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Vancouver, fortunately, has never had those characteristics which have marked too many Western towns. There has been here, none of the lawlessness that has disgraced American frontier settlements. Men have never gone about armed, or amused themselves with indiscriminate

and the Company has large interests in the city. Take, then, other examples. Within the last six months three banks have established branches here—the Merchants Bank of Halifax, the Molsons Bank, and the Canadian Bank of Commerce. Further, the Molsons Bank is erecting a building



Junction of Cordova and Water Streets—
Looking East.



Court House and Inns of Court, with Province Building
in the Foreground.

shooting. British justice and the Canadian respect for law would very soon have put down that kind of thing. It is wonderful what a change comes over the "bold bad man" when he crosses the line into Canadian territory—he seems to see everything in a different light. So, as a matter of fact, there are only 21 policemen all told in Vancouver, a splendid showing when the cosmopolitan character of its population is taken into consideration. Cosmopolitan as it is—and there is a great charm in living in such a city—it is composed of remarkably good elements; well-trained professional men, retired military and naval men, business men of wide experience in various parts of the world, skilled artisans, and so on. There is no doubt, then, to repeat what has already been said, that Vancouver offers every possible advantage as a residential city. The question remains: Is it a good field for investment? Is it one of the cities of the future? The best answer is the fact that great business corporations are putting their money into permanent city investments. The Canadian Pacific Railway is enlarging its wharves

costing (without the ground) \$95,000, while the Bank of Commerce and the Merchants Bank of Halifax are shortly to follow suit. The Imperial Bank, it may be added, is about to occupy premises in the Leckie Block specially fitted up for its use. Take between Granville and Cambie Streets, a distance of only four short blocks, business buildings are going up which, without the ground, will cost more than \$200,000. These are only instances of what is going on throughout Vancouver; busi-

ness men of all classes are opening up new enterprises and erecting premises, while as to private residences, they are being built everywhere.

As a matter of fact, how can the future be in doubt? Vancouver is the

natural centre, or *entrepot*, for almost all the great industries of the Province—a Province which has an area of 400,000 square miles (between three and four times that of the British Islands), and greater resources than those of any other Province of the Dominion. There is its timber, some idea of which may be gathered from the fact that the lumber cut in 1896 was 70,931,631 feet, an advance of 21,000,000 feet over the previous year, and yet



View from Mount Pleasant—Showing False Creek.



Westminster Avenue—Looking Towards Mount Pleasant.



A Corner in Mount Pleasant.

and building a station at a cost of \$175,000. It may be objected that this is not a fair test, inasmuch as Vancouver is the terminus of the line,

only the merest fringe of the timber belt has been touched. [It is estimated the total available timber area of the Province is 285,000 square miles.]