

REAL ESTATE CITY PROPERTY FOR SALE (Continued.)

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O'KEEFE REAL ESTATE CO. SUBURBAN

Just west of ELMWOOD PARK, 80 acres, high and slightly, no waste land and never failing spring. Can be bought cheap.

The east part of the old Gov. Cronzow Homestead, a part of which is located in the town of Calhoun. All kinds of FRUIT and shrubbery, good improvements, fine COUNTRY HOME, must be seen to be appreciated. Price \$7,000.

VACANT WEST FARNAM

62 1/2 x 155 ft. on 39th St. near Dodge, \$4,500. 80 x 138 ft. on Farnam near 33d, all specials paid, fine for flats, \$4,000.

50 ft. east front on 33d St., near Dodge, \$2,000. 50 ft. east front lot, near Davenport just west of Lowe Ave., high and slightly, \$1,000.

IMPROVED

In HANSCOM PARK district, one-half block from car line, strictly modern house, full lot, price \$6,500.

9-room strictly modern, hot water heat, stable, on 40th St. north of Cumings, \$5,500.

On No. 24th St., joining Kountze Place, 8-room modern house, with large ground, \$5,000.

10-r. all modern, So. front, on Mason St., near 33d, \$4,700. 8-room new, strictly modern house in Bemis Park district, close to car, \$4,000.

In North end of City, 1 blk. from car, 8-r., hot water heat, \$3,800.

Near the Convent on 36th St., 9-r. modern house, stable, \$3,500.

On Seward St., one-half blk. from car, cottage, modern except furnace, \$2,600.

On No. 20th St. Boulevard, 5-room, 1 1/2-story cottage, BIG BARGAIN at \$1,700.

On 28th Ave. near Farnam, 5-room cottage, rents for \$16.00, price \$1,600.

FARMS

N. W. 1/4 Sec. 6, Town 14, R. 9, HOWARD COUNTY, 3 miles from St. Paul. Owner wants offer.

195 acres, 1 1/2 miles west of Ft. Calhoun, \$65 per acre. 80 acres adjoining City of Grand Island, \$50 per acre.

WESTERN LAND

Section in Kimball County, 2 1/2 miles from railway, \$5.50 per acre.

160 acres, black soil, 30 ft. to water, 11 miles from main line of U. P., \$6.25 per acre.

320 acres, 3 1/2 miles from main line of the U. P. R. R., all level land, black top soil overlaid with clay subsoil, a BARGAIN at \$6.25 per acre.

10,000 acres, part in Kimball County, Nebraska, and a part in Weld County, Colo., a large per cent of it black top soil overlaid with a clay subsoil, \$6.25 per acre. Could easily be retailed at a good profit.

INVESTMENTS

3 brand new strictly modern 8-room houses in Bemis Park district, on car line, can be purchased at a price that will earn good interest.

On Leavenworth near 29th St., 70x100 ft. or 140x100 ft., improved, a FINE corner.

S. W. Cor. 24th and Poppleton, fine SUBURBAN BUSINESS CORNER, price \$3,000.

'Phone D2152. 1001 N. Y. Life Bldg., Omaha, Neb.

JUNE BARGAINS

NEW HOSPITAL BUILDING

Excellent location and building for hospital; eight large rooms on first floor and eight on second; full size basement; hot water heating plant, cost \$1,600; built in 1903 and in excellent condition. Large grounds and good barn. Best of reasons for selling. See us for price and location.

STORE BUILDING with large living rooms on second floor located on N. 24th St. near Lake. Full lot; paved street; permanent walks; all special taxes paid. Price for immediate sale, \$3,300.

VACANT. On Spencer St. near 25th Ave., south front lot, nicely improved; permanent walks, \$500; easy terms.

Corner of 23d and Fowler Aves., 7x12 1/2, permanent walks, water and sewer. \$1,000.

Florence boulevard, north of Home Miller's 66 feet frontage on Florence boulevard and 30 feet deep. Rear of lot is 10 ft. but there is a well on high ground fronting boulevard for good house. Price, \$250. A snap.

OWNER MUST SELL—East front lot on 24th St., near Burdette, 4x12 1/2. All specials paid. Asks \$500; want offer.

W. FARNAM SMITH & CO. Doug. 504. 1320 Farnam St. (19)

38th STREET

Since it was paved from Farnam to Burt, has become one of the most popular streets in the West Farnam district. The views of the river and bluffs from this street are not equaled elsewhere in the city.

Take a drive over this street. Look for my signs and then ask me for prices. Better do this before the advance in prices that is sure to come.

See me for choice building sites in all parts of the West Farnam district.

J. W. ROBBINS 102 FARNAM ST. TEL. DOUG. 528 (19)

MR. WORKMAN Do you want to buy a comfortable 8-room house with city water and sewer, a nice yard and within easy walking distance of your work? See 2510 Rees St. We think it's cheap at \$1,950.

PAYNE INVESTMENT CO. "If it's a bargain, they have it." 'Phone Doug. 121. First Floor N. Y. Life Bldg. (19)

In Monmouth Park

A pretty six-room house, rooms are large and pleasantly arranged. City water, gas and electric lights, good barn. Pretty south front lot, two blocks from car line. On Fowler Ave., near 28d. Price \$5,000.

Clifton Hill Cottages \$1,500—A very neat 5-room cottage, in very best condition, barn, permanent sidewalk and pretty lot. City water and gas.

\$1,500—A 5-room cottage, with barn, in very best condition, fruit and shade trees.

\$1,700—A 5-room cottage with barn, south front. The rooms in this house are very large. House newly prepared and painted. City water and gas. This is a bargain.

Walnut Hill Home

\$5,000—A 9-room fully modern house, finished in heavy oak downstairs. This residence is in the very best of condition. Large lot, 50x120.

MANDESON STREET RESIDENCE \$8,000—A BRAND NEW AND ROOFTY FULLY MODERN HOUSE, HOT WATER HEAT, VERY BEST OF OAK FINISH BELOW. THIS IS THE BEST HOUSE ON MANDESON STREET, CORNER LOT, BARN.

Bargain in Lots Three lots on corner of 46th and Lake, sidewalks. Car line to institute goes right by these lots. See me for bargain price.

H. A. Steavenson

330 Board of Trade. Douglas 62. (19)

Ask to See These Properties

\$2,000—6 rooms, one block of car, on Spaulding, modern except furnace, 50-foot lot.

\$2,500—6 rooms, on N. 24th, modern.

\$2,500—6 rooms, modern except furnace, on N. 24th, near Spaulding.

\$1,900—2 1/2, near Pratt, 5 rooms, lot 50x120, part modern.

\$1,900—2 1/2, near Pratt, 5-room fine cottage.

\$2,000—On Emmet, 6 rooms, modern.

O. M. Underhill & Co. Office—320 N. 24th. Phone Webster 1028. (19)

GEORGE & COMPANY DUNDEE

1601 Farnam Street. 'Phone Douglas 756.

We are now offering for the first time a few choice lots between 50th and 52d Sts. and Dodge and Cumings in Dundee. The lots, blocks and streets have all been put uniform and established grade, cement sidewalks, city water and trees will be put in front of every lot by the present owner, where these improvements are not already in. To reach any of these lots take any Dundee car going west on Farnam, go to the end of line, walk one block west, you will then be near the center of the property we are offering for sale. Prices on most of these lots \$500 each. Terms: cash balance in monthly or quarterly payments to suit purchaser at 5 per cent. 5 per cent. discount for all cash. If you intend to build we can assist you in securing a loan on favorable terms. Special discount to first ten purchasers who build houses. Call at our office and see plans.

NEW DUNDEE HOME \$5,500 for 4006 California St., brand new 8-room all modern home, hot water heat, large front porch, sidewalk, large lot 75x125 feet, or owner will sell 120x125 for \$7,000. Nothing better being offered in Dundee.

BEMIS PARK HOME \$4,500 for 3213 Lincoln boulevard, a 8-room all modern home, splendidly located on boulevard, fronting south, brick, furnace heat, large lot 55x120 ft., fine lawn and large shade trees, in excellent repair, terms very reasonable to responsible party. We know you will be pleased with this property.

ATTRACTIVE OMAHA HOMES FOR SALE \$5,000 for 254 Chicago St., 8 rooms, all modern, oak finish 1st floor, E. front, corner lot on asphalt paved street. Terms: 5% cash, bal. at 6 per cent.

\$4,500 for 1908 Corby street, new all modern house, built in 1906, good rooms, lot 50x125 feet, hot water heating plant.

\$4,500 for 125 N. 1st Ave., 7 rooms, all modern, splendid, oak finish, asphalt paved street, lot 50x125 ft.

\$3,500 for 2219 Sherman Ave., 7 rooms, all modern, oak finish, lot 60x125 feet.

\$3,500 for 3513 Sherman Ave., brand new house, never occupied, modern except furnace, lot 50x125 ft.

SOME MORE CARPENTERS' SAMPLES

\$4,250—If sold immediately; very desirable home, modern in every respect, with full lot, on car line, in western part of city; house cost over \$4,000 and lot is worth \$1,000; built for a home; occupied by owner.

\$3,750—3-room modern house on 31st St., 1/2 block from car line, in Hanscom Park district. Occupied by owner who is now building a larger home. Possession next fall. Will pay \$2 per month rent while he stays.

\$3,500—3-room cottage adjoining above property; rented at \$3 per month. Possession on one month's notice, if desired.

\$3,500—Full lot with rent at \$4 per month. On car line between 15th and 18th St., less than four block from postoffice. This is a bargain in downtown property.

\$1,600—Nearly new 5-room house with cellar, well, full lot and small barn on Decatur St., one block from car line. One-fourth cash, balance at 6 per cent.

\$1,000—Brick store building, with dwelling combined. Lot 40x120 on North 24th St. Dwelling has 6 rooms and bath and store room is 22x45. A good investment or a good business location.

\$1,000—Choice south front lot in Orchard Hill, one and one-half blocks from car line. Good neighborhood. A desirable place to build a home.

\$1,500—3-room house including 5 bed rooms. Full south front lot on Charles St., east of 28th St. Occupied by owner who is now building a larger home. Possession next fall. Will pay \$2 per month rent while he stays.

\$1,000—Modern house with 17 rooms, furnished and occupied by owner. Full lot. Fine location on South 26th St. Convenient to Omaha and South Omaha. Furniture only 3 years old.

VACANT

\$4,500—Subject to paving, 125x27 feet, east front on 28th St., near Chicago.

\$7,500—Corner 52x125, south front on Farnam St., in choice business district. For dwelling house purposes only.

\$5,000—Choice corner 125x125 on 36th St. and Dewey Ave. Will divide in desirable dwelling house purposes only.

\$1,800—Fine south and east front corner at 48th and Jackson. If you want this make us an offer. Owner is a widow and wants to convert it into income property. Ask for particulars.

\$500—South front, full lot, on Mason St. east of 28th. Owner wants an offer.

If you do not want an offer, we will sell it for you. We have many others. Nearly all of these properties have been listed within the past week.

J. H. DUMONT & SON 805-6 N. Y. Life Bldg. (19)

The Byron Reed Co.

'Phone Doug. 297. 212 S. 14th St.

\$1,100—On Frederick St., 6-room cottage, full lot.

\$1,750—411 N. 30th St., good 5-room cottage, lot 53 1/2 x 110, only one block to boulevard and car line.

\$1,800—2862 Ohio St., 5-room cottage, city water, sewer, gas. Fine south front lot, 50x140.

\$3,000—On Rees St., near 25th, 8-rooms house, south front lot.

\$2,500—On N. 18th St., near Lake St., 8-room modern house, east front lot.

\$2,500—1813 Burt St., 6-room cottage, lot 40x122.

\$3,100—2705 Chicago, 6 rooms, 2-story modern house, full lot, overlooking the boulevard. Easy terms if desired.

LOCATIONS FOR BRICKS N. E. cor. 26th and Douglas, room for three or four flats. N. E. cor. 25th Ave. and Dewey, 70x120. N. E. cor. 37th and Jones. Fine corner.

INVESTMENTS 3 houses and one store on corner lot, car line, paved street, total rent \$1,200. Price \$9,250. (19)

\$1,500 Buys a neat 5-room cottage on the south side within walking distance; lot 32x122.

C. G. Carlberg, 911 N. Y. Life Bldg. (19)

\$1,200—5-r. \$500 cash and \$150 per month. \$1,200—4 large rooms, \$800 cash, \$150 per month.

\$1,200—2-story house, 6 large rooms.

\$1,200—Buys nice 4-r. cottage, \$500 cash, \$150 per month.

\$1,200—Fine 6-r. house, all modern; must be seen to be appreciated. 608 Florence boulevard.

L. W. BUNNELL & CO., 22 N. Y. Life Bldg. Tel. Doug. 618. (19)

SETTLE THE QUESTION

Why not settle the question of where you are going to buy and build? Postponement of the subject will neither help you to determine the site nor the style of house. These points should be carefully considered by every homebuyer, viz.: Location, surroundings, accessibility by car, public improvements, future of property, price. BOULEVARD PARK meets every requirement and more. BOULEVARD PARK bears investigation. If you want modern conveniences in your house there must be public improvements in the street. BOULEVARD PARK has city water, sewer, cement walks, trees and shrubbery, gas and electric light, direct car service without transfer, and a splendid class of new modern houses, building restrictions protect purchaser against inferior dwellings. Buy where there are no moved in, second hand, twenty-year-old houses to disfigure and depreciate adjoining property. Buy in BOULEVARD PARK, where prices are no higher than in other sections where disadvantages abound. Lots \$500 to \$600. Plans, particulars this office. Our salesman on ground every week and located adjoining Sherman Ave. car to Sprague St., and see for yourself.

Seek No Further. You have looked and looked and looked at old houses requiring \$500 to \$1,000 repairs, at unfortunately located, poorly planned new dwellings that did not appeal to you. Let us show you a

Six Room Modern Dwelling. finished throughout in Georgia pine, having latest plumbing, heat furnace, east front lot, only a block from car, brand new, ready to move into, for \$2,100.00.

Another Six-Room Dwelling New, first floor finished in oak, second hard pine, full two-story, on corner lot, large basement, furnace, gas and electric light. Price, \$3,000.00, on any reasonable terms.

Five-Room Nearing Completion. We are building a 5-r. cottage, modern throughout. Our price will be about \$2,600.00. It will doubtless be sold before it is completed. Tell you about it if interested.

Income Property. 2 dwellings, 7 and 8 rooms, High School hill; income \$156.00 per annum. Price \$7,500.00.

Capitol Hill. 8-r. modern, finished in oak, very desirable, \$4,000.

Hanscom Park District. 6-r. house, modern except furnace; \$2,500.

Cheap Lots Lenox Add. \$275 for 2 lots (100x120), \$100 cash, balance \$400 month. Owner leaving city.

Cheap Dodge St. Lot. \$900.00 buys lot near 36th. Special price.

Our office is headquarters for anything in realty, farm, suburban, residence, trackage, factory sites.

Shimer & Chase Co. 1600 Farnam. Orange front. Douglas 3597. (19)

N. P. DODGE & CO. \$9,000—For 44 ft., south front, on Farnam, near Fowler garage; cheapest on Farnam east of 24th.

\$4,500—Lot 32x122, south front, on Farnam St. and 23rd, two frame buildings, renting for \$29 month.

\$4,500—For 32x122 south front, on Capitol Ave. and 8-room house, renting for \$5 a month.

\$5,000—4x132, next to corner of 14th and Davenport Sts., only 66 ft. from new N. W. freight depot. Cheapest close-in property on the market.

\$2,300.00 Eight-room house, in good repair, 26th Ave., near Cumings, renting for \$27 month. This is walking distance of P. O. and close to 24th and Cumings.

\$675.00 Vacant lot, 65x125 deep, 26th, near Cumings; room for two houses, east front and close to town.

\$2,000.00 2015 Castellar St., 6 rooms, gas, water, sewer, 50-ft. front lot and nice shade and flowers. Don't bother the tenants, but come to us and we will show you through.

N. P. DODGE & CO. 1714 FARNAM ST. (19)

PARK AVENUE 50-foot lot on Park Ave., very choice, \$2,100.

C. G. Carlberg, 911 N. Y. Life Bldg. (19)

Two Nice Homes One in Hanscom Park district, 8 rooms, modern, nice finish and very desirable in every way \$3,000.00. One in West Farnam district, modern except furnace, very fine location, 6 rooms, fine lot \$4,000.00.

M'ENEMY & RIKER 408 Bee Bldg. Tel. Doug. 511 (19)

A SNAP For sale or trade for vacant lot close in, nine-room house, fully modern, near 36th, on Seward, south front, full lot. Price \$2,000. Call Tel. Douglas 2217.

H. C. COMPTON, 518 New York Life, (19)

Kountze Place

COMING TO THE FRONT AS THE CHOICEST RESIDENCE DISTRICT

No matter how much rain you can always get around just the same because nearly all STREETS ARE PAVED and every lot has PERMANENT SIDEWALKS, SEWER, CITY WATER AND GAS.

No matter how HOT THE SUN, this addition has plenty large MAPLE TREES to keep the STREETS, LAWNS and WALKS SHADED, and is reached by three of the best car lines—the Dodge, North 24th and Sherman Ave. lines—and within 10 minutes' drive of the business district. You cannot find any better place to make your home in the City than in Kountze Place, and the PRICES are only ONE-HALF of what you would be compelled to pay in other localities, that have the same conveniences, surroundings and distance to the business district. We have names of over 200 of Omaha's best citizens who live in this addition we can refer you to.

OUR PRICES: \$650 TO \$1,150 Excepting corners a trifle higher. If you have the price of the lot we can nearly always arrange to build for you. Office open Monday evenings until 9 p. m.

HASTINGS & HEYDEN 1704 Farnam St. Bee Building.

\$2.00 Per Week I can sell the following cheap lots \$5 down, balance \$2 per week. Good title; abstract furnished. Every lot a bargain:

IN BENSON \$125 In DUNDEE 500 17TH, NEAR MANDESON 500 47TH AND BROWN 125 25TH AND I. SO. OMAHA 175 47TH AND ESKIN 100 47TH AND CUMING 225 55TH AND CALIFORNIA 500 47TH AND DODGE 500 57TH AND CHICAGO 500

W. L. SELBY 440 Board of Trade Bldg. 'Phone Douglas 2518. (19)

SOME \$100 LOTS 16 lots; five blocks from car line; partially planted in fruit; \$1,000; near Central Park school.

C. G. Carlberg, 911 N. Y. Life Bldg. (19)

15 PER CENT. A brick block of three stores and 23 rooms including business street; rented for \$25 a month. Price \$1,000; half cash, balance four years at 5 per cent. THOMAS BRENNAN, Room 1, New York Life Bldg. (19)

W. Farnam Smith & Co. 1320 Farnam St. Tel. Douglas 1064. (19)

FOR SALE—3-room modern cottage, nearly new, fine location, one-half block from car, \$2,500. 2417 Poppleton Ave. Inquire of owner, 2423 Poppleton Ave. (19)

BARGAINS \$2,000. will buy a lot on Webster St., near 21st. Street paved. Permanent sidewalk. This is a big bargain.

\$5,000.00 will buy modern 9-room house and corner lot S. E. corner 31st and Cass streets. Call at the house and look it over. Will take \$1,500.00 cash, balance on or before four years; interest 5 per cent.

\$2,500 will buy modern house at 2248 North 19th street.

\$3,000.00 will buy modern house and full lot east front on Georgia Ave., near Poppleton Ave.

\$4,000.00 will buy modern brick house and full lot on Lowe Ave., north of the Joslyn mansion.

\$4,000.00 will buy two brick houses and two full lots on North 38th St., near Dodge St. Will sell separately.

\$7,500.00 will buy modern house and lot 57x132 at 2513 Farnam St.

\$6,000.00 will buy modern 10-room house and full city lot 66x132 at 1711 Burt street.

Money to loan on Omaha Real Estate at lowest rates of interest.

Thomas Brennan Room 1, New York Life Building 'Phone Douglas 1264

FOR QUICK SALE A BARGAIN

\$4,500 for thoroughly modern home on Lafayette Ave., near 41st St., one of the best residence districts in the city; seven rooms and hall front and back, parlor, dining room and kitchen, finished in oak; has butler's pantry and refrigerator room; three large bedrooms, with six closets; front and back stairs; full sized basement; laundry; hot and cold water; 100-barrel cistern; Carbon furnace; best plumbing; south front lot; paved street; cement walks alone cost about \$250; all in the best of repair.

GEO. MARSHALL 413 N. Y. Life Bldg. 'PHONE MONDAY RED 2902, or HARNEY 2168. (19)

MORTGAGE LOANS \$2,000,000 to loan on Omaha and South Omaha real estate. Will loan you money to pay for the house you intend to build and will accept partial payments on the loan semi-annually, or payment in full in one year or on any interest pay day thereafter.

W. H. THOMAS 502 First Nat'l Bank Bldg. (19)

A BARGAIN IN INSIDE PROPERTY 8-room house and small barn, lot 25x124; easy walking distance. Adjoining railroad terminals. Just the place to invest a small sum with the certainty that it will always pay interest and some day sell for a large advance.

J. H. DUMONT & SON, 805-6 N. Y. Life Bldg. (19)

PAVED STREET Permanent sidewalk, one block to car line—such are the conditions that surround an elegant south and east front corner lot, with a two-foot terrace. Why go to the suburbs when you can get a full lot like this