

PARK AVENUE, ST. HENRY—A stone and brick tenement, with brick enclosed extension, containing two dwellings, rented for \$300 per annum. Would be sold on easy terms, small cash payment and balance by monthly payments. (140-B)

PARK AVENUE—A first-class stone tenement house in thorough order, heated by hot water furnace, all modern conveniences. Drainage and ventilation in perfect order. A good investment. (84-B).

PARK AVENUE—A handsome stone front apartment house 27 feet front by 92 feet deep, containing three dwellings, one on each flat, heated by hot water furnaces has all modern conveniences, material and workmanship first-class. Is a splendid investment property, easily rented to good class of tenants. Would exchange for desirable building lots. S11-3.

PEEL STREET—A handsome stone front house specially designed and built for owners' occupation, has all conveniences and improvements. Owner is out of the country and would be prepared to accept any reasonable offer. Particulars at our office. (115-B).

PEEL STREET—A handsome stone front house above Sherbrooke street, with all modern improvements, in good order, inspection invited. Apply at office for particulars and permit to view. (83-B).

311 PEEL STREET—That fine cut stone house, 28 feet wide; lot 130 feet deep, with lane in rear. Situates just on the rise of the hill and in the best part of the street. Everything in perfect order. This is one of the best values as a family house we have on our hands. Price \$14,000. (S19-3).

PEEL STREET—A commodious stone front house, just above Sherbrooke street, the only medium priced house now for sale in this locality. Lot 24 ft. x 136 ft.; lane in rear; good brick stable. Easy terms. (153-B)

PEEL STREET—A full size stone house above Sherbrooke street, in good order, two story brick stable. Any one wanting a good family house should see this one. (757-3).

PINE AVENUE—A new red Scotch sandstone, semi-detached house, extra well finished; basement (floor cemented), contains laundry, larder, bath, w. c., wash-tubs, coal cellar and furnace. Main floor, drawing and dining-room, pantry, kitchen, etc. Two upper floors contain eight bedrooms, dressing and trunk room, bath and small conservatory. Two main floors finished in butternut, wired for electric light. 669-3.)

PINE AVENUE—A handsome stone front house, on lot 24 by 100 feet, extension kitchen, three flats, six bed-rooms. Daisy furnace, all improvements. Moderate price. (71-B).

We are continually being consulted by young men who have been induced to buy blocks of land outside the city in the hope of selling to some other fellow at an advance. We cannot afford them much consolation. As a rule the only man who makes a profit on such land is the one who buys it in the raw state as farm land, subdivides and sells in lots. Naturally there is a limit to this sort of thing. We think the limit has been reached.

We hear of the Vanderbilts and Astors who have held land for several generations while cities grew around them. We do not hear of the cases where injudicious purchases have caused heart break during long years.

The Turnpike trust should be one of the institutions ruled by fit and practical persons not by political placemen. The farmers and others who realize what good roads mean to the country surrounding Montreal, have a right to demand practical men to look after them, and if we mistake not they intend to do so now that the matter is under discussion. There are many more eyes now on the roads and road masters, since the bicycle came to the front.

Plan No 6 is certainly receiving ample discussion which only tends to show that the practical sense of the whole shipping trade favors the quick development of the Central labor portion. It may be a pity that Montreal was not originally built at Hochelaga but the fact remains it was not, and all shipping will inevitably tend towards the centre of the city. A single berth near the Custom house is worth a half mile of wharfage at Hochelaga. The influences pulling in the other direction are too well known to need discussion.

If the present government is really desirous of doing Montreal justice let them make it a free port. That is a banner to attract notice every where. No greater service could be

PRINCE ARTHUR STREET—A comfortable stone front house, with all improvements, Daisy hot water furnace, new plumbing throughout, extension kitchen and dining-room; in good order. Price \$7000. (593-8).

RICHMOND SQUARE—A 2½ story solid brick house, on stone foundation, containing twelve rooms, in good order, heated by Daisy hot water furnace. Convenient to St. Antoine street cars. Low price. (541-3).

RICHMOND SQUARE—A nicely situated solid brick tenement house, heated by Daisy furnace, hoist for coal, etc., newly painted and papered and in good order throughout. Rental, \$504 per annum. (605-8).

SANGUINET STREET—A well built stone front tenement, near St. Louis Square, lower dwelling contains six, and the upper eleven rooms. Less than a year built, well rented. Price \$5800. (637-3).

SEYMOUR AVENUE—A handsome stone front cottage with extension kitchen, cemented cellar baser it, stationary wash tubs, Daisy furnace. Finished in cottonwood, natural color. Price only \$7250. (80-B).

SEYMOUR AVENUE—Two stone front cottages extension kitchens, cemented basement, Daisy furnaces, four bed-rooms. Price only \$7000 each. (71-B).

SHERBROOKE STREET WEST—A handsome corner house, containing all modern improvements, and in perfect order from top to bottom. A splendid position for a doctor, and in every way a comfortable and elegant house. Price only \$16,500. (815-3).

SHERBROOKE STREET—A handsome stone front house, on the best part of the street; extension kitchen, Daisy furnace, basement entrance, laundry, fuel cellar and w.c. in basement; all modern improvements. (793-3).

SHERBROOKE STREET—A full size stone front residence, on lot 26½ feet by 120 feet solidly built and in first-class condition throughout. Particulars at office. (40-B).

SHERBROOKE STREET—A new stone house, carefully built under owner supervision, on lot 25 feet by 18½ feet with good stable in rear. Has all improvements, heated by Daisy furnace. Permits to view at office. (775-3).

SHERBROOKE STREET—A very comfortable stone front house, substantially built and in thorough order. Lot 25 feet x 128 feet. Price, only \$9,000. (120-B).

SHERBROOKE STREET—Two self-contained stone front houses, near University street would be sold at a very low price to a prompt purchaser. 110 B),