Elmwood Heights

A. P. Tukey & Son

situated west of Elmwood park on

beautiful hill overlooking the whole val-

ley, including Elmwood park and the Speedway. The ground is all tillable without a waste foot of land; 20 acres

have never been plowed; 29 acres more

tracts for \$1,375 each. The new improve-

ment club just organized in this neigh

burhood will make great improvements

within the next year or two. The prop-

erty lies directly east of Mr. Rosenberry's

beautiful home and grounds. Acreag-

around Omaha is a safe and sure investment. During the last twenty years no

money on his purchase. We think this

ins been true through dull times as well

as boom times. If you are out riding and wish to see this land go out Farnam

and Dodge streets to the north entrance

horn tracks and turn south on the ceme

tery road, but the better way to do would

be to come to our office and let us take

A. P. Tukey & Son

Doug. 2181. 444-445 Board of Trade Bldg.

CONDON

PLACE

1320 Farnam St., Tel. Doug. 1061—Ind. A-1064.\*

South Side

Home On Our

Very Easy Terms

2318 South 14th St.

One-Tenth Cash, Balance

Monthly

This property is on South Central boul-evard in Creighton's First Add. Seven rooms, completely modern; only about 3 years old; finished in oak. The above price is about \$600 less than the property

Armstrong: Walsh Co.

UNUSUAL

BARGAIN

unusual opportunity.

ERNEST SWEET,
1136 City Nat'l Bank Bidg. Doug. 1472.\*

Creighton 1st Add.

Sacrifice Sale \$5,300

GLOVER REALTY

SYNDICATE,

1219-22 City National. Doug. 2063.\*

GEO. MARSHALL

FOUND!

Tyler 1536

appointment

you out and show you the property.

# BARGAINS

\$ 1,900-Nine lots, each 50x124 ft., 4-room house. barn, well, outh Only three blocks from West Side Hansoom Park car line. \$ 2,900-1130 Georgia Ave. Hansom Place, 50x140 ft.; east front; splendid location; 7-room house, modern except heat. Must go this week. Submit cash of term offer.

term offer.

\$ 2.100—Creighton's Second Addition, half block car line; dandy, new, 8-room modern bungalow; fine, high, sightly lot. Real desirable.

\$ 4.200—614 S. 34th St., Central Blvd., just the nicest and best built 7-room house with hot water heat, fine oak finish, with oak floors and oak stairway downstairs; splendid basement with burgiar proof grating on the windows; fine combination fixtures; with garage. This is choice and owner angious to sell quick. Look through it and make us a proposition. Owner will

\$4,500 On 37th St., just south of Leavenworth St., choice location; splendid, well built, new 7-room house, thoroughly modern and very cheap.

\$ 5.00 Dundee-A splendid, well built, handsome looker, full two story, \$-room house; oak finish and oak floors downstairs; splendid basement; good plumbing; excellent furnace; combination fixtures and an unusually good loca-Easy terms. Investigate quick.

\$6,000-Dundee-10x180 ft. with a beautiful, well built, handsomely finished hardwood bungalow of 7 large rooms; good brick fireplace; splendid basement under entire house; heautiful location and a real bargain. Immediate possession. Investigate this by all means.

\$5,000-In the Field Club District—An unusually well built, 5-room house, fully modern, oak finish and oak floors downstairs; brick fireplace; sleeping porch; beautiful grounds, 75x132 ft., with an abundance of shrubbery; beautiful location. Owner going away, only object in selling.

\$12,000—In the Field Club District—Excellent, nearly new, well built, first story giazed brick, second story cement; full brick and concrete porch; handsome large living room, den, beautiful dining room, kitchen, hall, etc., on first floor; finished in beautiful hard woods; five bedrooms, with bath room and three lavatories on second floor; fine hot water heat; large grounds. An ideal home, exceptionally well built.

#### WEST FARNAM HOME

One of the best and choicest located 10-room houses in the West Farnam District; lot 08x155 ft.; handsome oak and mahogany finish downstairs; two fine coal grates; hot water heat; two complete bath rooms besides lavatory and toilet on first floor; built-in bookcases; garage. Investigate this week.

#### INVESTMENT

\$ 7,000 Northeast corner Park Ave. and Jackson St., 75x140 ft., with two frame houses; fine for flats or apartments and cheap.

\$ 8,720-Near Creighton College, two three-story brick flats containing 25 rooms; excellent condition; fully modern; splendid place to occupy part and rent furnished rooms, making good money. \$15.000-Three very fine, new, modern 7-room flat buildings, just north of high school, renting for over 10 per cent net after deducting taxes and insurance.

\$22,500-West Farnam District-A fine 8-room, all modern dwelling, with three fine 7-room brick flats on large corner lot. Rental \$2,190 per year. Choice \$10,000-1548 N. 20th St.-Two good brick stores, with flats above, renting for \$105 per month. Splendid bargain. \$38,000-Four-story, well built brick building on Harney St., with 44x132 ft. of ground, which owner will lease back for ten years and pay 7 per cent net, besides all taxes, insurance and interior repairs during the life of lease and absolutely responsible. An unusual investment.

# D. V. Sholes Company

913 City Nat'l Bank Bldg.

Tel. Doug. 49; Ind. A-2049.

Acreage

\$3,650—6 acres between Omaha and Flor-ence, with good improvements, comprising a 7-room house, barn, chicken sheds, etc.; 300 bearing grape vines, blackberries, cherry trees, etc. Easy terms.

The Byron Reed Co.

An Investment

If you've got \$2,000 CASH and want to make 15 per cent net on it, we have a two-apartment brick and stone building, renting for \$72 a month; built about two years, in good condition and location good; paving and all special taxes paid; steady renters; good tenants and an excellent paying investment; can be handled with \$2,000 cash. Owner has left city and says SELL.

GLOVER REALTY

SYNDICATE,

1219 City National. Doug. \$983.\*

SNAP IN

DUNDEE

BUNGALOW

3304 Lafayette Ave

Bemis Park-\$4,200

GLOVER REALTY

SYNDICATE,

12% Investment

Armstrong-Walsh Co.

Doug. 2881.\*

1319-20 City Nat'l.

## Iler Addition A. P. Tukey & Son alon that wishes to dispose of all their

Bargains holdings. Hence we are instructed to sell this property at a very low price and on very easy terms. The owners know very well that they could get more money by holding the property until all improvements are in, but they wish to dispose of the property and close up the corporation. It lies on both sides of the west that they are the corporation are the corporation of the property and close up the corporation. It lies on both sides of the west that they could get more money by \$4,150. A new 5-room all modern house at 1530 S. 25th Ave., finished in oak downstairs and pine: white enameled upstairs. Complete with fixtures, cement walks and sodding at above price. \$450 cash; balance in monthly payments like rent. Can show this shy time. \$4,500-A nearly new 6-room, all modern residence at 28th and Dodge Sts.; oak finish downstairs; hard pine upstairs; large lot 50x140, south front; barn large enough for 3 street south to Spring St., and east to the Boulevard and west to 34th. The car line is on 22d Ave. and runs through the autos; \$1,500 cash; balance monthly It is in a good neighborhood and south \$5,500-8 rooms, strictly modern and practically new, on Central boulevard, just north of California St.; oak finish downstairs; within walking distance of Creighton college, high school and town.

of Creighton's 1st addition. We are holding lots from \$300 to \$450 on payments of \$25 down and \$5 per month. Parties buying these lots for a home or for speculation will find them exceedingly satisin value in a very short time. Come to \$1,500 our office any time and we will take you on the west side car to the center of the addition every ten minutes during the

## A. P. Tukey & Son 444-445 Board of Trade Bldg.

### Invest in Florence Lots We can sell you large 60-ft. south front lots, not over two blocks from car line and paved street, for

\$175 TO \$300 Direct car service every 8 minutes to the business district of Omaha Car fare only 5c. These lots lie hish and sightly. Will double in value in a very

sightly. Will double in value in a very short time. Will be pleased to show you these any time. HASTINGS & HEYDEN, 1614 Harney St.\*

# Creightons 2d Add. 8 Rooms Modern \$4,000

This is a beauty. Mahogany finish downstairs, hard pine above; completely modern, with all of the little details which make for comfort; south front lot, one-half block from street car. Nothing better in Omaha for the money.

Armstrong-Walsh Co.

# DUNDEE

A first class, T-room, new house, all modern, oak finish, south front. Only A fine 6-room, theroughly modern house, large living room with fireplace; oak finish. Only \$4.50.

Your choice of those fine lots on Chicago St. (except corners), \$1,000 each. Cheapest lots considering location, in Dundee.

# **SELBY**

436 Board of Trade Bldg

FIELD CLUB BARGAIN This is postively one of the finest home dies in this very desirable residential listrict. Payed, sewer, water and gas-fwo new homes now being erected within me black. Price reduced to only \$1,820. W. FARNAM SMITH & CO., Tel. Doug. 1064-ind. A-1084.\*

\$15 to \$35 Per Week

Near 30th and Vinton; lot 50x210, running through Vinton to 30th St.; good 2-story brick store building on Vinton St. and two nice cottages on 30th; paving in and paid on both streets; monthly rental \$50 (could be increased). Price, \$7.500. Room for one more cottage or store building. can be made by men, women, boys and gigls representing our goods; we give premiums with every order; write today. Hamilton Sales Agency, Inc., Dept. II, 52 State St., Boston.

CLOSE IN BARGAIN, 11,000 buys the double frame dwelling at 201-15 Dedge St.; full lot; paved street; walking distance; rented for 1500 per annum. W. B. MEIKLE, 266 Hamge Nidg.\*

CITY PROPERTY FOR SALE (Continued.)

# Omaha's Best New Residence Suburb

DUNDEE AND HAPPY HOLLOW

A place where ever FIVE MILES OF PAVING has been completed this year. Where practically a half million dollars has been spent in public improvements this year. Where about 60 new houses—so far this year have been built or are now in the course of construction—FOR HOMES.

Dunded has shown a more healthy growth than any other rescence district of its size in Omaha. This means increased values next year and the following

Years.

NOW IS THE TIME TO BUY and TAKE the PROFITS of the future.

We can sell some of the BEST LOTS in DUNDEE, with all improvements in, close to the car line, at prices that will make the purchaser money and on terms within the reach of everyone. Let us show you these lots at once.

#### WEST FARNAM DISTRICT

\$12,006—For a li-room, strictly modern house, located on one of the cholcest corners in the West Farnam district. First floor has large reception hall, living room, library and dining room, finished in hard woods. Second floor has a bright, siry bedrooms, finished in enamel and natural wood. Stairway to maid's room in the attle. Large billiard room. This house is an exceptionally well built, substantial home and could not be placed on this corner today for the price being a sked. Investigate at once,

FARNAM STREET BUSINESS INVESTMENT

\$40,000—3-story brick building on Farnam St., a little west of 20th St.; lot 50x132 ft.; a safe investment where values are steadily increasing.

\$40,000—For a practically new 2-story brick building, 44x88 ft., located on a lot 44x133 ft. Occupied by good tenants on leases. Entire building steam heated and modern. This property nets a good rate of interest and is a safe, substantial business investment.

#### GOOD LOCATION FOR FLATS

Southwest corner of 25th & Grace Siz, 63% ft. east front by 139 ft. north front. both streets paved and within one block of 25th St. car line. 7-room house, partly modern, on south end of lot. This, if properly improved, can be made a good permanent investment. See us for price and terms.

# George & Company

902-12 City National Bank Bldg.\*

# Some Good Values

\$3,500—30TH AND JACKSON, 7-room cottage with hot water heat, all modern, commer leaving town, 500 cash, 52,500—26TH AND AMES, 8 rooms, two-stories, modern but heat, practically new. TERMS, House alone worth the money.

\$2,500—CATHEDRAL DISTDICT, big barding and present the money.

duced for quick sale, -DUNDEE, an elegant home, with DUNDEE, an elegant none, with four bedrooms, sleeping porch, sun parlor finished attic, hot water heat, oak finish, dining room fin-ished in mahogany with beam cell-ings; everything built of the best. We want you to see this house. GLOVER REALTY

SYNDICATE, 1219-20 City National, Doug. 3963.\*

#### New Modern House 6 Rooms \$3,400 Vacant Lot Bargain

1812 Laird St., just completed, ready to occupy. Sold the two west houses last week; this one will be sold this week, provided you take the time to examine it, are satisfied with it and have the necessary cash payment, 500, the balance to be paid monthly. The floor plan is ideal and convenient, having parior, dinling room, den (can be used for bedroom) all finished in oak; kitchen, pantry and vestibiue for ice box on first floor; two large bedrooms, closets and neat bath room on second floor; combination electric and gas light fixtures; basement under whole house, with outside grade entrance; first-class furnace, laundry sink and hot water tank; window shades and screens for all windows; yard sodded, and permanent walks; in fact, the property is complete in all details. One of our salesman is now occupying the house temporarily and will be glad to show you through. Open today for inspection. \$2,600 214 acres only 2 miles west of South Omaha and one mile north of Q St. The cheapest acreage in this district.

Payne & Slater Co.

# \$300 Cash \$6,500—Rents, \$864 \$25 Per Month Price, \$3,250

new bath room fixtures, block to street chance for the man with small amount of cash, See us at once about this.

Benson & Carmichael

# Walking Distance \$3,500

Modern 6-room house on Madison Ave., between 16th and 16th; south front, paved sireet, one-half block to car. Only four years old and in fine shape. One bedrooms and bath downstairs and two large bedrooms above. House was built by the owner for a home and could not be duplicated for the money. New 6-room, modern bungalow, hard wood finish first floor, strictly modern, full size basement, with laundry; lot 50x125; house is beautifully decorated. A first class home in a first class neighborhood, less than two blocks from ear. This broperty will be sold immediately; price and terms to suit customer. See me quick about this.

Armstrong-Walsh Co.

# South Side Bargains

Four east front lots on paved street for only \$40 each. Owner is closing out all of his vacant property. This is a big re-duction in price. On car line: fine build-ing sites; situated on 32d Ave. and Hascall St. \$35 cash and balance \$10 per Owner got to go to Arizona, offers this fine. 6-room modern house, well built, excellent arrangement, fine view, paving all paid \$4,200, and terms can be arranged very easy to handle. This is worth your while to get out in the rain and see.

W. FARNAM SMITH & CO., 1330 Farnam St. Tel. Doug. 1064, A-1964.

# NEW BUNGALOW

On North 30th boulevard near Miller park, 5 rooms, oak finish first floor. Full size lot, cement walks and steps. A very handsome home, well built.

\$2,900 if sold immediately.

RESIDENCE for sale at 2146 Chicago St. 2 rooms, modern: 1 year old. Call owner for information. Tel. H. 1704, B-2005.

# Some Bargains

\$1,500-Five-room cottage at 2882 Ohio street, sewer, water, toilet, electric light; south front lot 50x127; convenient to car.

\*2,900—CATHEDRAL DISTDICT, big bargain. 7 rooms, modern, paving paid, \$500 cash will handle.

\$3,400—BEMIS PARK, \$300 Myrtle Ave., 6 rooms, modern, paving paid both streets. This is very cheap.

\$4,200—BEMIS PARK fine large corner on Boulevard, 8 rooms modern with hot water heat. This is a decided bargain. Terms easy.

\$4,300—DUNDEE, \$605 Capitol Ave., fine modern home, fireplace, living room arrangement with beam cellings, oak finish, tinted walls.

\$4,900—WEST FARNAM, on very EASY TERMES, \$500 cash down, 8 rooms all modern, good house, good location, immediate possession.

\$5,750—CLOSE IN 8 rooms modern, in fine repair, 5 good bedrooms, garage, driveway, \$1,500 cash. This is hand to be beam cellings, bookcases and buffet built in, paneled walls. This is an ideal home and price is reduced for quick sale.

\$6,800—DUNDEE, an elegant home, with house, well and cistern out at 49th house. \$2,000-Eight-room house at 2625

four large rooms, barn, chicken house, well and cistern, out at 49th and Curtis avenue, for only \$1,000.

W. H. Gates Room 644 New Omaha National Bank Building.

Phone Doug. 1294.

Res. Phone W. 2688.\*

# West Farnam District Reasonable Building

There are only 12 lots on what it termed 'Knob Hill," and prices on these run from \$75.00 to \$150.00 per foot. However, dence property ever sold in Omaha, a foot. All of the lots we are offering lie walk around it, and you will realize that this is the natural extension of the "Knob

A. P. Tukey & Son Doug. 2181. 444-445 Board of Trade Bidg.\*

# One of the Best Doug. Co. 80 Acres

Four miles northwest of Florence, near the Calhoun road, we have a farm of 80 acres, belonging to some heirs, which is to be sold in order to divide the estate. This is one of the choicest farms in Douglas county. The entire 80 is capable of cultivation. There are now 61 acres in corn, 8 acres in pasture, 5 acres in alfalfa, 6 acres orchard and grove. Running water in the pasture and a first-class well on the place. The improvements consist of a good 8-room, 2-story frame house; barn, 32x40, for 8 horses and 8 cows; cribs, granary and outbuildings of all kinds. Farm is all fenced and cross fenced and all improvements are in good condition. Price, \$175 per acre. Adjoining farms held at \$25 to \$20 per acre more money. For further particulars see

Armstrong-Walsh Co. 210 S. 17th St.\*

# Down Town Snap

\$6,750

will buy a double brick flat in excellent condition, on 17th St., only 5 blocks away from the postoffice; leased to one re-sponsible tenant at \$720 per annum. This building is a bargain at \$7.500. Terms, half cash, balance long time. ROBINSON & WOLF,

Phone Doug. 2418. 435 Paxton Block.\*

Dundee Home

# 212 BOARD OF TRADE BLDG. Phone Douglas 147—Evenings and Sundays Harney 2168. Near Kountze Place f500 cash, balance monthly; east front, corner, one block to N. lith line: three rooms and square hall down, three and bath above; full 2-story; camented basement, heat, combined fixtures; nearly new; vacant now. Unless sold following this ad will lease.

\$500 bargain if you buy the cottage at 3500 S. 19th St., just south of the boule-vard. Has 5 good rooms, all nicely decorated; modern except heat; fine east front lot. Cost owner \$2,000 two years ago. He will take \$1,000. Who wants it? Terms. O'Keefe Real Estate Co., 1016 Omaha Nat'l. Doug. or A-2152. Phone Harney 5134, Sunday or evenings.

# **SELBY**

FOR SALE—Splendid income; properly in Creighton vicinity; suitable for public institution or rooming house; excellent repair. \$4,000 cash. Balance like rent. Address W. 356, Bea. Tebbens is inquire of owner, \$566 Capitol Ave. 123 Bee Bidg. Phenes D. 4744, A-1744.\*

# Here we have twelve five-acre tracts

# This Addition Was Put on the Market 18 Months Ago

are in aifaifa and the balance in pasture and corn. For suburban homes or for an Large water mains were put in the streets with city water for every Broad cement walks 6-feet wide were laid in front of each lot. A nvestment there is nothing better around splendid sewer system, furnishing drainage for every lot in Norwood and Smaha. It is a short distance from Klimalso all other lots on the boulevard has been provided by the City Engineer. wood park and just south and a little The Boulevard is about to be macadamized. Under the building restricwest of Fairacres. We can give you tions a fine class of homes have been built, and out of 87 LOTS, 75 HAVE your choice of any one of eight 5-acre

We have left some choice lots on the Boulevard

# \$875 to \$1,000

With every improvement paid for, and on 24th street five lots from

# \$700 to \$800--44x165 Feet

Compare the prices on these lots with the prices on any other choice man has ever bought acreage well loresidence lots in or around Omaha and you will see why they have sold cated about Omaha but that has made

> ONLY a few left. Come out today and look them over. On the Florence Boulevard and 24th street, across the street from Miller Park.

# NORRIS & MARTIN

of Elmwood park and then go southwest 400 Bee Building. through the park, west across the ElkDoug. 4270; A-4270.\*

# G. W. GARLOCH CHOICE HOMES

\$4,300.00-2567 Pinkney St. New eight-room house, just completed this week. Entire house firmshed in hard wood. All rooms large and nicely arranged. House modern in every respect Large attle room and full cemented basement. \$4,500.00-266 Finkney St. New seven-room and reception hall, with oak finish on first floor, birch and maple on second floor, large attle room, beautiful fixtures, a corner lot and very nicely located, just ready to occupy. Omaha's newest addition, where the monthly payments are only \$5 per month. 30 lots from which to make a selection, All lots to grade, or upon a slight terrace. This is close in property, convenient to all work. Three schools and two churches within 4 blocks. Only 3 block to street car line.

race. This is close in property, convenient to all work. Three schools and two thurshes within 4 blocks. Only ½ block to street car line.

Reached by the cross-town line. Get off at 24th and Bancroft Sts., and walk ½ block east to the property. Come out today. Salesmen on the ground from 2 to 5 o'clock. Plats will be mailed upon application. Phone H. M. Christie for an appointment.

W. FARNAM SMITH & CO., to street car line.

Reached by the cross-town line. Get off at 24th and Bancroft Sts., and walk % block east to the property. Come out today. Salesmen on the ground from 2 to 5 o'clock. Plats will be mailed upon application. Phone H. M. Christie for an appointment.

# G. W. GARLOCH

3704 Hawthorne Avenue. Phone H. 3079, 1nd, B-2671.

#### THERE'S A BUYER SOMEWHERE FOR EVERY LOT IN Fort Fraser

(The hub of B. C. on the G. T. P.) and with their co-operation we are going to build a city that will compel the attention and attract the capital of the whole continent.

Every foot of land in British Columbia is valuable, but her new townsites Has six rooms, new, strictly modern, situated on east front lot; has vestibule, living room, dining room, den or bed room and kitchen on first floor; two large bed rooms, bath and hallway on 2d floor; full basement; nicely cemented; best of furnace heat; first-class plumbing throughnut; one block from 12th St. car line and bia is valuable, but her new townsites are still more valuable.

It is so casy to invest in Fort Fraser, and its future is so bright, you can't afford to pass it up.

CORNER LOTS \$150. INSIDE LOTS \$100 and up, terms easy enough for anybody.

we are authorized to sell at a price that will prove a most attractive proposition. It has 18 apartments and enough ground to build two more duplicate buildings. At present there are three 6-room houses I am authorized to offer for immediate sale a new 6-room modern cottage, just completed located in the north part of the city, near schools, churches, car lines, etc., on a full east front lot, at the very low price of \$1,950, and this price will be further reduced for immediate sale. In other words, you can buy this property very cheap, practically at your own figure. Cash required, at least \$450. See me immediately about this as it is a very unusual opportunity.

At present there are three 6-room houses on the additional ground; all rented well. This property is only a year old and the owner has been obliged to leave town on account of business. The gross rentals on this property are about \$10,000 per year and net rentals close to \$7,000. The magnificant property is only a year old and the owner has been obliged to leave town on account of business. The gross rentals on this property are about \$10,000 per year and net rentals close to \$7,000. The ground of the additional ground; all rented well. cent net on the selling price and only one-third of the ground used.

#### A. P. Tukey & Son 444-445 Board of Trade Bldg. Phone Douglas 2181."

## Benson and Wa'nut Hill

Eight rooms, two stories and attic, built for a home two years ago; full east front lot; hot water heat, fire-place; full basement, laundry, etc. Got to sell for business reasons, and that's the reason you can get this fine home at such a lew price. Investigate at once. I have a regularerly established real estate office and am prepared to furnish you prices on all classes of residence and acreage property; lust now I have some excellent propositions in cottage homes and acreage tracts. Office at Tuttles Furniture Store, Benson. Desirable Home—Right Price B. F. KISTLER 4104 Lafayette Ave. 4500 will handle it. Eight rooms modern, oak finish billiard room furnished complete; deep south front lot; paving paid; elegant shade trees; one of the prettiest and homelive avenues in Omaha; desirable home at the right price. Owner says sell, Any reasonable offer will be considered. I live in the block. Will show you or can apply to owner on premises.

Office, Benson 213J; Residence, 127J.

Sold

# CLOSE IN VACANT GROUND

44 feet frontage, 25th Ave. & Harney for \$8.90. Spiendid location for flat build-ing. See me at once. ERNEST SWEET, 1256 City Nat'l Bank Bldg. Doug. 1472.\*

CLOSE IN INVESTMENT Owner will sell large residence of elever coms, modern, steam-heated, divided in

# INVESTMENTS. \$ 9,800—Double brick house, 7 rooms each side, cak finish, oak floors, tiled bathrooms. Income \$100. \$10,000—Pour 5-room, attached, brick dwellings, within one mile of Omaha postoffice, first-class construction, almost new. Income \$1,200.

struction, almost new. Income \$1,200.
\$13,500—Three 7-room, attached, brick dwellings, oak finish, beech floors and every convenience, separate hot water heating plants. Income \$1,500. \$6,000 mortgage at 5½ per cent can be assumed if desired. This property is on a corner, only 12 blocks from 16th and Farnam Sts. and in one of the best neighborhoods in the city.
\$15,500—Four brick flats, strictly modern, oak finish, separate furnaces. Income \$1,680. This property is in one of the best neighborhoods in the city, less than one mile from the postoffice.
\$25,000—S brick flats, 4 in each building, facing two streets and on an alley corner, separate furnaces, strictly modern and first-class in every respect. Income \$3,000.

APARTMENTS.

APARTMENTS.

APARTMENTS.

425,000—Six new brick apartments, 5
rooms each, strictly modern and
up-to-date. Gross income \$5,840.
Cost of heating, janitor service,
light and all other expenses less
than \$1,000 per year. Inis property pays over 11 per cent net.

445,000—Six 7-room apartments, finished
in mahogany, with oak floors
throughout, every modren convenience. Gross income \$5,400; net
income over 9 per cent. This is income over 9 per cent. This is one of the finest and most profitable apartment houses in the city, substantially built and located in the popular West Farnam district.

STORE BUILDINGS.

STORE BUILDINGS.
\$30,000—Two-story and basement, new brick building, w... c. P. and Illinois Central trackage. Income under present leases \$2,000; can be increased to \$3,600 with a small expenditure.

\$56,000—Large jobbing house in best part of the wholesale district. Income \$4,200.

### \$4,200. J. H. DUMONT & SON, 1605 Farnam St. maha. 'Phone Douglas 690." Fall Bargains

and kitchen on first floor; two large bed rooms, bath and hallway on 2d floor; full basement; nicely cemented; best of furnace heat; first-class plumbing through out; one block from 15th St. car line and two blocks from 15th St. car line. Anyone desiring a home in the south part of town should see this property at once.

Hastings & Heyden 16th Harnet St.

On the Hill South of Hanscom Park \$4,900

This property is on South Central boulevard in Creighton's First Add. Seven rooms, completely modern; only about 3 years old; finished in oak. The above price is about \$600 less than the property are considered in the following price is about \$600 less than the property are considered in the property are considered in the property of the pass it up. CORNER LOTS \$150. INSIDE LOTS afford to pass i

Apartment House

Apartment houses are probably the best paying proposition on the market today. We have a new one right in town which the same authorized to sell at a price that

Peters Trust Co. 1622 Farnam St.\*

# STUCCO CEMENT HOUSE

New 7-room, rough cement house, finely constructed, has all modern features; outside sleeping spartments, sun parior; srey oak and white enamel finish. A beautiful home can be purchased on rea-

New 6-room, all modern, east front on car line. Terms \$750 cash, balance monthly, Benson & Carmichael

# 642 Paxton Block.\*

Brand New We have just completed a strictly all modern 7-room house, with three bed bedrooms, sleeping porch and bath upstairs, reception hall, parlor, dining room and kitchen on first floor, finished in oak. South front, lot 43x140, 3522 Seward St. Price, \$4,000, will make easy terms.

# Bemis-Carlberg Co.

NEW HOMES MEAN HOMES

3341 S. 55th St., 5-room brand-new, alt modern, oak finiah, large lot; near school and car. Price \$2,750; \$500 cash.

\$28 Central boulevard, 6-room new, all modern, oak finish, near par, easy walking distance. Price \$4,200; \$1,000 cash.

Nearly new, modern ex, heat, 5-room cottage near 50th and Gold Sts. Price, \$2,000; terms.

J. W. RASP Co. 689 Brandels Bldg. Dough, 1653.\*

HANSCOM PARK DISTRICT 6-Room fine two-story, all modern house, cak finish, full lot, paved street. Price, \$4,150. Will take good huiding lot in cathedral district as part purchase price or reasonable payment down and balance on payments