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A FEW BRIEF FACTS  
ABOUT THE CITY  
OF  
**MERRITT**

and



WHAT  
INVESTORS  
SHOULD TAKE  
ADVANTAGE OF

COMPILED BY

**HAROLD GREIG**

REAL ESTATE & FINANCIAL BROKER

MERRITT, B. C.

# Merritt May Be On Main Line of Two Big Railroad Systems

**Understood both Canadian Pacific and  
Great Northern Have Project  
in View**

MERRITT, Nov. 15.—With the opening of the Diamond Vale Collieries is the prediction by the men of affairs of Merritt who have been in close touch with the transportation situation, that Merritt, instead of being only on a branch line of the Canadian Pacific Railroad, will be on the main line of that system, and also on the main line of the Great Northern route.

The Great Northern is constructing at present from Coalmont to Canyon House, through Tulameen and Otter Lake, and the indications now are that the road will go through Aspen Grove instead of Brooks' Summit; and thence up the Coldwater River to the summit of Coquahalla, thereby getting the prospective tonnage in the Aspen Grove district and that ready to be had in Merritt.

In order to get from Edmonton to Vancouver the Great Northern would have only to construct a railway from Quilchena Hotel to Edmonton to secure a main line from the rich northern country through Merritt. The Great Northern could build from Quilchena Hotel to Kamloops, parallel the Canadian Northern on the opposite side of the North Thompson River to Tete Jaune Cache, and then through Yellowhead Pass to Edmonton or to any portion of the northern Peace River country which has been much sought by the railroads. The Great Northern would have to build only from Quilchena Hotel to Edmonton to get into that rich country, as against the Canadian Northern and the Grand Trunk Pacific having to build from Edmonton to Vancouver. The Great Northern would be closer by about 250 miles and would find it necessary to expend only about half what it would cost the other roads.

In addition to what the Great Northern is planning, it looks as though also the Canadian Pacific intends to put Merritt on its main line by constructing about sixty-one miles of scratch work from Merritt to Kamloops, as against about 170 miles of heavy rock work down the Fraser River Canyon to Ruby Creek from Kamloops to Merritt and down the Coquahalla to Ruby Creek would be one leg of the main line instead of double tracking from Kamloops to Ruby Creek.

## INTRODUCTION

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This booklet is for the information of those who are looking forward to establishing a home or making an investment in the City of Merritt. This city affords the best conditions and enjoyment of life and tenders remunerative returns for the money invested.

We have a mild, beautiful climate, free from the extremes of heat and cold, pleasant surroundings, congenial neighbors, and perhaps most important of all, an occupation at once profitable and agreeable.

I desire to place before prospective settlers and investors, some of the more important features that have made the City of Merritt famous, and also to give in the following pages, nothing but reliable and trustworthy facts. Figures quoted are as nearly accurate as it is possible to get them, and readers may rely upon my statements.

## MY ARGUMENT

Even admitting the exceptional nature of our opportunities, it is humbly submitted that we have made such progress in four years as "Merits" no reproach.

In 1908 Merritt's population was only about 25 or 30 people—to-day we have about 2,000.

Such phenomenal development does not happen by chance.

Now, in the West a city grows in proportion to the development of its local and tributary resources and territory. Again the value of the natural resources possessed by such territory, is indicated by the rapidity and volume of settlement it attracts. Merritt and its district illustrates the foregoing with peculiar aptness.

## NO CITY IN BRITISH COLUMBIA

Can show anything like Merritt's extraordinary growth and record progress, admitting the general development of a City and its district to be in proportion to the demonstrated value of the latter's natural resources; admitting also that the greater these resources the swifter such development; and further, agreeing that development involves population which in turn means business, does it not follow that any centre of supply—such as Merritt—should recommend itself for the establishment of industries merely in proportion to the swiftness of its growth.

## MERRITT HAS

No old inhabitants to hinder its progress.

An honest, far-sighted City Council.

An active, enterprising Board of Trade.

A splendid strategic geographical location.

An exquisite charm.

Magnificent rivers of pure water.

About 2,000 population—moved by one impulse—the city's good.

Four bridges over its rivers.

Two railways, one daily passenger service.

One direct telegraph wire with Vancouver.

One local telephone exchange.

Long distance telephone.

Four mails each day received and distributed.

A well-awakened industrial life.

Highly modern waterworks system.

Over 10 miles of sidewalks.

Fire equipment with fire hall.

City light and power plant.

Government court house.

Municipal building costing about \$15,000.00.

B. C. Horse Contingent.

Eight fraternal societies.

Five places of worship.

One large general hospital costing \$25,000.

Two modern school houses.

Two weekly newspapers.

Four coal mines shipping and developing.

One gypsum mine.

Coal mines shipping daily about 1,300 tons.

A good big mining pay-roll.

One moving picture theatre.

One opera hall.

A good city band.

Four hotels.

One city club.  
One gun club.  
Five general stores.  
Two gents' furnishing stores.  
Two exclusive grocery stores.  
One co-operative store.  
Five stores handling hardware.  
One butcher shop.  
One cold storage plant costing \$25,000.  
One millinery store.  
One drug store.  
One cigar and book store.  
One music store.  
One electrical supply house.  
Two pool rooms.  
One steam laundry.  
Two baker shops.  
One photographer.  
One brewery.  
Two lumber yards.  
One harness store.  
Three livery stables.  
Three restaurants.  
Three real estate offices (Harold Greig).  
Three doctors.  
One barrister.  
Four shoe repair shops.  
One jewelery store.  
Two banks.  
City's expenditure, 1912, about \$90,000.00.

IS THIS NOT A WONDERFUL BUSINESS REPRESENTATION THAT HAS ESTABLISHED ITSELF DURING THE PAST FOUR YEARS?



MERRITT'S MUNICIPAL BUILDING



ONE OF MERRITT'S BANKS



## PROSPERITY

That is what the City of Merritt has experienced since the first building was erected in the great Coal City, from the expenditures of the four coal companies that are operating and developing, strongly denoting the present and future stability that these industrial institutions look for. There is no doubt whatsoever but MERRITT is destined to be a great city, and will have in four years from now, a population well over 6,000 people. **SO WHY WAIT, MR. HOMESEEKER AND INVESTOR,** until Real Estate soars to a high figure and then buy? Read this booklet very carefully and don't wait—**BUT INVEST NOW.**

## BUILDINGS

There is no city in the Interior of British Columbia that is only 4 years old, can boast of the fine structures that now adorn its streets.

Not 10, 15, 20 or 30 years has it taken to erect these structures, but **ONLY FOUR YEARS.** Figure this out and compare any city with the same population that Merritt has, *and the age of them*, then you will realize the progress that MERRITT has made. This is the only correct way that compares the extraordinary growth and progress that the City of Merritt has made.

The new Municipal Building which is now completed, has an estimated cost of over \$10,000.00, without furnishings; compare this building with other cities with double the population that Merritt has, and you will then say that it is without a doubt unparalleled.

The General Hospital, which was only completed in the year 1912, has an estimated cost of about \$28,000.00, and this structure is a credit to any city.

Messrs. Eastwood & Cleasby have broken all Interior City records by erecting a mammoth cold storage plant and building at a cost of about \$25,000. This building and plant as it stands to-day is one of the largest, if not the largest, of any cold storage plant in any Interior City of British Columbia.

The Bank of Montreal have completed their new building, which speaks well for the financial advancement of the City of Merritt, their old quarters being inadequate to cope with their growing business.

Mr. Andrew Hoggan, proprietor of the City Hotel, has let the contract for his new \$40,000.00 hotel to Davies & Saunders, Vancouver contractors. This hotel building, when completed, will tender accommodation to the travelling public to the extent of 120 rooms.

Murdock McIntyre, the proprietor of the Cold-water Hotel, is rushing the completion of his new addition to the present hotel. This will double the capacity that he at present has, and will place him in a position able to cope with the tremendous influx of people.

SURELY, MR. INVESTOR, the expenditure of these sums alone on hotel construction is not of a speculative nature. The hotels to-day in the City of Merritt are unable to accommodate the daily influx of people. JUST IMAGINE these two hotels having to double their accommodation, just these few aforementioned buildings, and facts of expenditure, should convince you, MR. INVESTOR TO INVESTIGATE THE POSSIBILITIES OF AN INVESTMENT IN OUR CITY.



SHEEP GRAZING NEAR MERRITT



**MERRIT'S COLD STORAGE BUILDING**  
One of the largest and most up-to-date in the Interior of B. C.

## MINERALS

The City of Merritt is bounded on all sides by mineral wealth, even to the North, South, East and West are deposits to be found such as copper, iron, platinum and gypsum. These deposits only await capital for the development of the same.

## POULTRY RAISING

The City of Merritt offers a ready market for all poultry produced. Eggs also find a ready local market and not once have eggs had to be shipped to outside points. This alone speaks for the opportunity that presents itself for the person wishing to take advantage of poultry raising.

Ideal land with all the facilities that nature offers, is to be had suitable for chicken raising, close to Merritt, and I doubt if a more remunerative business could be indulged in, for one that is fond of the same.

## RAILWAYS

The Canadian Pacific Railway have a daily passenger train running into Merritt and also a daily freight train. The Kettle Valley Railway will very shortly have the balance of their road completed and this will then link Merritt up with Penticton, B. C., and place us in touch with the Okanagan Valley, which means increased freight shipments and passenger traffic and consumption of more coal, which spells **PROGRESS AND PROSPERITY FOR MERRITT.**



ONE OF MERRITT'S BUSY STREETS  
Photo taken May, 1911

To-day the Kettle Valley Railway are running trains some 30 miles out of Merritt, this being as far as the steel is laid, and with the hesitation with the surveyors in the hills at the present time, it seems only feasible that the Kettle Valley Railway will change their course from the Canyon House and construct their road into Quilchena following the Nicola Lake down to Nicola, and from that point down the Nicola River into Merritt, thus placing Merritt on their main line.

The Great Northern Railway are busy at work constructing their roadbed over the Hope Mountains. This railroad, when completed, will place Merritt in a position that our city will be surrounded with transportation facilities.

What, then, warrants all this railroad building into and around MERRITT? These gigantic financial institutions must have some great object in view. Surely they are not speculating their millions to build these railroads into Merritt without expecting some financial return for their money invested?

ANSWER: They know that Merritt is destined to be a great city, and to have the largest coal deposits in British Columbia, and finally that Merritt will be shipping coal when other mines are exhausted.

## COAL MINES

Merritt and the surrounding district is possessed of unlimited coal deposits, and from the amount of coal which is being shipped daily by the Nicola Valley Coal & Coke Co., and the Inland Coal & Coke Co., these two companies being the two largest shippers of coal, MERRITT IS BOUND TO PROSPER.

About 1,300 tons of coal are shipped daily by these two coal companies and the mines are worked 24 hours per day, the men working three 8-hour shifts. With the other two coal companies developing and when in a position to ship as the above companies, what will it mean to Merritt—INCREASED POPULATION, LARGER CURRENCY CIRCULATION, REALTY PRICES ADVANCED, AND THE WORDS ON EVERYBODY'S LIPS—PROSPERITY.

Experts have declared Merritt and district to have unlimited quantities of coal, in fact the largest deposits in the Interior of British Columbia. No wonder Premier McBride said in one of his famous speeches in the Legislature in 1911, that "the people of British Columbia might look to Merritt and the Nicola Valley as one of the largest coal producing centers in the Interior." The Premier's words are coming true.

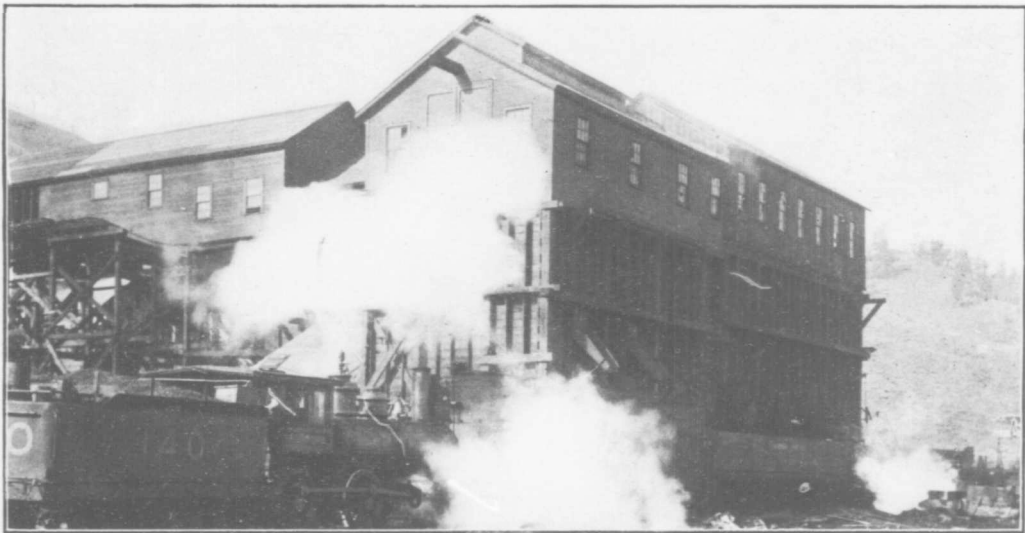
## RANCHES

Apart from coal mining, Merritt's main industry and support, extensive ranching, is carried on and most successfully.

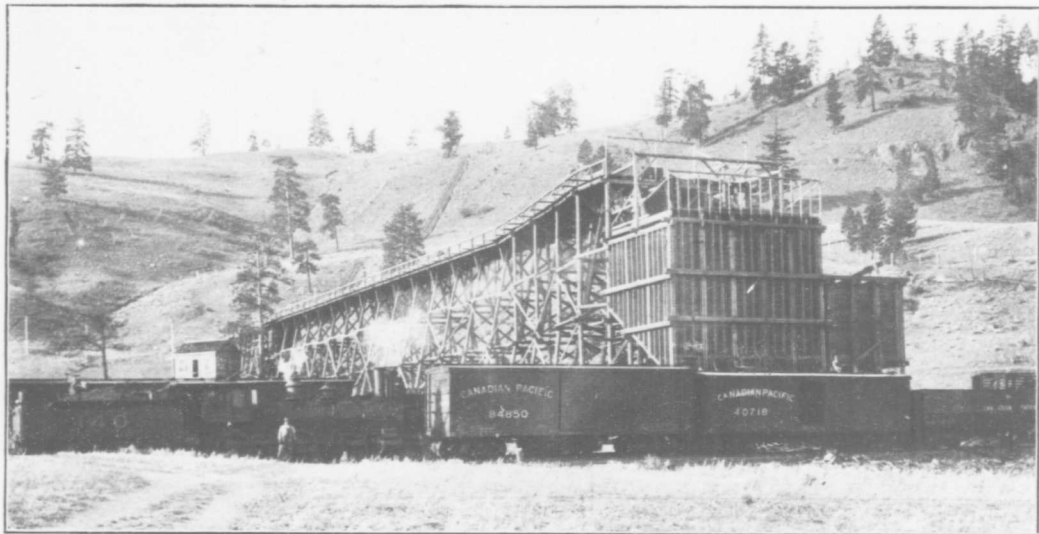
One of the largest cattle ranches in British Columbia called the Douglas Lake & Cattle Co. has its Westerly boundary only 7 miles distant from Merritt. Adjoining this company's ranch is the Guichon Ranch, which ranks in size next to the Douglas Lake Cattle Co.

Small valleys branch out of Merritt to the North, South, East and West, and are all settled with well-to-do ranchers, therefore Merritt is not entirely dependent upon coal mining, but has a remunerative producing agricultural country behind it, which creates a steady influx of money circulated in Merritt.





ONE OF MERRITT'S INDUSTRIES—COAL TIPPLE OF NICOLA VALLEY COAL & COKE CO.



A DAILY SCENE AT THE COAL TIPPLE OF THE INLAND COAL & COKE CO.

## CLIMATE

The delightful climate of Merritt and the surrounding district, is one of its most valuable assets. Situated in the Dry Belt of British Columbia, it escapes the excessive rainfall of the Coast District, and yet the mountain ranges of the neighborhood acting as collecting areas for numerous lakes and streams, insure abundance of water for irrigation and other purposes.

Spring opens early and is mild and balmy; the summers are warm and dry, and the long, genial autumn form a delightful transition to the clear, mild winters. The heat of the summer is never oppressive, for mountain and valley breezes moderate the noon-day temperature, while cool, refreshing evenings follow the warmest days.

The winters are short, lasting from two to three months at the very outside, with practically no rain to speak of.

Physicians in Vancouver and other cities strongly recommend those in ill-health to take up their abode in Merritt or the surrounding district. This alone speaks for itself, and illustrates the ideal climate Merritt has.

All kinds of outdoor sport are to be had, such as boating, fishing, shooting and hunting. All species of game are also very easily obtained with but short range from the city, including bear of the following species: grizzly, cinnamon, black and brown; deer in large quantities, and some of the best duck and goose shooting to be had in British Columbia.

## INVESTMENTS

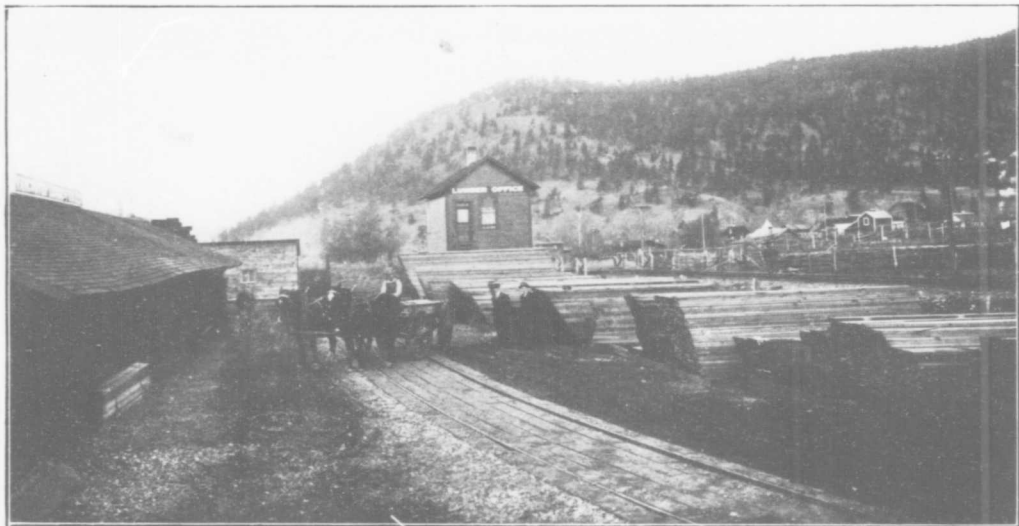
The City of Merritt to-day is located on the late Mr. Wm. Voght's ranch, and is situated on a beautiful plateau, the Nicola River lying to the North and the Coldwater River to the South, with the Canadian Pacific Railway traversing East and West with their track, thus making the city equally distributed as far as building and improvements are concerned.

At the time the Canadian Pacific Railway established their official townsite on the late Mr. Voght's ranch, there were one or two other ranchers living close by, but evidently the C. P. R. saw that the best adapted ranch to establish the townsite on was the "Voght Ranch," which was finally decided upon, and on which now stands the city proper, or rather 97% of the business buildings that are now erected, and being west of Garcia Street.

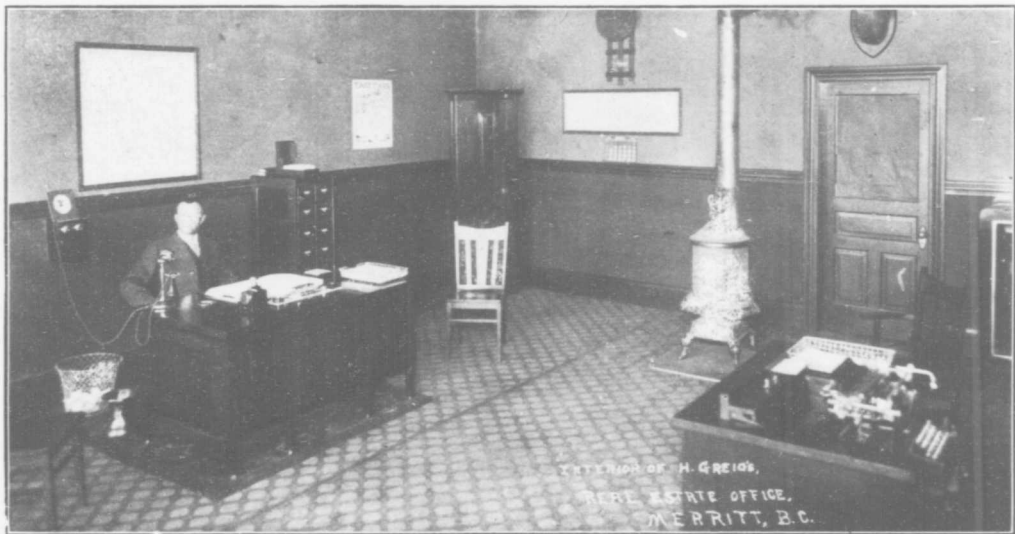
When first Townsite lots were offered for sale by the late Mr. Wm. Voght, they were sold from \$150 to \$175 per lot. To-day what are they worth? From \$5,000 to \$6,000. Is not this an indication of advanced values in real estate in the city, and money made for its investors?

Now, possibly you say: "Why, real estate has gone as high as it can go, and it is too late to buy now." DON'T YOU BELIEVE IT, FOR YOU WILL FIND FOUR YEARS FROM NOW THAT PROPERTY WILL HAVE ADVANCED AS IT DID IN THE FIRST FOUR YEARS.

To-day there is upon the market and for sale a sub-division named VOGHT RESERVE, and comprising some 31 acres of the old original Voght



VANCOUVER LUMBER COMPANY'S LUMBER YARD IN MERRITT



INTERIOR OF H. GREIG'S REAL ESTATE OFFICE, MERRITT, B.C.

Townsite, this acreage had a restriction upon it, entered into by the Canadian Pacific Railway and the late Mr. Voght, whereby the property could not be sub-divided until August 27th, 1912.

People have repeatedly remarked what a beautiful piece of land it was, and were surprised at it not being for sale, and numerous local people have made application to the Estate to purchase the property. The restriction entered into with the C. P. R. of course forbade the selling of the same. However, the restriction is now cancelled and the Estate has sold the property to HAROLD GREIG, Merritt's leading Real Estate and Financial Broker.

This property named "Voght's Reserve" is exceptionally centrally located, and is a beautiful piece of land that is unexcelled in the City of Merritt to-day for an investment of the soundest nature.

Lots are now for sale in VOGHT RESERVE from \$150 to \$250 per lot. Terms \$25 cash, balance \$8 and \$10 monthly. Almost every lot in the entire sub-division is high, dry and level and without undesirable underbrush, in fact a building could be erected immediately without any cost or outlay in cutting trees or thick brush down.

Adjoining VOGHT RESERVE are numerous houses and cottages, which goes to show that VOGHT RESERVE is in an improved district, even to the North, South, East and West of VOGHT RESERVE are to be found houses and cottages, also let me inform you, MR. INVESTOR that VOGHT RESERVE is only about four minutes' walk from the main business corner of the City of Merritt.

To give an instance of the bargains that are offered in VOGHT RESERVE, let me quote the

following: In the month of September, 1910, lots were offered to the public outside the city limits (not inside), and remember our city boundary line covers a large area, for \$250.00 by the parties vending the same. Also, MR. INVESTOR, let me inform you, that property adjacent to VOGHT RESERVE and to the East of this sub-division, has been sold by the parties vending the same from \$250 to \$450 per lot. WHICH IS THE BEST BUY? VOGHT RESERVE LOTS at from \$150 to \$250, or would you rather pay someone else \$450? Answer: There is only one. Why, the Voght Reserve Lots are the best investment that has been offered in the City of Merritt since the first lot was sold, and also the prices on VOGHT RESERVE Lots have electrified the Merritt Real Estate market, and every person is saying that Harold Greig has the best investment ever placed before the investing public.

I ask you, Mr. Prospective Investor, to ask yourself if it is advisable to have your money deposited in a Bank and only receiving 3%? Instance: If you had \$150 deposited in a Bank for one year and receiving 3% interest from the Bank for this amount, you would at the end of the year receive \$4.50 for the use of the \$150 for one year.

Did you ever realize that when you are receiving interest at the rate of 3% from the Bank for your money, that Bank is loaning your money out at from 8% to 10%? This is what is called an INVESTMENT.

Therefore, Mr. Prospective Investor, I think that if you purchased a lot in VOGHT RESERVE for \$150, and you could not realize more than \$4.50 in one year, why DON'T BUY. But I can assure



you that real estate purchased in VOGHT RESERVE is an INVESTMENT, and at the price lots are offered for sale you will reap a handsome profit in one year. In fact your property should double itself in value. This surely would be better than having your money in the bank at 3%.

### VOGHT RESERVE

Yes, this is the name given to the best Investment in the City of Merritt that has ever been offered to the public. Lots are now on sale from \$150 to \$250 per lot, and the terms are within the reach of any person, even the man with very small capital has just as much chance to become an owner of a lot in VOGHT RESERVE as the man that is wealthy. BEFORE YOU BUY COMPARE THE PRICES OF PROPERTY ANYWHERE IN THE CITY OF MERRITT, being the same distance from the main business corner, and with the advantages aforementioned; after that I am convinced that you will arrive at a definite conclusion— THAT LOTS IN VOGHT RESERVE ARE THE BEST INVESTMENT THAT HAS EVER BEEN OFFERED IN THE CITY OF MERRITT.

Compare the terms of other properties offered for sale in the City of Merritt, and with this you will again be convinced that VOGHT RESERVE lots sold on terms of \$25.00 cash and balance \$8 or \$10 monthly cannot be equalled. This enables any person with \$25 to become an owner of a lot in VOGHT RESERVE, and being in a city that to-day offers the best opportunity for investments for the man with small means.

REMEMBER, MR. INVESTOR, that there are only about 160 lots, and they must be sold before February 15th, 1913, and what is more, I shall not sell any person a block of lots, therefore no person shall have a monopoly in VOGHT RESERVE.

EVERY PERSON will be treated alike from the working man to the millionaire. WIRE ME AT MY EXPENSE OR WRITE ME TO RESERVE YOU A LOT, and on receipt of your order for a lot, I will make a selection for you as I would for myself.

Title absolutely guaranteed and free from blemish, mortgage, or any incumbrance.

Everybody is saying, "My goodness! Harold Greig is selling lots very cheap in Voght Reserve, how does he do it?"

**Answer:** Brains and experience have taught me to offer to the investing public, an investment that the purchaser can realize upon in a very short period. I always undersell the market when I offer the public a genuine, immediate return investment. I make money for people that buy from me all the time.



# VOGHT RESERVE

