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Business in all lines has been moving along at such a rapid rate that the people have been slow to realize how rapidly the city has been actually growing or to appreciate the demand that has sprung up in the last year and which is growing more insistent each week for more homes. Every family hotel and boarding house in the city is filled with families who are searching eagerly for houses and meeting, for the most part, with disappointment. As a result of this condition, real estate in Omaha has increased in valuation very materially in the past year and is certain to go higher, much higher, in the next few years. Population and realty values have an affinity for each other. Land values depend upon population and rise when population increases and fall when population decreases. The increase in population in Omaha in the last half dozen years has been at a

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Omaha is emphatically a city of home owners. . greater ratio than the increase in realty values or the increase in home building.

The developments of the present year, up to date, add further testimony to the desirability of Omaha real estate as an investment. Many of the larger jobbing and manufacturing establishments have been enlarging their warehouses and plants, and making liberal real estate investments in the process. Their employes, too, are prosperous and an unusually large proportion of the workers of the city are buying their own homes or preparing to do so. While it is true that as land values rise it becomes more difficult to own a home, it is also trate that the ease with which Omaha can expand its area prevents such a rise in land values as to compel population to congest in order to live.

Conservative real estate men and citizens familiar with the growth of the city admit that the price of Omaha real estate has not increased with the enlarged population and with the improvement in other lines. This condition assures the investor, whether the home builder or the purchaser for speculative returns, of remunerative returns in real estate transactions in the

100	FH C 24	145 A 25 A				
	Janua				1905	\$ 723,201
	Febru				**** 475,055	508,360
	March				532,692	899,687
	April				766,986	1,161,425
	Mity		4.4		562,898	1,744,638
	June				629,098	723,568
	July .	2000	***	THE RESERVE	553,126	578,248
	Augus				711,865	810,161
	Septer	nber			548,795	824,288
	Octobe	The second			**** 688,993	826,285
	Noven	aber			592,731	832.127
	Decen	ther		*** **	679,492	680,030
		MM 2000	400		-	
		Tota	In.		\$7,144,337	\$10.311.937

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