REAL ESTATE AT AUCTION.

JAMES L. WELLS, Auctioneer,

WILL SELL AT AUCTION AT 111 BROADWAY, N. Y. REAL ESTATE SALESROOM,

MONDAY, MAY 4, Noon,

59 CITY LOTS

VYSE ESTATE,

DESIRABLY SITUATED ON AND NEAR

SOUTHERN BOULEVARD,

FREEMAN ST. AND WEST FARMS RD., 23D WARD, NEW YORK CITY.

Readily accessible by following roads:
THIRD AVE. ELEVATED to 169th st. station, about 6 minutes' walk west of Vyse Estate (6-cent fare to Battery).
SOUTHERN BOULEVARD TROLLEY direct to these lots.
WEST FARMS TROLLEY along Boston ave. to Southern Boulevard.
WESTCHESTER AVE. TROLLEY to Southern Boulevard, these trolley lines connecting with elevated at 129th and 149th sts.
EASY TERMS, TITLES INSURED FREE.
Send for maps to James L. Wells, Auctioneer, 59 Liberty st.

JAMES L. WELLS, Auctioneer,

At 59 Liberty st., Real Estate Exchange and Auction Room,

TUESDAY, MAY 5, NOON,

ABSOLUTE SALE,

31 CHOICE LOTS,

SOUTHERN BOULEVARD,

134TH AND 135TH STS., 23D WARD, NEW YORK CITY.

SOUTHERN BOULEVARD, n. s., 75 ft. east of Brook ave., 3 lots.
134TH ST., s. s., 188 ft. east Brook ave., 8 lots.
134TH ST., n. s., 278 ft. east Southern Boulevard, 6 lots.
135TH ST., s. s., 75 ft. east Brook ave., 8 lots.
136TH ST., s. s., 198 ft. east Southern Boulevard, 6 lots.

Near L station and on line of trolley; paved and sewered streets; fine location; rapidly improving neighborhood.

TERMS LIBERAL; TITLE GUARANTEED

free of cost to each purchaser of policy of Title Guarantee and Trust Company.

Maps and full particulars with Port Morris Land Improvement Company, and with the Auctioneer, 59 Liberty st.

REAL ESTATE FOR SALE.

1,000 FEET WATER FRONT for sale or lease for long terms of years, in New York harbor; deep water; direct channel for foreign shipping; wharf built; 30 acres background; suitable for building factories; railroad connection. Address B. Sprinz, 187 Orange st., Newark, N. J.

City.

LOTS $150 TO $400.

No crossing rivers; $25 down, $5 monthly; only 54 minutes from Rector st., via 6th ave. "L," and 450 feet from station; pretty house and lot, $1,850; $200 down, balance monthly; high ground, healthy. J. J. Bannan, 15 Cortlandt st.

$3,500—NEW 13-room house for 2 families.
$4,000—6-room house, lot 25x100.
$4,500—New 8-room house, all impvts.; near "L."
$4,800—14-room house, 2 lots, near 3d ave.
$5,500—8-room brick house, all impvts.; 22x80.
$12,500—Boston ave. plot, 2 corners; bargain.
Send for Spring list of houses.
CHAPTELL & WYATT, 3310 3d ave.

7C. A DAY BUYS CITY LOT.

Trolley and boulevard building; depot on property; titles guaranteed free; fare 6c. per day; no interest to pay; only nine miles from City Hall; free tickets for Sunday. 20 East 12th st. M. S. Roome.

A SPECIAL.—New 3-family flat, on main avenue in Tremont; price $6,800; rent $756; new private dwelling, sewer, etc.; both are bargains, terms easy. Brooker & Dunn, 778 Tremont avenue, near 3d.

ACTUAL BARGAIN—Only $12,000 each; 424, 426, 428, 432 West 32d st. M. BRONNER, Owner, at Brill's, 723 6th ave.

BARGAIN—Lots at Wakefield Park, two blocks from Wakefield Station (24th Ward, New York); lots from $300 upward; easy terms. REICHE, 315 Madison ave.

HOMES and investments for those who would be wise and save money; little cash; also elegant houses, grounds; stable to rent; $40 to $50 monthly. M. WALTER, 735 Tremont ave.

PRETTY COTTAGE, 7 rooms and bath, $3,200, $500 cash. Karl Rosell, 2742 Creston ave., Fordham.

$1,000, BALANCE EASY—Three story basement, brownstone, West 121st st. J. M. Pray, 93 Nassau st.

Staten Island.

FOR SALE STATEN ISLAND.

HOUSE, 14 rooms, elegant location.....$5,000
House, 10 rooms, all improvements..... 4,750
House, 12 rooms, Prospect Park..... 6,000
House, 8 rooms, lot 50x125..... 3,750
House, 8 rooms, lot 33½x150..... 2,500
House, 8 rooms, all improvements..... 3,500
House, 7 rooms, nice location..... 2,000
House, 7 rooms, on Main street..... 2,250
House, 9 rooms, all improvements..... 3,800
House, 6 rooms, lot 60x114..... 1,600
House, 8 rooms, all improvements..... 4,500
Elegant place, 4 miles station..... 5,000
4 acres, fine home, fruit, etc..... 8,000
13 acres, rare chance for trucking..... 4,000
⅝ acre, house and barns, near..... 2,000
Fine Water front, with grant..... 5,000
Corner Lot, 50x120, for saloon..... 1,200

We have bargains in houses, lots and farms of all descriptions; 40 minutes to city; 48 trains each way; fare 10c., commutation 14c. per day; fine roads, churches, schools, flagged walks, gas, electric lights, water, sewer, etc.
Address CHAS. E. GRIFFITH,
Real Estate. Port Richmond, S. I.

Long Island.

ROCKAWAY BEACH cottages and hotels for sale; easy terms. James Keenan, 20 Fulton st.

OZONE PARK—Two lots, Broadway and Grant, $750; sacrifice. Curran, 239 East 30th st., New York City.

RONKONKOMA—25-acre farm; a good one; lake and station 1½ miles; plenty small fruits; offered with horses, wagons; real bargain; owner's health bad; must sell; $2,500. O. B. Ackerly, 115 Broadway.

Westchester.

AT RIDGEFIELD PARK—Few fine building lots, $100 up; easy terms; near station; six rooms and bath, cottage and chicken house; first-class condition; only $200 cash; your rent will pay balance; also cottages and floors to rent. CARL HALLBERG, 116 West 42d st.

FOR SALE—At Mount Vernon Heights, several new dwellings. McClellan & Hodge, Mount Vernon, N. Y.

FOR SALE—Splendid country seat, 50 acres, running water, near Scarsdale. Schwartz, 121 Liberty st.

FOR SALE—Four splendid building sites; handsomest village on Harlem Railroad; healthy; prices reasonable; station five minutes; low commutation. D. D. Earle, Pleasantville, N. Y.

FOR SALE—Poultry farm; five acres; fruit; shade; water; fertile; healthy; low commutation; station one mile; Grand Central fifty minutes. D. D. Earle, Pleasantville, N. Y.

HOUSES for sale and to rent; all prices and terms. Fallon & Brogan, Mount Vernon.

Country.

CHOICE LOTS, Arlington Park, $100 upward; easy terms; titles guaranteed. Max Rosenthal, 145 East 125th st.

ROCKLAND LAKE.—Two lots, Massachusetts ave.; fine view of lake. Apply to Deming, 10 Pearsall ave., Jersey City.

SACRIFICE—$550 cash, 7-acre farm, cultivated, Lordville, N. Y.; beautiful location on Delaware River; good house, barn, fruit, shade, springs; near station; no incumbrance; owner, Ballard, 197 North Henry st., Brooklyn.

Brooklyn.

VACANT LOTS, small mortgage, exchange for two-story and basement house. Wilson, 189 Montague st., Brooklyn.

$1,450 PRICE for 7-room dwelling with improvements; Rockaway ave. and Pacific st.; deed given on payment of $200; immediate possession. Condict, 22 Court st., Brooklyn.

PURCHASE AND EXCHANGE.

WANTED—To buy a lightweight bicycle; good condition; not over $25. Call with wheel, or address Reilly, 400 West 24th st.

REAL ESTATE FOR SALE.

REAL ESTATE FOR SALE.

Country.

GRAND FREE EXCURSION TRAIN

CLEVELAND ON THE HILL, SUNDAY, MAY 3.

SPECIAL EXPRESS TO CONGERS. FARE, ROUND TRIP, 55c.

THIS IS OUR OWN TRAIN, WE GIVE THIS SPECIAL LOW RATE TO CONGERS AND RETURN THAT ALL MAY VIEW THE BEAUTIES OF ROCKLAND LAKE AND SPEND THE DAY IN THE COUNTRY. TRAIN STOPS AT BERGENFIELDS, DEMOREST AND TAPPAN.

SUMMER HOMES and lots for sale; easy terms; nothing down; [illegible] payments.

NEW JERSEY AND NEW YORK BRIDGE [illegible] West 42d St. [illegible] EVENINGS.

REAL ESTATE FOR SALE.

New Jersey.

WANT TO OWN YOUR HOME?

WHY OF COURSE YOU DO!

THEN HERE IS YOUR CHANCE!

You cannot hope to do better anywhere. Bring us the plans of the house you would like to own, up to the value of $4,000. We will erect it for you on a most desirable location, at

WATSESSING STA., BLOOMFIELD, N. J.,

25 minutes, D., L. & W. R. R., via Barclay or Christopher st. ferry; 50 trains daily; commute 7 cents trolley; water, gas; 5 houses now building, three sold.

YOU CAN OWN SUCH A HOUSE BY PAYING FOR THE LOT.

Balance on bond and mortgage. A $3,000 house at $180 per year. Your own home. A few lots on the best avenue, first choice.

SECURE ONE NOW.

CALL NOW FOR FIRST CHOICE.
HOMEBUILDERS' ASSOCIATION,
ROOM 1618, 150 NASSAU ST., N. Y.

Lots $40

and upward; $1 weekly instalments or 10 per cent discount for all cash.

ETNA HEIGHTS.

Nearer New York (in time) than Harlem. Pure air and clear spring water; 28 trains a day, from 5:18 to 12:30 midnight; commutation 13c.; depot on property; free excursions. For further particulars and free passes apply to

New York & New Jersey Investment Co., 287 Broadway, N. Y. City.

HACKENSACK, N. J.

House, 10 rooms and bath; all improvements; barn; plot 50x198 feet; one minute to depot; $6,750. 9 rooms and attic; cemented cellar; two minutes to depot; price $3,400.

WESTWOOD, N. J.—Six rooms and bath; good well; finely situated; fruit; good train service; price $3,000.

CLIFTON, N. J.—Six rooms and square hall; sliding doors; heated; fruit; plot 75x120 feet; $2,750.

CLIFTON, N. J.—Seven rooms and bath; all improvements; $3,250.

S. D. RUMSEY, PATERSON, N. J.

HIGHLAND BEACH, N. J.,

20 miles from Rector st., two attractive and fully furnished cottages; will lease for season or year, or sell on easy terms.
COLLIN H. WOODWARD, 306 West 145th st.

ARLINGTON—New houses, 6 to 14 rooms, all improvements, $3,000 to $5,000; terms to suit; rent, $20 up. Send for particulars. Yatman, 258 Broadway.

A TEMPTING OFFER—House, newly decorated, Bergen Heights; $300 cash; price $1,500. Fishbourne, room 22, 245 Broadway, New York.

ALMOST GIVEN AWAY—House, 6 rooms; Jersey Heights; price $850 cash. Fishbourne, room 22, 245 Broadway, New York.

COTTAGE, 8 rooms, every improvement, large plot, 40 minutes to city, Northern Railroad of New Jersey; price low, monthly payments. Jos. D. Cronan, 320 West 42d st.

FANWOOD, N. J.—Newly built house, all improvements and grounds, 155x200; five minutes' walk from depot; $300 cash; balance monthly payments. Peter D. Fischer, 181 Canal st., New York City.

FOR EXCHANGE—Long Branch; free and clear; ocean front; near pier. De Baun, owner, 41 Liberty st., New York.

OWN your own home; $10 monthly, without interest, will buy choice lot in Bayonne City, on trolley line. Particulars, C. S. Clarke, 160 Broadway.

ON JERSEY CITY HEIGHTS, delightful and healthful, are many houses and lots in our hands for sale and rent, for rich and poor; accommodating terms; quick transit to every part, and especially to office of Jewell, Real Estate Agent, near Court House.

Brooklyn.

DON'T DELAY TO INSPECT VANDERVEER PARK

at once. Read comments in daily press of April 26th: "Ex-Governor Flower is said to be at the head of a syndicate which proposes to invest over $3,000,000 in suburban property in Brooklyn, just as soon as the Greater New York bill has been signed. The property includes extensive farm lands in Flatbush and Flatlands. In a few years all that part of Brooklyn comprised now in what are the outlying wards will be full of people, and real estate there will be valuable property."

Flatbush and Flatlands are now known as the 29th and 32d Wards, and Vanderveer Park is the very gateway and entrance to the property purchased by the Flower syndicate. If this property commends itself to such capitalists as comprise the syndicate, why is it not good for you, especially when you can buy lots $275 and up, $5 and $10 monthly. Queen Anne houses, $500 cash, balance same as rent. Titles guaranteed. Send for maps and particulars.

GERMANIA REAL ESTATE CO.,
HENRY A. MEYER, Prest.
HENRY W. DREYER, Sec.
Office, Flatbush Ave., cor. Nostrand Ave.

DON'T DECIDE until you see my new one and two-family houses; none better in Brooklyn; the only new house connected with the sewer; $2,650, 7 rooms, all improvements, handsomely decorated, marble mantels, rolling doors, brick-filled walls, cemented cellar, gas light in the street; $3,300, 11 rooms and two baths, all improvements, brick-filled walls, second floors rented for $13 per month; terms $200 cash and $10 and interest monthly. WHEELAN, Atlantic and Van Siclen aves., Brooklyn. Open Sundays.

HONESTLY BUILT.

$2,800, $200 cash, 7 rooms and bath, gas fixtures, mirror mantels, furnace in cellar; restricted neighborhood; one block from L station; must be seen to be appreciated. CHARLES H. SMITH, 4239 Fulton st., Crescent station, Union L.

House and Two Lots, $3,000.

Near new Glenmore ave., Boulevard, 7 rooms, bath, range, etc.; lot 40 feet front; take Kings County "L" to Chestnut st. station; office foot of stairs; open Sundays also. GERMAN-AMERICAN IMPROVEMENT COMPANY.

296 BERGEN ST., $2,900.

Lot 25x100; 2-story attic and cellar brick house in front, 2-story frame on rear of lot; this property for sale, and is a bargain; lot worth at least $2,500. S. C. BROOKS, 132 Flatbush ave.

NEW TWO-STORY AND BASEMENT

cellar frame brick-filled houses, for two families; all improvements; one always open; $300 cash. Butler st., near Albany ave., one block from cars on Douglass st.

ATTRACTIVE home sites at South Bensonhurst, only $250; easy terms; high natural grade; good location, close to depot; prices will double inside twelve months; 5-cent fare. Call for full particulars, maps, passes, C. Benton Dix, 20 Court st., Brooklyn.

BARGAIN—Two-family house, two-story, and basement; hardwood trim; will sell for $3,800, reduced from $5,000. 504 Central ave., Brooklyn.

FOR SALE—A 2-story Queen Anne house at Bay Ridge, 78th st., near 2d ave; ground 40x100; large 12-room house; just finished; all improvements; price, $5,600; $1,000 cash, balance 6 per cent; house now open. Owner and builder, S. C. HALSTEAD, 7267 3d ave.

FOR SALE—OR EXCHANGE—4-story brown stone store, 574 Atlantic ave., near 4th ave. (opposite Long Island Railroad); first-class order. George O. Walbridge, 168 Montague st., Brooklyn.

FOR SALE—109 and 111 Ralph ave., corner Jefferson; four-story brick stores and flats, all improvements, good business location; excellent investment. Exchange, 591 Central avenue, Brooklyn.

FOR SALE—Three-story double frame brick-filled flats, with stores; all improvements; Central ave., corner Van Voorhis, Brooklyn; good business location; excellent investment. Owner at buildings, or 591 Central avenue.

FOR SALE—Two-story and basement frame house; hot water, 20x100; price, $2,850; terms easy. 591 Central ave., Brooklyn.

GREAT BARGAIN—2-story and basement brownstone houses, 10 rooms each, on leading avenue, near "L" station; $5,000 each. Metcalf, 1102 Lafayette ave.

PRIVATE HOUSES FOR SALE CHEAP. Three newly built private houses, all modern improvements; open for inspection 11 to 3. Jefferson ave., between Nostrand and Bedford aves., Brooklyn.

FLATS AND APARTMENTS TOLET.

Unfurnished.

THE MARGUERITE,

731 and 733 Tremont ave. (two blocks west of 3d ave.)—Convenient to elevated, trolley roads and Harlem railroad stations; entirely new in design, with many advantages and improvements: four and five rooms, all light and well ventilated; bath, private halls, handsome wood mantels, hearth tiling and bevelled mirrors, combination coal and gas ranges, hot and cold water, washtubs, closets, steam heated, candle chandeliers, electric bells, tiled halls, dumbwaiter private store rooms, patent iron clothes dryer on roof, etc.; rents $16 and upward; also two large stores; agent on premises; open for inspection daily, including Sunday.

ATTENTION!

LEXINGTON AVE., N. W. COR. 118TH ST. Without a doubt the cheapest rents in the city; elegantly decorated apartments; all open plumbing; 5, 6 rooms and bath; elevator and hallboy service; latest improved gas ranges; furnished. Do not miss this chance. Also corner store; low rent; suitable for drug store. See janitor or W. Wallace Detrick, 1488 Broadway, between 42d and 43d sts.

COZY, COMFORTABLE, CONVENIENT.

50 WEST 98TH ST., NEW

apartments of six rooms and bath, hardwood trim, enamel baths; sanitary plumbing; prettily decorated; ideal home for small families; rent $25 upward.

JAMES R. HAY, on premises, or 7 Wall st.

CORNER FLAT OF 12 ROOMS,

First floor and basement, 471 West 145th st, suitable for a doctor.

FIVE ROOM CORNER FLATS,

Steam heated, etc., $24. 44 Bradhurst ave.

WASHINGTON HEIGHTS,

Seven large rooms and bath, steam heated, decorated, $35 to $42.50; 471 and 473 West 145th st. Collin H. Woodward, 306 W. 145th st.

A.— FLATS. A.—
Light, well-ventilated flats
at reasonable rents. Apply on premises,
402 West 58th st., or
J. B. WHITAKER, 278 Boulevard, near W. 74th.

ATTENTION—Half month free, 3 and 4 rooms, all light, painted and decorated, with all improvements, $9 to $13. Inquire office, 647 East 13th st. Also store to let.

APARTMENTS, four rooms and washroom, all light; no shafts; newly decorated; $9.50, $11. 554 West 50th st.

AMSTERDAM AVE., 565, near 87th st.—Four rooms, bath, newly decorated, $15, $18. Janitor.

ELEGANT corner flats, all modern improvements; splendid location; 5 and 6 rooms and bath; janitor service; rents moderate. Apply to owner, on premises, 1890 Vanderbilt ave., East 177th st.

HALF MONTH free; 4-room apartments; new building; all conveniences. 425 3d ave. Janitor.

KING ST., 37—3 and 4 rooms; gas, bath, range; well kept, clean house; rents, $14 and $19.

LENOX AVE., 132d to 133D ST.—The cheapest, handsomest flats in the city; 5 and 6 all light rooms, handsomely decorated, just finished; steam heat, open plumbing, tiled bathrooms, all the latest improvements; $19 to $22; school within 3 blocks; Broadway cars pass the door; corner flats, $28 to $32; private halls; office on premises.

LEROY ST., 54—$9.50; 3 large rooms newly fixed up; call and see them. Housekeeper.

MOTT AVE., 356, above 138th st. railroad depot; new 5 rooms and bath, $15.00; latest improvements.

NEWLY decorated apartment; seven rooms, bath, steam heat; moderate rent. 317 West 58th st.

RESPECTABLE FLATS—Six and seven rooms, improvements; $16 to $20. 221 East 77th st.

SINGLE FLAT of five light rooms; modern improvements; rent moderate. Inquire of owner, on premises, 254 East 74th st.

TO LET—Prettiest flats in north New York; only flats on the streets; each floor 6 large rooms and bath; all improvements; rents $16, $17 and $18. Apply at 545, 551, 553 and 555 East 157th st. See janitor, or Richard Dickson, Manager, 3394 3d ave.

THREE, four and five rooms, bath, private halls, $14 to $20; decorated; stylish and comfortable. 2213 5th ave. Wilcox & Shelton, 245 West 125th st.

6TH AVE., 224—Apartments near Macy's suitable for housekeeping or business.

11TH ST., 77 WEST, corner 6th ave.—Four large, light rooms, with improvements; rent very moderate.

11TH AVE., 484, 486—Three and four rooms, all in good order; $8 to $10 monthly.

17TH ST., 330 TO 340 WEST—Twenty flats, 4 rooms; all improvements; rent, $14 to $18.

96TH ST., 211 TO 233 EAST—New houses; three-room apartments, $7.50 to $10.50; dumbwaiters; electric bells; hot baths free to tenants; wide street; floors deadened. Office in No. 223.

103D ST., 22-24 EAST—Flats, 6 rooms and bath; all light; modern improvements; rents, $22, $25.

104TH ST., 53 EAST, near Central Park—Five rooms, bath, newly decorated, all improvements, $19, $21; references.

120TH ST., 307 WEST—Apartments to let; in first-class order; rent from $14 to $16.

133D ST. and Amsterdam ave., northeast corner—Beautifully decorated flats, four and five rooms and bath; all improvements; halls heated; rents $20 to $24.

207 EAST 48TH ST.—Very choice, healthy flats, four large, light rooms and bath; all improvements; $19-$21; first flat, five rooms, laundry, bath. $25.

349 WEST 28TH ST.—Beautifully decorated flats, five light rooms and bath, awnings, all conveniences; four rooms and bath, $25; private block; select tenants.

$32-$40—6 ROOMS, bath, private hall; steam; 25-foot double house. 176 West 94th st.

Brooklyn.
Unfurnished.

Hot? Come Out,

SEE OUR $13 FLATS, $13.

Best in Brooklyn at price; brick; 20 feet wide; 5 rooms besides bath; range, set tubs, hot and cold water; carpeted halls and stairs; janitor service. Take Kings County "L" to Van Siclen station; office in corner; open Sundays also. GERMAN-AMERICAN IMPROVEMENT COMPANY.

$10—CHEAPEST flats in Brooklyn; 5 rooms, all improvements; halls, stairs carpeted; janitor, 131 Liberty ave.

$11 AND $12 month for new five-room flats, at 949 to 955 De Kalb ave.; take cars at Fulton Ferry or Bridge.

HOUSES TO LET.

Unfurnished.

THREE-STORY HOUSE $50.

All improvements; three minutes from L station.

FOR TWO FAMILIES.

Four-story English basement, arranged for two families; rent $70 to one tenant.
Collin H. Woodward, 306 West 145th st.

HOUSES—$20 to $25 per month. George C. Goeller, 134th st. and 3d ave.

124TH ST., 358 EAST—Three-story brown-stone house, all improvements; rent $50; key at 362.

184TH ST., VALENTINE AVE.—Cottages, 12 rooms; all improvements; plenty ground; stable; near station. Duncan.

Country.
Unfurnished.

COTTAGES and self-contained houses to let; within 45 minutes of City Hall; all improvements; rents $12.50 to $35. Nelson, 7 Chambers st.

HOUSES to rent, furnished and unfurnished; healthy locality; convenient; picturesque. Cooper & Coran, Ridgewood, N. J.

New Jersey.
Unfurnished.

CRANFORD, N. J.—Beautifully situated, 8-room residence, in best part of village; near station; improvements; rent $35. Bookhout, 48 Maiden lane, or Cranford.

NEWLY ALTERED 7-ROOM HOUSE, 42 minutes out; 18c. fare daily; rent $12. Lyons, 103 Charles st.

REAL ESTATE TO LET.

Staten Island.

TO RENT STATEN ISLAND.

HOUSE, 11 rooms, all imps., on the water.$40.00
House, 9 rooms, all imps., fine location.... 37.50
House, 8 rooms, all imps., near station..... 35.00
House, 8 rooms, furnace and water in..... 23.00
House, 7 rooms, all imps., near station..... 18.00
House, 7 rooms, on main avenue..... 18.00
House, 7 rooms, large lot..... 14.00
House, 9 rooms, water two floors..... 20.00
House, 7 rooms, water in..... 14.00
House, 7 rooms, main street..... 16.66
House, 6 rooms, finest location..... 15.00
House, 11 rooms, all imps., at Livingston.. 60.00
House, 9 rooms, stable and chicken house.. 15.00
House, 7 rooms, near station..... 21.00
House, 8 rooms, old fashioned..... 12.00
House, 4 rooms, closet and water in..... 12.00
House, 7 rooms, nice location..... 22.00
Flat, 5 rooms, on main street..... 14.00
Flat, 4 rooms, 3 minutes to station..... 12.00
Flat, 4 rooms, good location..... 10.00
Small cottages and apartments $10 up.
CHARLES E. GRIFFITH,
Real Estate Exchange, Port Richmond, S. I.

Long Island.

ROCKAWAY BEACH—Furnished and unfurnished cottages, hotels, flats, stores. James Keenan, 20 Fulton st.

FURNISHED ROOMS.

COLUMBUS AVE., 304—Furnished rooms to let. Morrell's bell.

FURNISHED ROOM to lady; hot water, gas, bath; reference; reasonable. 229 West 42d st., parlor floor.

FRONT and rear parlor; also hall and square rooms, from $2.50 up. 102 West 43d st.

MACDOUGAL ST., 67—Single or double; also rooms for housekeeping if desired; also front parlor.

TO LET—Hall bedroom, running water; opposite seminary; references; private family. 451 West 21st st.

6TH AVE., 748, near 42d st.—Nicely furnished rooms, $2, $3; ring 2d bell.

12TH ST., 43 WEST—Pleasant furnished rooms; running water, bath; no moving; Summer prices.

19TH ST., 306 WEST.—Newly furnished and decorated rooms, desirable locality; all improvements; terms reasonable.

20TH ST., 329 WEST—Large, airy rooms, newly, handsomely furnished; running water, bath, etc., private family.

22D ST., 449 WEST—Handsomely furnished rooms; private house.

23D ST., 410 WEST—Large and small rooms; house entirely renovated; desirable locality; near L station.

24TH ST., 227 EAST—Two front connecting rooms, housekeeping, $4; all newly cleaned.

24TH ST., 38 WEST—Furnished rooms, large and small; every convenience; prices moderate; location central.

24TH ST., 221 EAST.—Nice large room, with cooking stove, for housekeeping, $3.50; also front basement, $3; private house.

25TH ST., 220 WEST.—Large and small rooms, nicely furnished, $2, $2.50, $3, $3.50.

25TH ST., 302 WEST.—Furnished rooms for housekeeping $2 and upward; newly renovated.

41ST ST. (18 Prospect place), between 1st and 2d aves.—Furnished rooms, housekeeping, $3; hall rooms, $1.50.

48TH ST., 102 WEST—Large or small rooms nicely furnished, for gentlemen.

50TH ST., 203 EAST—Furnished room for light housekeeping or gentlemen; front basement, also, for business purpose.

78TH ST., 224 EAST—Nice rooms; $1 to $3; board $4.

109TH ST., 307 EAST—Furnished rooms for single men; private house. $1.50.

110TH ST., 247 EAST.—Well furnished room for light housekeeping, $3 and $4; gas and bath.

121ST ST., 231 WEST—Coolly furnished rooms, bath, private hall; prices moderate. Kroliptfeiffer.

126TH ST., 6 EAST, near 5th ave.—Nicely furnished large room to let; terms moderate; board optional.

Wanted—Furnished.

GENTLEMAN remaining in the city during the Summer months would take furnished apartment at reasonable rent. Address, with particulars, 20, Racing Department, the Journal, Broadway and 25th st.

Brooklyn.

HERKIMER ST., 439 (Albany ave. station Kings County L), Brooklyn—Three furnished rooms, cook stoves, $2.50; others cheaper.

MIDDLETON ST., 174, Brooklyn—Furnished room to let to gentlemen; use of bath. Mrs. Pohl.

BOARDERS WANTED.

LARGE and small rooms; first-class board; terms moderate. 251 West 23d st.

WAVERLEY PLACE, 101—Large and small, pleasant rooms, with excellent board; centrally located on North Washington square.

WAVERLEY PLACE, 115—Rooms, with or without board; terms $5 to $7 per week.

WASHINGTON PLACE, 117—Desirable rooms, good board; ladies $4 upward; gentlemen $5 upward; reference.

10TH ST., 64 WEST—Beautiful large and small rooms; excellent board; moderate terms; also table boarders.

12TH ST., 320 WEST—Board, with furnished rooms; ladies, $4; gents, $5.

14TH ST., 309-311 WEST—Pleasant rooms; substantial tables; cool dining-room; popular prices; table board.

14TH ST., 135 WEST—Nicely furnished, large and small rooms, excellent table; terms reasonable; near L station.

19TH ST., 7 WEST—Large, handsome front rooms; all conveniences; ample closets; also front hall room.

28TH ST., 128 EAST—Large, pleasant rooms, nicely furnished, with board; conveniences; also table board; terms moderate.

50TH ST., 142 EAST.—Few men can be accommodated with light, pleasant rooms; good board; bath, gas.

87TH ST., 211 EAST—Large, cool, neatly furnished rooms; running water, closets; good board; Summer rates.

115TH ST., 218 EAST—Nicely furnished room; board optional; Jewish family; private house.

BOARD WANTED.

BATH BEACH vicinity, for Summer; gentlemen, $5 and $6. Private family preferred. Bath, 87 Journal.

TO LET FOR BUSINESS PURPOSES

ADJOINING "L" STATION, $50.

Store and rooms, 304 West 145th st. COLLIN H. WOODWARD, 306 West 145th st.

BAKERY—First-class bakery, known as 254 Spring street, to let. Apply Etzel Bros., 134 Varick st., New York.

CORNER LOFTS to let at 60 Beekman st., first, second, third and top; just put in good order. Ruland & Whiting, 5 Beekman st.

DESK ROOM, $5 per month; store floor with sign space, 579 Broadway, near Prince st. Loftus, $15 tailors.

FOR RENT—Store, with rear apartments, 425 3d ave.; good location; to live merchant very fair chance given. Inquire Well & Mayer, 25 Chambers st., daily, after 3 p. m.

HOUSTON ST., 196 EAST—Large store with large plate window; opposite Orchard st. Inquire 1st floor.

ONE-HALF a store on Columbus ave.; extra deep; close to Post Office; suitable for any business; great opportunity. See Power, corner 85th st. and Columbus ave.; office open evenings.

TO LET—257 West 33d, for carpenter, wheelwright, blacksmith, plumbing, manufacturing, bottling, storage or other purposes; front or rear building to suit tenant; rent low. Apply 212 West 33d or 229 Broadway, Room 55.

204 FRONT ST., opposite Fulton Market—Four-story building, just put in complete order, to rent low. Ruland & Whiting, 5 Beekman st.

$7—BASEMENT under grocery and meat market; good location for fish market or work shop. Stonebridge's office, 184th st., one block east of 3d ave.

$8 TO $25 MONTH—Offices in 19 and 21 Beekman st.; one with skylight, suitable for photographer. Ruland & Whiting, 5 Beekman st.

25X100, two story and cellar; cellar 40x25; second floor 40x25; lot all covered in; good for bottling or other business. 600 West 39th st.

PIANOS AND ORGANS

DO YOU WANT A PIANO?

or a Parlor Organ? $50 up; cash, or $5 per month instalments, up! Great bargains. Send name and address on postal card for catalogue and bargain circular. PEEK & SON, Broadway and West 47th st.

BARGAINS—Uprights.
Large assortment of uprights at from $125 up. On monthly payments of from $5 up. Gordon, new piano, $250, $7 monthly; rents $3. Gordon's, 139 Fifth ave., bet. 20th & 21st sts.

A fine Steinway, $175; $6 monthly; upright, bargain. Wissner Hall, 611 Broad st., Newark, N. J.

BICYCLE, nearly new, Morgan & Wright tires, $30; call evenings, Sunday. Standard Remedy Co., 2082 Lexington ave.

ELEGANT upright, $100; Steinway, bargain; Schubert Piano Co., B'way, bet. 39th & 40th sts.

MOVING; must sell $35 upright piano, including stool; also Steinway. McDonald, 152 East 27th st., first flat.

ROSEWOOD piano, sweet tone, $45; uprights, richly carved; sacrifice for cash; stored. Stradle, 186 East 111th st.

45 YEARS of legitimate industrial and commercial life stands back of the Emerson Pianos. Their construction, musical qualities, durability, appearance and finish are unquestioned by all unprejudiced judges. Catalogue free. Emerson Piano Co., 92 8th ave.

$75—FINE piano; Weber, Chickering, bargain; $5 payments. 1424 Broadway.

$100 MAGNIFICENT upright 7 1-3 octave, beautifully carved, slightly used; guaranteed. Steinway; upright; bargain. 7 East 14th st.

$165—FINE upright, stool and scarf. 1424 Broadway.

$175—UPRIGHT, $5 monthly till paid; stool and scarf. 1424 Broadway.

Brooklyn.

A.—Handsome rosewood pianos, $85; $5 monthly; rent $3; 40 other bargains this week.

WISSNER, 539 Fulton St. Brooklyn. Open Evenings

A MODERN, upright piano, $190; $6 monthly. Steinway, bargain. Charles & Mayer, 541 Fulton st., Brooklyn. Open evenings.

BEAUTIFUL upright piano, $195; $6 monthly; Steinway bargain. Wissner, 294, 296, 298 Fulton st., Brooklyn. Open evenings.

EXCELLENT upright piano, $185; $7 monthly; Chickering; bargain. Wissner, 552 State st., near Flatbush ave., Brooklyn.

$20 AND UPWARD—The following makes of organs: Mason & Hamlin, Estey, Bridgeport and several other well known makers; $3 monthly until paid. Goetz & Co., 81 and 83 Court st., Brooklyn.

40 FULL-SIZED PIANOS, $85 each; $6 monthly. Wissner Hall, 291, 296 Fulton st., Brooklyn. Open evenings.

FOR SALE

A.—A.—A.—$1 WEEKLY; fine watches, diamonds; no trash. Call or address, Watch Supply Co., 4 Maiden lane, room 2. All goods guaranteed.

A $10 ELECTRIC bicycle lamp for two 20th century's or best offer. Solar, 18 Exchange place.

A FINE new upright piano, all improvements, full guarantee; stool and cover, $135; big bargain, 106 2d st., ring Mangold's bell; also evenings.

BICYCLE, new '96, high grade wheel, 70 gear; bargain. 254 8th ave.

BICYCLES—1 lady's, $38; 1 gent's, $28; new tools, etc. O. Hacker, 10 East 114th st.

BICYCLE, high grade, cost $125, sell for $30; call after 4. Feeney, 113 West 56th st.

BICYCLE, 23 pounds; will sell or exchange with cash for tandem. Zink, 353 West 40th st.

BICYCLE, gent's size, good condition, cheap. Mapes, 575 Western Boulevard, 6:30 to 7:30 p. m.

BICYCLES—Two high-grade '96 wheels; 1 '95 Crescent, 28 in.; cheap; evenings. 52 Middleton st., Brooklyn.

BICYCLES—New wheels, guaranteed one year, $39 and $49 cash; '96 Crawfords, Fentons, Humbers; cash or installments. Bowen, 89th st. and Boulevard.

CASH REGISTER EXCHANGE,

sells National Cash Registers at reduced prices; liberal terms; exchanging and repairing a specialty; I buy for cash. F. Brainin, 124 East 14th st.

COMPLETE set patent office reports, Official Gazette and Law Library, copy press, desk, roll top; bookcase, table, chairs; cheap. Room 9, 245 Broadway.

DIAMOND EARRINGS, pawned Simpson's, $50; rings, $18, $35, $40; $30 marquise; lace pin solitaire, $80; watch, $25; chain, $16; make quick offer for tickets; watch, $30; bicycle, $20. Schultz, 1354 3d ave.

DESKS. ROLLTOPS. DESKS.
Partitions, Railings, Tables, Safes, Letter Presses, Counters, Shelvings; Stores, Offices fitted. FINN BROTHERS, 28-32 Centre st., between Reade and Duane.

DESKS—Liberal allowance made in exchange; new furniture and special cabinet work sold close to factory cost; estimates furnished.
CHAS. MATTHEWS, 695 Broadway.

DESKS—Roll tops, $12 and upward; also desks slightly damaged by water. E. Mason, 71 Fulton st.

DRUG STORE, very old stand; have too many stores; will sell at sacrifice. A. S. Bischof & Son., 1046 2d ave.

DIAMONDS, watches, jewelry, easy terms. Representative will call with samples. Jobonnot Bros., 59 Maiden lane.

ELEGANT parlor suit, sideboard, brass bedstead, two carpets, six rugs, paintings, mirrors, etc., for sale to-day at 173 East 70th st., from 8 a. m. to 9 p. m.

FOR SALE, cheap, a thoroughbred male fox terrier pup, nine months old. E. Eller, 51 Union st., Jersey City Heights, N. J.

PARLOR SUIT, plush; beautiful; will sell at auction price. Thoma, 1627 2d ave., near 84th.

SMOKER'S TABLE, new; music box, electric cigar lighter and call bell attached; must be sold; $15. Hinger, 52 5th ave., room 1.

TYPEWRITER HEADQUARTERS, 104 Fulton st., formerly Liberty st.—Finest display room, largest stock in the city; don't rent an inferior typewriter; only highest grade instruments rented; $3 to $4 monthly; kept repaired free; handsome tables furnished free; all manufactures; telephone connection.

TYPEWRITERS—Standard makes from $20 up; rented cheap; machines purchased. NEW YORK TYPEWRITER EXCHANGE, 10 BARCLAY ST.

TYPEWRITERS—Bargains; all makes; cash or instalments; kept repaired 6 months free; rented $2 and $3 monthly. Central Typewriter Exchange, 202 Broadway, near Fulton st.

Brooklyn.

BEAUTIFUL upright piano for sale cheap. Please call at 15