n in need of a uld allow this ity to go by taking advant-

ome and see we are offering

HE GREAT Clothing House

117, 119, 121 EAST, TORONTO.

UTHERFORD, NAGER.

K Luntin Cigar-Ib. 国

Catto & Co. r special lines in

TS, COMFORTERS, NEN DAMASK, CLOTHS, NAPKINS, ELS, SHEETINGS LACE CURTAINS an regular prices and arly inspection. FINE AND UNDERWEAR in es of Cashmere, Silk, mb's Wool and Merino.

G-STREET. TE THE POSTOFFICE

TARR AYFEVER ARRHALESS

rs are not generally aware that cases are ont generally aware that cases are contagious, or that they to the presence of living parabe lining membrane of the nose achian tubes. Microscopic revever, has proved this to be a the result of this discovery is pipler remedy has been discovered in the result of the discovery is pipler remedy has been discovered. nently cures the most aggra these distressing diseases b leapplications made (two weeks he patient at home. A pamphing this new treatment is sent. H. Dixon & Son, 337 and 339 Street, Toronto, Canada.

Savings & Loan Co. Ltd. No. 78 CHURCH ST., Toronto, 00 to loan on Mortgage—smal

NK SMITH, JAMES MASON, President, Manager CES TO RENT

tuilding, cor. Scott, Front and
natireets, in contract of receaand can be fitted up to suit tented by hot water and turnished
s. Best grain, ansurance or brokin Toronto. Apply to
an & Co., 23 neoti-street. Toronto

WE HAVE had placed in our hands the following very desirable properties for immediate sale, viz.: 3 solid brick houses on Spencer - avenue. 9 rooms and all conveniences; lot 75x120 to a lane. Also 4 solid brick houses on Spadina - avenue, 10 rooms and all conveniences; well rented. We have also lots on Queenstreet, near Elizabeth, at \$550 per foot, and near Euclid - avenue \$400 per foot. Call and get our list HAYES & WILLIAMS.

Room 6, 60 1-2 Adelaide-st. E.

WE HAVE some splen-did lots on Webb Estate, near Upper Canada College, cheap, and on easy boilege, cheap, and on casy terms. viz.: \$50 per lot tash and balance monthly payments. Anyone buying from us now will more than double their money by the spring. De not do lay. Come to-day. HAYES & WILLIAMS. Room 6,

HAYES & WILLIAMS' 41 -ALBANY Avenue-south of Los

38-BATE 47-BRUNSWICK Avenue-south 48-1 WLAND Avenue-facing Cathe-DISON Avenue—just north o

3110-CORNER St. George and Lewthe

-PERTH Street-corner Patton Road

_SALEM AVENUE. corner Un 315-BARTLETT AVENUE corner Brigh 816-WALLACE AVENUE near Duffers \$16-DAVENPORT ROAD-corner Bar RHAM STREET near Westmore-WEST TORONTO JUNCTION

\$19 ANNETTE STREET-co \$16-EDITH CRESCENT -51x182. \$14-KRELE STREET-210x110.

UISA STREET-corner Pris \$16-PACIFIC AVENUE-just north of 325-UNION STREET-near Dundas

OSEDALE. 350-MACKENZIB AVENUE \$50-DALE AVENUE-corner of \$45-CASTLE FRANK AVENUE.

BERTIE STREET. COLLEGE STREET - con

\$12-CHANDOS AVENUE-Easy ter \$28-DE LISLE Street, near Younge 323-CLARENCE AVENUE, near Yonge

MHILEE brick veneere I houses on Shaunor street, 6 rooms. Sell singly or en bloc.

AYES & WILLIAMS, estate brokers room 6, 60; Adelaide street east. 4 1 FEET-corner Doversourt and Argyle.

OR EXCHANGE—First-class rented house property in all parts of city for good ZENNETH MCTEER, 604 Adelaide east.

-DLAND, GIBSON & CO., Real Estate and Financial Brok es, 151 1-2 Yonge Street. I IST of cheap properties for sale at W. Toronto Junetum: 200 FEET on High Park Avenue.

245 FEET on Fairview Avenue. 400 FEET on Murray Avenue.

200 FEET on Herbert Avenue. 60 FEET on Louisa Avenue. WE HAVE also a few cheep lots in other parts of the Junction and a few in the city. Poisons wishing to purchase cheap lots as the city or elsewhere, please give us a call.

R. MELVILLE, REAL EX-tate and Finance Broker, 15 Toronto St.

LOOR ST., cor. Brunswick Ave., 150 feet OLLEGE St., cor. Indian Road, 250 feet.

ASTERN Ave. and Lang St. (cor.), 66 i

T. HELEN'S AVENUE-430 feet. 10500 -CHURCH STREET - Solid \$7500 HAYTER STREET-Store and 2600-MUTER STREET-B F R cast 2500 HAYDEN ST.-8 rooms and 2300 -QUEEN ST EAST—Rough cas cottage on 66 feet of land, 165 deep 2600 HENRY ST. - Hough cast house

3000 LAKEVIEW AVENUE-Soli HAVE a number of choice farms in count of Kent-terms very easy. R ENTS collected, estates managed, insur MORRISON & HALLAMORE. Estate Brokers.

\$1900-MAJOR atreet—nice cottage, lot 25x120 to lane; terms to suit.

\$2400-MARKHAM street—five new houses, all modern conveniences plate glass, good value, \$2600 four bedrooms, furnace, all modern conveniences, cleap.

\$8000 - SPADINA avenue - detached residence, stable.

\$4600 - HURON street; near Bloor, nice modern improvements. \$28-GIVENS street-35 feet, cheapest on \$80 -COLLEGE street—best block on street including two corners.
\$40 -DOVERCOURT road—90 feet.

\$1700 VANAULEY STREET. nea RRISON & HALLAMORE, estate and coan brokers, 291 College Street. Tele phone 1274.

291 COLLEGE STREET—Telephone 1274.

Special bargains in houses.

\$2850 PALMERSTON AVENUE - 8

700ms, bath, furnice, lot 27x129. \$2300 OSSINGTON AVE-7 rooms. \$26-LANSDOWNE AVE.-100 feet.

\$11-CUMBERLAND AVE.-45 feet. at bargain if taken at once. Morrison & Halla-more, Estate Brokers, 291 College-street. Tele-shone 1274. 110-BLOOK STREET-Closé to Borden.

\$3000 -SOLID brick, cight room bouse, all modern improvement are Dovercourt and Churchill avenue, \$18-DOVERCOURT Road-45 feet.

\$48-EUCLID Avenue-west side-50 feet-near College Street.
\$45-HOWLAND Avenue-50 feet-clost to Bluor. \$48-HURON Street-150 feet. \$65-BATHURST Street—close to College \$45-ALBANY Street-second lot from Bloor-choop.

\$75-MAJOR Street -88 ft.—will exchange for nice pair of houses.

\$48-WALMER Road-100 feet.

JOHN W. BOWDEN, Real Estate Broker, office No. 2 Richmond-street cast, Toronto, houses to let, rents collected, valuations of houses and lands made on shortest notice, houses and lands bought, sold and exchanged, loans negotiated. The above has a great selection of valuable city and farm properties for sale and

exchange.

JULDING Jois on Dovercourt road, Davenport road. Bloor street. Arthur street,
Grace street, Dufferin street, Sherbourne street,
Oarlton street. Parliament street, Howard
street. Sackville street, Sprace street, Oak
sireet, Roed street, Munros street, Riverstreet,
College street, Church street, Bathurst street,
Lisgar street, Peter street, Bathurst street,
Corner St. Clair avenue, Markham street,
Tecumenth street. Commant street.

O. 260 West side Crawford street, new and substantial solid brick house. 10 rooms, atthroom, w.c., plate and stained glass windows, marble mantels, side entrance, best burgain in the city.

bargain in the city.

130 ACRES near West Toronto Junction, suitable for building lots; a bargain.

HAVE a large number of private residences for sals, ranging in price from \$300 to \$15,00, in various parts of the city. Persons destrous of making good investments will do well by calling and obtaining particulars. John W. Bowden. No. 2 Richmond street east.

W 'A. HEWISH offers the following for sale: DERNARD Avenue-50 feet, north side. \$42 HARVARD Avenue-100 feet-beautiful building site \$35. EOPOLD Street-45 feet-puilders' terms. AMESON Avenue—50 feet—W.S., only lot on street at \$50.

ST. CLAIR-PARK-THIS
property is situated on
west side Spadina-road,
about 400 yards west of
new Upper Canada College,
and is nearer to corner of
Yonge and College-streets
than Dovercourt or Parkdale. Spadina-road will than Dovercourt or Parkdale. Spadina-road will shortly be opened from Davenport-road to St. Clair avenue. Lots on Spadina-road \$11 to \$15 per foot. Walmer-road \$9 to \$11. Torrens title. Terms \$50 cash, balance on easy terms. Recent sales \$500 feet. Agents wanted. Call for plans.

THE ONTARIO INDUSTRIAL LOAN & INVESTMENT

C. E. RYERSON, 9 Toronto-street

COMPANY, LIMITED, 23 Arcade, Victoria - street Offer for sale choice building lots in all parts of the city and su-burbs, among which are the fol-lowing:

QUEEN STREET east, corner River, north side, a fine business site very near proposed C. P. R. station and new hotel.

OMBARD STREET north or south side between Church and Victoria any frontage required, suitable for factory or warehouse purposes. Will advance money to build or build and lease to suit desir able tenants.

OLLEGE STREET, corner of Shaw, about 500 feet, rapidly increasing in value, suitable for the state of the state

NAIRN estate—West Toronto—The south half of this estate, situate on St. Claivenne a little west of Dufferin street and comprising some 50 acres, was laid out into building lots by the company about for months ago. Out of a total frontage of 12.63 feet no less than 543 feet has been sold; in the company are some of the sheet dwelling sites in the suburbs of Toronto are to be found. But now before the prices advance. SCOT AVENUE - Nairn estate - On choice corner left. BOON AVENUE—Nairn estate—Both sides from \$7.50 up.

DERBY AVENUE—Nairn estate—South side from \$6.50 up.

LARLSCOURT AVENUE—Nairn estate—
Only a few lots left. whole lot,

N AIRN ESTATE—The company will advance money to build houses on this ustate; repayable on the most liberal terms; any industrious workingman can have his own home and all paid for within a few years by dealing with this company on its easy straight instalment plan.

THE ONTARIO INDUSTRIAL LOAN & INVESTMENT

COMPANY, LIMITFD, Dealers in Real Estate, money to loan. EdmundT. Lightbourn, Manager.

MURDOCH & WILSON'S LIST.

HIS block will be offered at a bargain for a few days; see this at once. Murdoch & Wilson. Telephone 1812.

ING street east, corner lot 133x200, dwellings and corner store, total rents over and terms at office. Murdoch & Wilson.

EVERAL choice properties on Yonge St. which we can offer at low prices. Murdoch & Wilson. H OUSES in all parts of the city for sale of easy terms. Murdoch & Wilson. 7 ACANT LOTS;

ATHURST ST., \$50, \$45 and \$30. OVERCOURT ROAD, 90 ft., \$23,

DUFFERINSTREET-east side, 45 x 125 MANNING AVE-\$40.

OLIVE AVE-near Yonge, 100 feet, a ba DUCLID AVE-\$45 and \$50.

WELLESLEY street—south side, \$55, and in all parts of the city, on easy terms, Murdoch & Wilson, 36 Victoria street. Tel. 812. ISI2.

AK STREET—pair brick-fronted houses, 7 rooms, all conveniences, stone foundation ill round, lot 32 x 110; oheap and easy terms.

SOLID brick house, 10 rooms, lot 60 x 110 to lane, n.e. part of city, price \$1800; a snap, W ELLESLEY and Park View ave., just east of Sumach street; intending purchasers, see these houses, 3 rooms, furnace, concrete cellar and all conveniences, semi-detached; \$2800, will arrange terms. Murdich & Wilson, 36 Victoria street, Telephone 1812.

HAYE ABOUT 4000 FEET OF CHOICE building lots situate about the centre of St. Mathew's Ward, ranging from \$12 to \$30, per foot, will make especially easy terms to intending builders, or will put the price down to leave a big margin to parties wishing to invest paying & cash; you will do well to write or call ou me before purchasing elsewhere, John Poucher, 43 Arcade.

OHN POUCHER WILL SELL YOU A nice new eight roomed semi-detached house on Logan avenue near Queen street, with full size brick cellar, bath, w.c., side entrance, for \$1700, only \$100 down; a decided bargain; must he wold. John Poucher, 43 Arcade.

\$1050 - A NKW SIX ROOMED HOUSE on Smith street, large cellar, side entrance, only \$50 down; the interest and balance of the net purchase money only amount to \$6 a month. 3000 - FOR KLEVEN ROOME house on St. James-avenue. as the latest improvements, side entrance, hair furnace, only \$250 down; no better value is

WE HAVE ALWAYS ON HAND THE choicest lots east of the Don, and we laim to undersell all comers; will make the erms to suit those with the most likelited neans or will assist parties to build a home or themselves; call at the office and make arangements. John Poucher, 43 Arcade. MOFFATT & CO., REAL ESTATE
Financial Brokers and Valuators, 4 Kingstreet east. Sixty per cent. advanced on unencumbered city and farm property. TOLONTO Annex—Lots for sale in Admiral Road, Bloor Street, Bernard Avenue. Bridg-man Ave, Huron Street Madison Ave, Uppont Ave, St. George Street. W. A. HEWISH, 12 King-street East, Real Estate

A GOLDEN OPPORTUNITY

TO MAKE A FORTUNE! FOR SALE block of 75 acres fronting on the west side of Yonge-street adjoining Bedford Park.

Electric cars will pass the property. Will give UPWARDS OF 21, 000 FEET OF FRONTAGE, lotowners. PRICE IN BLOCK ONLY \$2.65 PER FOOT. luding Yonge-street frontage. The Bedford Park company have sold in past few months 1220 lots at from \$5 to \$7 a foot. THE ABOVE PROPERTY IS THE BEST AND CHEAPEST IN THE MARKET EITHER TO HOLD OR OUT UP.

W.JAMES COOPER, Estato Agent, 15 Imperial Bank Buildings, Wellington-street East

PAYING BUSINESS PRO-PERTY, houses and vacant-lots for sale or exchange in all parts of the city. R. H. Hum-phries, 4 King-street east, Room 4

PROPERTY WANTED FOR cilents, productive business property as well as residential. Have orders for houses ranging from \$3000 to \$10,000. R. H. Humphries, 4 King-street east, Room 4.

HAVE for sale a block of twenty acres, situate close to Danforth Road, it is most admirably adapted for laying out for building siles; having road on every side, the situation is one of the pleasantest in the city and will assuredly realize double to a speculator. If I do not sell in block at once I will lay it out myself, so invite applications without delay. J. McConneil, 78 McGill Street. \$226

TO INVESTORS. This properly is bound to become a most valuable business corner and will jump up in price shortly hway above present figures. Those who know a good thing when they see it should look into this. Apply F. A. F. Ardagh, 12 King Street east.

TO INVESTORS. A LARGE BLOCK OF LOTS ON Tyndall-arenue, north of rail-way: \$50 per foot if taken at once. This is the 100 foot street and in three years this property will be worth double, in face it is \$10 per foot under price now, the half cash.

J. B. BOUSTEAD & Co.,
12 Adelaide-street east,

FOR SALE—TENDERS WILL be received for the stores, 78 and 80, opposite Berrymans-rest, Davenport-rund. Toronto. PETER A. SCOTT, Lion's Head P. O.

TO EXCHANGE—Pair solid brick houses on Rose avenue. Will rent or will exchange for good vacant lots.

TO EXCHANGE - 150 feet on Huron street to exchange for pair houses in vicinity of Spadina avenue, H.S. Mara, 5 Toronto street,

OR SALE—ROSEDALE, MAPLE-AVE two solid brick detached houses, con aining two eve and nine rooms, bath, etc., re pectively. Will be sold at a low figure an ery easy terms. Apply to the owner. 7 Yong treat Arcade. or No. 4 Maple-avenue. Ros

WARREN & SON. 9 1-2 Ade laide-street east, room 8: \$4700 AVENUE-ROAD, new ston from house. 10 rooms, every con \$4300 -AVENUE-ROAD, new, son \$3000 - BERNARD AVENUE, new CECIL-STREET - Beautiful residence, rooms, only \$5600.
HUKCH-STIRET-new, solid brick, 1
rooms, every convenience, a corner RANGE ROAD. corner Bouse, 12 rocus.

electric bells, 38500.

HANDSOME residence, Huron-street, 10 rooms. Lot 28x190 to a lane, fine solid trick stables. Unli at once.

\$4500 - HURON STREET, new solid sence. Lot 190 feet deep to a lane.

\$5400 - HAZELTON AVEUE—Detach-lu rooms. Lot 28x149.

ARVIS STREET—Beautiful residence, 12 rooms, hot water. furnace, side entrancement lane. In the choicest locality, make an offer.

electric bells.

M CCAUL STREE I—perfect home, 11 rooms, hot air furnace, in undry, speaking tubes and electric bells, only \$7000.

\$4500 - ST. ALBAN'S Ward, Rose Avenue, detached solid brick, 9 rooms. Lot 53x130, a burgain, must sell.

\$3500 - ROBERT street, solid brick, 10 rooms, laundry, furnace, every convenience, lot 20x180 to lune.

\$5000 - ST. MARY'S-STREET, solid brick, 10 rooms, 30 feet frontage, every convenience. \$4000 - SUSSEX AVEUE, brick 10 rooms every convenience, perfect or city house or store property, call and ex-nine our list. F. Warren & Son. PARTIES having properties to exchange or soil will do well by giving us a trial.

WE have a few blocks of land for sale or exchange. F. Warren & Sun.

36 -DAYENPORT ROAD, near Bedford 812-HAMBURG AVENUE, south of track, flar block, 360x138. 5.5 - KENDALL, AVENUE, 100 feet, call at once, make us an offer T GAMBLE AVENUE, a bargain is sold

WARREN & SON, Room 8, 91-2 Adelaide-street east.

J.B. BOUSTEAD & CO.'S

> PARTIAL LIST -OF-

DECIDED BARGAINS.

OUR FINANCIAL RELATIONS WITH builders emble us to place bargains before our clients. In our judgment, house property will never be so chesp again in Teronto's history as it is to-day, therefore now is the time to

\$7500 WILL SECURE ONE OF THOSE substantial modern houses on the last side of Sherbourne-street, just south of linden-street.

\$4250 solid brick, slate roof, modern tonvenience, il rooms, mortgage \$2500, balance tash. \$2700 CASH WILL SECURE SIX brick-cased dwellings by purchaser assuming encumbrance of \$6000. These will pay 12 per cent. on money invested and are \$2000 under value.

\$4000 - BERNARD - AVE. - SOLID brick. 9 rooms, all modern conveniences, close to Avenue-road. \$14,500 - JARVIS STRICET - 10 \$2000 CASH WILL SECURE BY assuming a mortgage of \$4600 casts, and detached brick-need dwellines in good casts, an rous of. There is \$2000 clear profit in these to the man with sand enough to specu

\$11.000 -SOLID BRICK HOUSE and stables in George-street, lot 65x110, all conveniences. Terms arranged. \$8500 -TWELVE ROOMED HOUSE-deorge-street, hot water healing and modern conventionee, fruit trees conserva-tory, etc., lot 63x100. Terms arranged. \$12,000 HURON-STREET-SOUTH of Bloor, mode is 12-roomed mansion, all improvements, lot 40x190.

53250 -CASH REQUIRED \$1450-WILL stateco-fronted houses, stone foundations, large rooms, bath and w. c. Good street northwest section of city. These houses are cheap at \$2000 and are a big bargain at the price offered. Lat 40x110 to lane. \$1800 CLINTON-STREET, NEAR COLLEGE, studeo-fronted house in worth the money. \$400 cash, balance can remain at 6 per cent.

\$1000 CASH WILL SECURES SOLID brick houses, price \$10,000 but worth \$20,000, on the Carlion side of the Junction. Seven rooms, town water, grate and overments, sic. Balance can remain on mortgage. Big bargain.

MILY-ST. - PAIR OF BRICK FRONT rented, equity \$850; exchange for good

FOLLIS-AVE -PAIR OF BRICK FRONT seven rooms and bath and detached nine room and bath, equity \$2500; exchange for good lots.

AMIMICO-AND UP TO \$10.

38-NORTHLAND ROAD-50x150.

313-ARMSTRONG-AVE. - WEST OF \$16 -ERNEST-AVE. - 150 x 125 - MAL-VERN-avenue-288x120. \$17-BARTLETT-AVE.-NEAR BLOOR-

20-PERTH-AVE. - CORNER WALL \$21-JAMIESON AVE. - NORTH OF College-150x123.

\$28-MACDONELLAVE.-168 FEET, TYNDALI-AVENUE — THE 100 FOOT a firet, on the east side of this arrest and a little south of King, we can sell 390 feet at 360, no trade looked at; it must be spot cash for one half amount, but there's good 380 a foot profit in it within three years.

30 - FORT ROUILLE, TYNDALL, Bowland-avenue, Sorauren, corner Garden.

Boustead IF YOU want to buy a house go to Geo.

IF YOU want to rest a house go to Geo.

Gunta, & CO.

12 Adelaide-street east.

G. 423 Spadina-avenue. telephoue 1947, conducts a financial
agency at the above address, properties bought and sold, loans
negotiated, insurance effected,
etc.; all transactions confidential
and receive personal attention.
Note the following properties
mow being offered:

A UGUSTA AVE.—solid brick, 7 rooms and
bath, furnace, etc.; price \$3000.

A UGUSTA AVE.—solid brick, 8 rooms and
bath, furnace, etc.; \$8500, easy terms.

CLOSE AVE—pair solid brick, 9 rooms and
bath, furnace, etc.; \$8500.

bath, furnace, etc.; \$500.

DRAPER ST.—6 solid brick, 8 rooms, bath, furnace, etc, well rented; price \$300 each; would exchange for central vacant land or unincumbered farm.

EUCLID AVE.—Solid brick, 9 rooms and bath, furnace, gas, etc.; \$500; easy terms.

EUCLID AVE.—Solid brick, 9 rooms and bath, furnace; etc.; \$500—open for exchange.

Duilders enable us to place bargains before our cliunts. In our judgment, house property will never be so cheap again in Toronto's history as it is to-day, therefore now is the time to buy; we oun give you homes from \$1000 to \$50,000, and make the terms to suit every time.

\$8000 — MAGNIFICENT HOME ON \$80,000 and make the terms to suit every time.

\$8000 — MAGNIFICENT HOME ON Large the season of the speaking tubes, stationary wash tube, hot water heating; perfect in design and finish.

\$9000 — THIRTEEN ITOMS; JARVIS—

\$100 — JARVIS — STREET; VERY deep lot; \$2500 expended on this preparity will metel it worth \$13,500.

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\$100 — JARVIS — STREET; VERY deep lot; \$2500 expended on this price \$2100.

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\$100 — JARVIS — STREET; VERY deep lot; \$2500 expended on this price \$2100.

\$100 — JARVIS — STREET; VERY deep lot; \$2500 expended on this price \$2100.

month for 2 years.

SPADINA AVENUE—Solid brick, 12 rooms and bath, furnace, gas, laundry, etc.; \$6500.

SPADINA AVENUE—Three half stone fronts, 12 rooms, bath, laundry, etc., hot water heating; \$8000 each.

WILLOX STREET—detached solid brick, 10 rooms and bath, furnace, etc., \$6500.

WASHING FON AVE.—pair of solid brick, 9 rooms and bath, laundry, furnace, etc., price \$8000. Price \$5000.

WE have ready customers for houses from \$1500 to \$2500; parties having such to dispose of would do well to leave them with us.

LBANY AVE .- 100 feet at \$45.

LOOR St., corner lot. 50 x 154, at \$110. IDGMAN, facing Palmer Road, 60 x 128

MANNING Ave., south of Ulster, \$40.

G. E. HARRIS. 423 Spadins Ave. 52300 -DETACHED RALF STONE foots solid brick house just near completion. Eight rooms, bath and w. c. All modern improvements. Euclid-avenue north of Bloor. Will be worth \$5000 inside a year Can now be purchased for \$1200 cash and the assumption of \$2000 mortgage at 0; per cent.

NNETTE STILEET, Junction, large frame house near Union Street, well resuled: A NNETTE STILEET, Junction, large franchouse near Union Street, well rente \$5500 GAGE w.ii secure pair solid bricks

NIITON CRESCENT—No. 41, solid brick every convenience, furnace, side en trance, etc.; weil reut—d.

OSE AVENUE—Solid brick, eight room and bath; near Weilesley street, \$3000.

OSE AVENUE—Substantial brick fronte house, six rooms, bath; \$2200.

Louisa, Annetic and Thomas streets, Lansdowne, Ethel and Franklin avenues, Edith croscent, Davenport and Weston rands.

BROCKTON addition—This locality is proving one of the best investments in the market and the properties offered by me can be secured at the lowest prices and on the most casy terms. Consult my list for situations on Mackenzie, Lytton, Royce, Edwin, Cooper, Campbell and Wallace avenues.

CONSIDEIABLE quantity of house property is required by my clients in exchange for vacant lots. Send full particulars to F. B. Rubins, York Chambers, 9 Toronto street. Telephone 613,

100PER & PHILPOTT, Estate Brokers.

850 —MADISON and Dupont, corner lot.

\$15-DOVERCOURT Roud—a few lots at this price, small payment down.
\$15-DAVENPORT Road, close to Dufferin —easy terms.
\$8000-HURON St.—Two new detached food lots in the annex and some cash for one or both.

GEO. GURD'S Land Mart. 4
King Street West and West
Toronto Junction, makes a spealty of West Toronto Junction
property to intending purcha roperty to intending pors. The Hess & Wilkinson tories now in course of erection together with the C.P.R. wor shops, will increase the popultion fifteen hundred at least our list of vacant property

AKEVIEW AVENUE-Choice lots \$18.

AVENPURT ROAD-Corner Ch \$40. A splendid site for a store.

J. Real Estate Broker and Financial Agent-Money to loan at lowest rates. 12 King-street east, up stairs.

TO INVESTORS. HAVE 304 teet on College street, including two corner lots, that I can give you a bargain on. They are holding property on this street near the property I offer for \$20 per foot more than this can be bought for. Small amount of cash required down, for further particulars apply to J. A. G. Macdonell, 12 king-street east, up-stairs.

TO SPECULATORS. Something that you on by the spring. 487 feet on bundas-street by 480 feet deep, near Bloor st. Small amount of cash re-quired down. Now I can give you a bargain on this. Call and get particulars. J. A.C. Macdonell, 12 King-street cast, up-stairs. street cast, up-stairs.

HAVE 7 houses on Mar-rison-street that must be sold to close an estate. 4 brick front, 7 rooms, and 3 rough-casts, 7 room; all in good repair; lot 72x175 feet deep. This property is paying 10 per cent. No reasonable offer refused. Apply to J. A. G. Mac-donell, 12 king-street east, up-stairs.

CHEAP—6 roomed cot-tage on Hackney-st.; lo. 38 leet by 120 deep to lane, \$48 per foot includ-ing cottage thereon. J.A. G. Macdonell, 12 King-st-east, up-stairs.

left in St. Alban's Ward, formerly Parkdale, on the following terms: Beaty-avenue, Spring-harst-avenue, Close ave. Jamieson - avenue, Macdonell-avenue, Bunn-ave. Lorn-crescent, Pufferin-street, Duncan-street. Campbell-avenue, Marvard Garden-avenue, Ruth-street, Lennox avenue, Pearson-ave. Roncesvalies-avenue, Maynard avenue, Leopold-avenue deloice king-st, lots, also choice corner lot on Queen-street; very cheap. Queen-street; very cheap. J. A. G. Macdonell. 12 King street east, up stairs.

O HEAP lots in all parts of West Toronto Junc-tion. Call and see my list. J. A. G. Macdonell. 12 King-street east, up-stairs.

Oollege STREVT
property—We call
investors' attention to
that very choice block
of real estate fronting
on College, Grace, Beatrice and Arthur sts.,
having a frontage in
all of about 4500 feet,
including 550 feet on
College street. This is
one of the most convenient and desirable
building properties on
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