

# CONKLING PLACE

## THE GREAT LEAVENWORTH STREET ADDITION

Bear in mind that Prospect Avenue, the western boundary of the new city limits, runs directly north and south through the center of Conkling Place

Conkling Place is not "one of the finest" but, "the finest" piece of ground ever platted on this great thoroughfare.

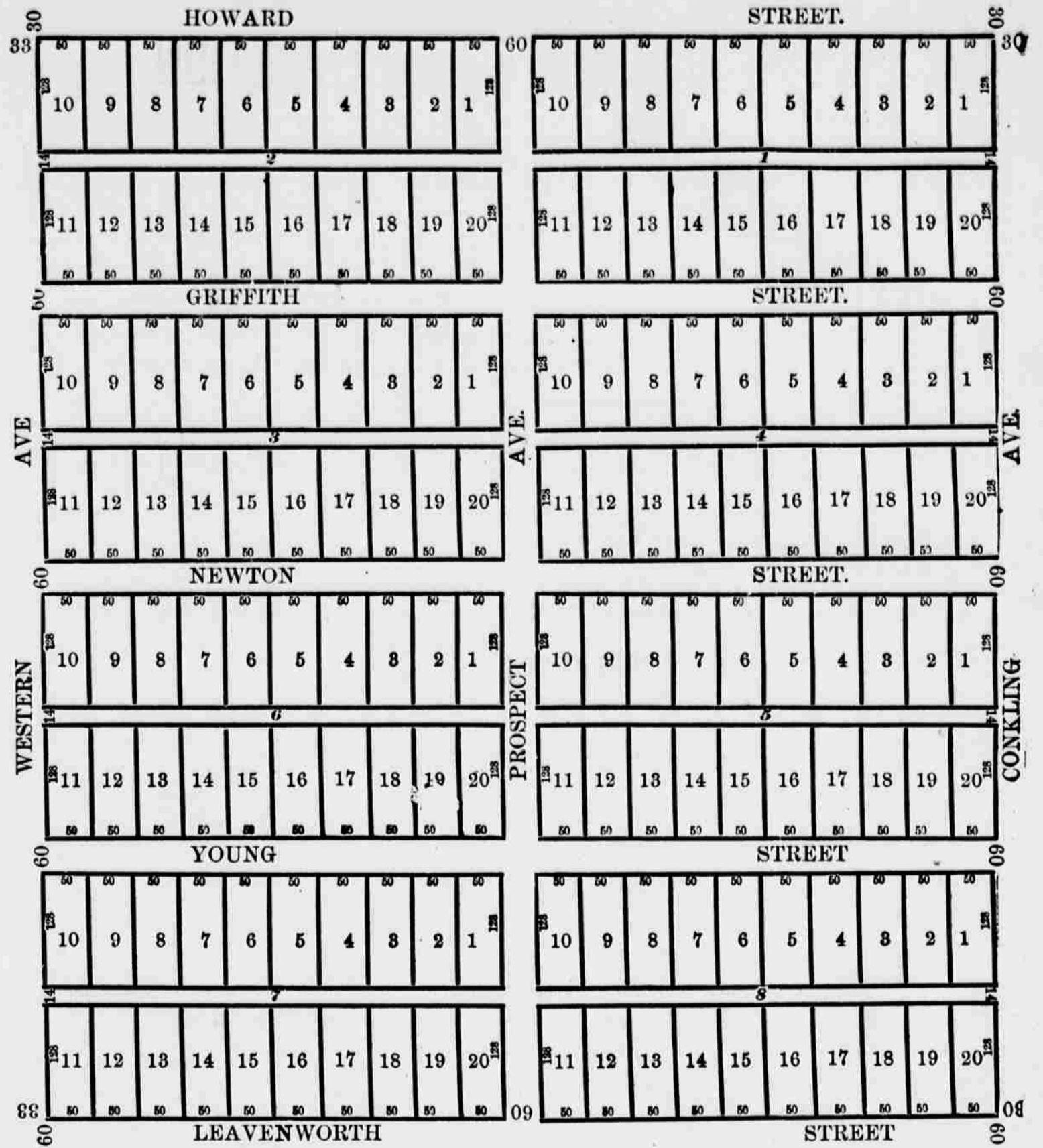
In fact it is the "Peer" of all additions to the City on the West.

Conkling Place is the highest ground on Leavenworth street and is just across the Belt Line ---Missouri Pacific Main Line---and within a stone's throw of West Side Depot.

The Entire Addition is Practically **AS LEVEL as a FLOOR**

And the View in all Directions is Magnificent and Truly Sublime

Prompt attention given to correspondence from out of town customers, and orders for lots by mail will be carefully attended to and selections made, if desired; or lots may be selected from the map subject to previous sale. No mistake can be made in doing so, as there is not a poor lot in the whole addition. Non-residents, by a small investment, may participate in the wonderful prosperity of Omaha, and reap a sure and large profit in the investment.



# CONKLING PLACE



is so situated that it will be reached by all the projected cable, motor and street car lines to and from the west and northwest portions of the city. Especially is this fact to be noted in the route of the Harrison, Ambler & Woolley street car line, which will run directly west from Hanscom Park to West Side Depot, connecting with Belt Line trains, and the Mercer & Mayne Motor line from South Omaha and the park west and north to Walnut Hill and Benson. Leavenworth street is graded and will be paved, and will have a cable line to within less than three fourths of a mile of Conkling Place, and upon completion of the pending negotiations by the great Scotch syndicate, represented by F. L. Underwood of Kansas City, for the purchase of the great body of land west of Conkling Place known as the Patrick farm, this same cable line will be extended to it. These people will build a city west of Conkling Place upon this ground and their main great line of transportation to and from the city proper must necessarily be upon Leavenworth street.

An Opportunity to Purchase such Property as this at such low Prices and Easy terms, does not come Often, and will quickly be taken advantage of by those who want something that is **SIMPLY PERFECT.**

This is the most meritorious and the cheapest property, quality considered, ever offered to the public. If you have been waiting for something that is your "Ideal" of a home, and a sure source of large profit in the near future Conkling Place is just what you want.

To be convinced of the superiority of this property over all other and to become quick and eager purchasers, you have only to go see it once, which we cordially invite you to do at our expense. We invite the most thorough investigation of this property. The prices have not yet been advanced, and while they merit it we shall not advance them until May 1. We do not expect, however, to have a single lot left by that date.

**Prices are \$550 for Corners, & \$500 for inside Lots on Howard**

**And \$850 for Corners and \$800 for Inside Lots on Leavenworth,**

The intermediate lots are from \$450 to \$650, one-fifth cash balance in 6 semi-annual payments at 8 per cent. **THIS PROPERTY IS NOW ON SALE.**

## J. A. GRIFFITH,

## SOLE AGENT,

Rooms 19 and 20, Third Floor Hellman Building, 13th and Farnam.

F. K. Darling, with J. A. Griffith,

Take Elevator to 3rd Street.