriculation, teachers' courses, etc. Write Canadian Correspondence College, Limited, Dept. W., Toronto, Canada. ed-7

SALES ladies wanted; experienced in drygoods and ready-to-wear departments. State salary and references. Sherrill, Limited, Hamilton. ed-7

SMART YOUTH wanted. Apply Formah, York Mailing Dept. ed-7

SKILLED mechanic for bench and lathe work, who understands automobile engines thoroughly; must be capable of keeping private machines in perfect running order and making minor repairs in a thorough and workmanlike manner; those who can drive cars preferred. Box 86, World. ed-7

WANTED—Young man, about eighteen years, assistant stock-keeper, fancy goods; experience and references necessary. 78 Wellington-street West. ed-7

ARTICLES FOR SALE

AUTO-Snap for cash; five-passenger White steamer, in splendid running order; completely equipped; cost \$900, new; will sell for \$700 cash; may be seen and demonstration given at Clipperton's, 27 Queen-street West. Phone Adelaide 77 or Parkdale 2988. ed-7

FIRE-PROOF SAFE—Also new cash register; a bargain. Box 33, World. ed-7

OLD MANURE and Loam for lawns and gardens. Reason, 124 Jarvis-street. ed-7

WRITING cards printed to order; latest styles; fifty cents per hundred. Barnard, 23 Dundas-st. ed-7

ARTICLES WANTED

HIGHEST cash prices paid for second-hand bicycles. Bicycle Museum, 43 Spadina-avenue. ed-7

ONTARIO veteran grants located and unlocated; purchased. Highest cash price paid. Mulholland & Co., Toronto. ed-7

VETERAN LOTS WANTED

WANTED—Hundred Ontario Veterans lots. Kindly state price. Box 8, Brantford. ed-7

ARCHITECTS

CHAS. F. WAGNER, architect, 15 Toronto-street, Toronto, Ont. ed-7

DAVID E. SMITH, Architect, 77 Victoria-street, Toronto, Ont. ed-7

GEORGE W. GOULLOCK, Architect, Temple Building, Toronto, Main 609. ed-7

GALVANIZED IRON WORKS

O.R.I. Works, C. Ormsby, Mgr. Main 2671. ed-7

CARPENTERS AND JOINERS

ARTHUR FISHER, Carpenter, Main 214 Weather Strips, 114 Church-street, Telephone. ed-7

RICHARD G. KIRBY, carpenter, contractor, jobs, 333 Yonge-st. ed-7

BUILDERS' MATERIAL

LIME CEMENT, ETC.—Crushed Stone and all other building materials. The Contractors' Supply Co., Ltd., 741-743, 745, 747, 749, 751, 753, 755, 757, 759, 761, 763, 765, 767, 769, 771, 773, 775, 777, 779, 781, 783, 785, 787, 789, 791, 793, 795, 797, 799, 801, 803, 805, 807, 809, 811, 813, 815, 817, 819, 821, 823, 825, 827, 829, 831, 833, 835, 837, 839, 841, 843, 845, 847, 849, 851, 853, 855, 857, 859, 861, 863, 865, 867, 869, 871, 873, 875, 877, 879, 881, 883, 885, 887, 889, 891, 893, 895, 897, 899, 901, 903, 905, 907, 909, 911, 913, 915, 917, 919, 921, 923, 925, 927, 929, 931, 933, 935, 937, 939, 941, 943, 945, 947, 949, 951, 953, 955, 957, 959, 961, 963, 965, 967, 969, 971, 973, 975, 977, 979, 981, 983, 985, 987, 989, 991, 993, 995, 997, 999. ed-7

HOUSE MOVING

HOUSE MOVING and Raising done. J. Nelson, 120 Jarvis-street. ed-7

ROOFING

GALVANIZED IRON Skylights, Metal Gutters, Cornices, Etc. DOUGLAS BROS., 24 Adelaide-st. West. ed-7

FLORISTS

NEAL—Headquarters for floral wreaths, 154 Queen-street West, 111 Queen-street East, Main 2738. Night and Sunday phone, Main 2734. ed-7

PARK, Florist—Artistic floral tributes, decorations, Park 2725. ed-7

W.M. HILL, Established 1811, Floral Designer and Florist, Phone North 20, 715 Yonge Street. ed-7

RUBBER STAMPS

W. EVERETT IRONS, Rubber Stamps, 115 Bay-street, West. ed-7

TOBACCO AND CIGARS

A. LIVE BOLLARD, Wholesale and Retail, 123 Queen-street, Toronto. Phone Main 424. ed-7

SIGNS

WINDOW LETTERING SIGNS, J.E. Richardson & Co., 100 Church-street, Toronto. ed-7

BUTCHERS

THE ONTARIO MARKET, 427 Queen-street West, John Geobel, College 808. ed-7

DRINK HABIT

THE Gatlin three-day treatment is an acknowledged success. Institute, 119 Jarvis St., Toronto. Phone N. 4558. ed-7

WINDOW CLEANING

TORONTO WINDOW CLEANING CO., Limited, 202 Yonge-street. ed-7

ART

J.W. L. FORSTER, Portrait Painting, 111 Rooms 21 West King-street, Toronto. ed-7

HERBALISTS

O.P. ALVER'S Nerve Tonic—Pure herb. Cure for Nervous Headaches, Dizziness, Neuritis, building up the system and blood. Office 189 Bay-street, Toronto. ed-7

MARRIAGE LICENSES

GEO. E. HOLT, issuer, Wanless Building, 42 Yonge street, Toronto; witnesses not necessary; wedding rings. ed-7

LIVE BIRDS

HOPE'S BIRD STORE, 109 Queen street West. Phone Main 4609. ed-7

CARTAGE AND STORAGE

STORAGE, moving and packing of furniture and pianos. Baggage transferred. Telephone McMillan & Co., Parkdale. ed-7

INCUBATORS

INCUBATORS, Brooders, Poultry Supplies, 2100-2102 Danforth Avenue, Toronto. ed-7

LANDSCAPE GARDENER

ARTHUR WRIGHT, Contractor, Expert Forester and Landscape Gardener. Estimates given. Mount Dennis, P. O. Ont. ed-7

Odd Amount Debentures

We have just issued a List of Bonds of Small Amounts, offering at special prices. We will gladly mail a copy on request.

Wood, Gundy & Co., Toronto.

STOCK MARKET HOLDING ITS

International Sentiment More Confident—Rio de Janeiro Slightly Ea

World Office, Tuesday Evening, 3rd

of the coal mines apparently were other market influences it

itself a condition for and higher prices were

to the extreme and

to that market was the

was not quite so pr

general disposition

of the market, and the

showed a responsi

the present advance in Rio

of its record price by

profit-taking on the

holders who have had

movement to take

liquidation in the

day, and this suffic

look under yesterday's

falling was well abso

and the shares did not

a small fraction under

resend. The low point

was 11.1-4, and at the

was not at that figure,

at a quarter higher.

No Activity Shown.

the general speculative

any activity and rates

of instances, there was

of the market, and the

of the market, and the