

Real Estate and Building--News and Opportunities

YOU have long cherished an ambition to own a new home—some place where there's trees and beautiful surroundings. The place is Kingsmount Park on the Gerrard Civic Car Line. The prices are low and the terms attractive. Buy now before the Spring rush and advance.



\$50.00 EACH Your Chance to Make Good Money on Small Investment

We offer for quick sale choice residential lots in Kensington Park, near river front, a little west of the corporation limits of the City of Toronto, at the present time. Reports just received from reliable sources state that the street railway franchise has been granted to a wealthy corporation, and it is the intention to build out Victoria Avenue to this property. Now is the time to buy and share in the rise that must take place.

All information, maps, etc., by personal call or letter.

J. CURRY COMPANY, LIMITED BANKERS and BROKERS

24 King Street West, Toronto

NEW CONSTRUCTION CO.

HAS \$4,000,000 CAPITAL

Lyal & Sons to Carry Out Erection of Big Buildings Throughout Canada.

MONTREAL, Feb. 23.—(Special).—The largest deal ever put thru in construction circles in Canada was completed here to-day, when J. N. Greenhalgh, K.C., announced the details in connection with the organization of the P. Lyal & Sons Construction Co., Limited, with a capital of \$4,000,000.

The new company comes into existence because of the tremendous expansion that has occurred in construction work throughout Canada, and with its capital will be able to carry out the construction of buildings simultaneously in all parts of Canada. During the past year the company has secured contracts amounting to the value of approximately \$5,000,000 in Montreal, Ottawa, Regina, Moose Jaw, Calgary and Winnipeg.

The new company has acquired the well known contracting business carried on for over thirty years in Canada by the firm of Messrs. P. Lyal & Sons, together with the extensive real estate properties owned by the Lyal family in the different cities of Canada.

Bond and Stock Issues.

The company will have a capital of \$2,000,000, twenty years first mortgage six per cent bonds, \$1,250,000 of 7 per cent preferred stock, and \$1,750,000 of common stock. The purchase of the business acquired has been made by the issue of preferred and common stocks, there being no cash consideration whatsoever. The profits realized by the sale of the company's bonds will be paid into the treasury of the company, and will provide further working capital to cope with the largely increasing demand for the company's services. No change in the management of the company is contemplated, and this will be carried on, as in the past, by Mr. Peter Lyal and his sons, Mr. William Lyal and Mr. Trail Lyal.

On the Directors, in addition to Messrs. Peter Lyal, Wm. Lyal and Trail O. Lyal, will include J. N. Greenhalgh, K.C., director of Banque Impériale du Canada; Hon. Robt. MacKay, director of Bank of Montreal; and H. Wyndham Beaulieu, director of National Bank.

The statement of the firm from Feb. 1, 1911, to Jan. 31, 1912, shows net earnings amounting to \$254,568.88, an amount which, after providing for the bond interest and payment of preferred stock dividends, will show a surplus of 5 per cent on the total common stock of the new company.

Building Under Erection.

Among the buildings now being erected by the new company are the largest that are now in existence in Canada, and include the Transportation Building, Montreal; Grand Trunk station, Ottawa; Saskatchewan Government buildings, Regina; harbor sheds, Montreal; new technical institute at Montreal; and Grey Nuns' Hospital at Regina.

Belgian War Minister Resigns.

Brussels, Feb. 23.—Gen. Heibel, minister of war, resigned to-day. Premier de Broqueville will take the war portfolio temporarily and use this concession for pushing his army reorganization scheme.

PROPERTIES FOR SALE

Union Trust Co.'s List.

UNION TRUST COMPANY, LTD.

Ontario Farm Lands.

38 ACRES—Clinton Township, Lincoln County, five thousand.

50 ACRES—Township of Markham, York County, eight thousand.

68 ACRES—Adjoining Whitby, Ontario County, eight thousand.

90 ACRES—Near Markham Village, suitable for mixed farming; eight thousand five hundred.

100 ACRES—Township of Whitby, York County, good soil, well fenced; large bunk barn, 100 house; six thousand; good value.

100 ACRES—Adjoining Oakville, suitable for either fruit, vegetables or mixed farming; twenty thousand.

100 ACRES—Near Clinton, Huron County, good soil, dairy or grain raising; seven thousand.

100 ACRES—Two and a half miles from good market town; suitable for mixed farming; eight thousand.

200 ACRES—Township East Gwillimbury, good soil and in good condition; brick house and new barn; besides other buildings; good district and convenient to school and churches; price reduced to eight thousand for quick sale.

200 ACRES—Township of Manvers, County of Durham; strong clay loam; 100 under cultivation; good farm house, with kitchen and frame barn; besides other buildings; good district and convenient to school and churches; price reduced to eight thousand for quick sale.

200 ACRES—Near Burlington; first-class land and good buildings; well located and in a beautiful locality; never rented; twenty-five thousand.

212 ACRES—Near Bradford, Simcoe County; first-class stock or grain land; with good buildings; sixteen thousand.

300 ACRES—Within thirty miles of first-class buildings; good soil and first-class buildings; in splendid agricultural district.

50 ACRES—Choice fruit and country home, near Jordan Station; thirty-five thousand.

5000 ACRES—On Manitoulin Island; one hundred cleared, balance timbered; thirty-five thousand.

PARTICULARS of any of these valuable properties and many others on our lists, both large and small, can be obtained by writing or calling at our office. Those desiring to buy a farm, see us before buying, and those offering for sale, call and list them with us.

UNION TRUST COMPANY, LTD., 115 Bay Street, Toronto.

Vacant Lands.

BUILDERS who intend putting up houses of six or seven rooms, find that they can save a lot of money by buying lots within five miles of Queen and Yonge, within the city limits. We can offer you good lots at low prices, or selling at a profit, in Davisville, at from twenty to twenty-five dollars per lot, on builders' terms. Come and see us.

Suburban Lots.

50 FOOT—Paisley Gardens.

12 FOOT—Mount Pleasant avenue, shallow lot.

12 FOOT—Brookline avenue.

13 FOOT—Boydwood avenue.

15 FOOT—Lakeview avenue, Lakeview Annex.

16 FOOT—Third avenue, Lakeview Park.

16 FOOT—Erskine avenue; 75 feet.

16 FOOT—Glenwood avenue.

20 FOOT—Mount Pleasant avenue.

20 FOOT—St. Clement's avenue; 250 feet.

25 FOOT—Squid avenue, near Yonge; 200 feet.

25 FOOT—Stewart street; 200 feet.

25 FOOT—Erskine avenue; 250 feet.

25 FOOT—Gordon street.

25 FOOT—Rochampton, corner Mount Pleasant avenue.

28 FOOT—Mount Pleasant avenue, corner Fairview.

28 FOOT—Sheldrake avenue.

35 FOOT—Yonge street, Bedford Park.

35 FOOT—Erskine avenue, close to Yonge.

35 FOOT—Alexander boulevard.

35 FOOT—Lytton boulevard.

40 FOOT—Fairview avenue, close to Yonge.

50 FOOT—Yonge street, Glen Grove.

52 FOOT—St. Clair ave., Moore Park.

55 FOOT—Rosehill ave., Moore Park.

100 FOOT—Yonge street, Davisville.

100 FOOT—Yonge, corner Glenview.

City Lots.

28 FOOT—Dunlop street.

32 FOOT—Davenport road, near Gladstone.

40 FOOT—McLean avenue.

50 FOOT—Pacific avenue.

50 FOOT—Oakmount road.

55 FOOT—Evelyn avenue.

60 FOOT—Arling avenue.

72 FOOT—Indian road.

75 FOOT—Keel street, near Westmount.

75 FOOT—Lonsdale avenue.

PROPERTIES FOR SALE.

Union Trust Co.'s List Continued.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

115 FOOT—College street, corner lot.

FARMS FOR SALE.

FARM FOR SALE in the Township of York, about five miles from the city limits, beautifully situated on the River Don, 20 acres more or less, a mile and a half east of Yonge street, land mostly clear and under cultivation, but some good timber, good buildings, good soil, good water, particularly suitable for city man desiring a country place. Good fruit, Duncan, Grant & Skeans, 13 Richmond Street East, Toronto.

320 ACRES—Southern Saskatchewan; very best of land; at \$24 per acre, near to station, school, etc. Home Realty Company, 121 Church street.

VALUABLE farm property for sale—100 acres, rich clay loam, in a high state of cultivation; three acres bush, orchard, beautiful shade trees; good wire and rail fences; ten-roomed stone house, furnace, cistern and woodshed; two barns, 70 ft. long and 40 ft. x 20 ft., with basement to both; large carriage house; two good wells, with iron pumps; one mile from village, with postoffice, school, churches and telephone. For particulars and prices apply to Mr. Donald McLean, Box 22, Toronto, Ont.

FARM or city by W. A. Lawson, Ontario's Farm-Selling Specialist, 32 Church street, Toronto.

2 ACRES—23 miles from Toronto, on good road, quarter mile from school, postoffice and village; rich clay loam, high state of cultivation; can be had now for eight hundred.

5 ACRES—23 miles from Toronto, on good road, in district where property is selling for more money; this is a beautiful situated, all under cultivation; make a splendid market garden; is an attractive investment. Two thousand.

5 ACRES—Nine miles from Toronto, a quarter mile from village and school, heavy sand loam, every foot of it under cultivation; good soil and good water; four-roomed bungalow. Twenty-five hundred.

7 ACRES—Eight miles from Toronto, a half mile from station, close to village, school and church; rich clay loam, one acre bearing orchard, plenty of fruit trees, splendid frame house and bank barn. Three thousand.

10 ACRES—23 miles from Toronto, adjoining village and station, a quarter mile and half of bearing orchard, large brick house, with drive house and hay shed; these buildings are all in first-class repair.

10 ACRES—On Eglinton avenue, just outside the city limits where property is subdivided, has a 100 ft. frontage, with no waste land, a rare chance for investment, no better location for market garden. Seventy-five hundred.

17 ACRES—Scarboro, thirteen miles from Toronto, one mile from electric car, school, postoffice and church, all under cultivation, four acres orchard, 15 acres pasture, one acre hay, good fences, five-roomed frame house, frame barn, stables and hen house. Two thousand.

18 ACRES—Oxford, seventy-five miles from Toronto, one mile from station, close to postoffice, school and church, rich loam, all under cultivation, well watered and fenced, seven-roomed house, bank barn and stables. Fourteen hundred.

50 ACRES—Perth, 30 miles from Toronto, close to school and church, the very best of clay loam, forty-eight acres under cultivation, half acre of good fruit, well watered and fenced, six-roomed house, bank barn, drive house, hen house and stables, twenty head of stock, thirty-seven hundred.

50 ACRES—King, mile and quarter from Yonge street, close to school and church, clay loam, underdrained, high state of cultivation, plenty of water, good fences, five-roomed house, bank barn and hay shed. Four thousand.

100 ACRES—Markham, eleven miles from Toronto, mile and half from two stations, rural mail delivery, school two roads, five acres of heavy timber, the balance under cultivation; splendid water, good fences, nine-roomed house, bank barn, hay shed, drive house and stables, thirty head of stock; a first-class farm at a right price. Twelve thousand eight hundred.

106 ACRES—King, near Schomberg, on gravel road, close to school and church, clay loam, hundred acres under cultivation, balance bush and pasture, two acres splendid fruit, well watered and fenced, eight-roomed house, bank barn, hay shed, drive house and stables for twenty head. Fifty-five hundred.

THE above for sale by W. A. Lawson, 105 Church street, Toronto.

Philip & Beaton's List.

\$2800—800 DOWN, for 30 acres of mixed soil, some early land, some late, some choice for celery; this is a handy place for a garden and fruit man, as there is a shipping station within half a mile of the house, also a well where manure could be unloaded, and the property is less than half a mile from the place on the place is a splendid six-roomed frame house, good cellar; there is a small barn, drive house and stables, water is supplied by well, cistern and spring creek; six acres of well-selected orchard, three of which are just beginning to bear; the balance has been out about four years; twenty acres of bush, mostly soft wood, twenty acres of hard wood, the balance is under cultivation. If you are looking for a small place, this will find just what you want here, with the extra land and stables, well watered, you don't need to work that, as plenty of people will be glad to rent the place.

\$750—250 DOWN, for two acres, about two miles from Toronto, on a good road, close to shipping station and not very far from school; comfortable frame house and stables, well watered and fenced, are convenient here. If you want a chicken ranch, see this, for information of above two properties, and, if you wish it, our new list of 30 farms. Philip & Beaton, Whitevale, Ont.

HOTEL FOR SALE.

The "Lakeview Hotel," Brinsford Station, on the Bay of Quinte Railway, well located for a summer hotel, near Beaver Lake fishing grounds, large, comfortable building, with 100 guest rooms. The contents may be purchased and license transferred. Must sell to wind up an estate. For particulars, apply to G. F. Rutan, Napanee, Solicitor for Executors.

TO RENT

20 ACRES

FRUIT ORCHARD

In excellent shape, suitable for gentleman's summer home or practical fruit man; near Toronto. BOX 87, WORLD.

INVESTORS, ATTENTION

A "buy" on Richmond Street; very close to the city, on Bay, Adelaide, Temperance, Victoria and Queen.

ENGLISH'S, LIMITED, 50 Victoria St.

DELIVERY GUARANTEED

ANDREW ELDER, Reliance Building.

MILLION ACRES

British Columbia Agricultural Lands. Also large blocks in the Prairie Provinces.

DELIVERY GUARANTEED

ANDREW ELDER, Reliance Building.

TO RENT

PRINTING

MILLION souvenir cards, one fifty thousand; other stationery, barograms, envelopes, paperettes, etc. Adams, printer, 40 Yonge street.

ART

J. W. L. FORSTER, Portrait Painting, Rooms 21 West King street, Toronto.

LIVE BIRDS.

HOPKINS BIRD STORE, 120 Queen street West. Phone Main 952.