

REAL ESTATE—MISCELLANEOUS. | REAL ESTATE—MISCELLANEOUS

A Hundred Arguments

May be advanced to induce investment in Omaha suburban property. Many of these arguments are only future promises. HAPPY HOLLOW IS DIFFERENT. HAPPY HOLLOW is the restricted residential district North of Dodge, between 52d St. and HAPPY HOLLOW BOULEVARD.

Not What is Going to Be Done But What Has Already Been Done

That is the convincing argument. Not the promises, but the fulfillment, make HAPPY HOLLOW attractive.

HAPPY HOLLOW is ready for the home builder. You are not annoyed by a prospect of endless delays, torn up streets and the vexations common to those who must wait for public improvements. THEY ARE ALL THERE.

Grades are established, the grading of lots and streets is completed. All of the public conveniences are in place—sewers, paving, walks, gas, water, electric lighting system.

Happy Hollow is Close In

Only 30 minutes by car from the business center of Omaha. West Farnam-Dundee cars run through HAPPY HOLLOW. The city is growing rapidly that way. Thoughtful men will consider these things. Are you one of them? May we talk with you about an investment there?

May we show you what has been done, the homes that have been built there? May we send you "Fifty Facts" or the "Picture Story" or "Circles" or Plat with prices?

HAPPY HOLLOW lots are sold on easy terms—one-tenth cash.

George & Company

Phone D. 756. 902 City National Bank Building.*

Parkwood

For many reasons the most desirable residence section in the north part of the city. Florence Boulevard winds through PARKWOOD, and Miller Park touches its southwest corner.

You must see this beautiful addition to fully appreciate it!

Water, Sewer, Walks, Etc.

Every Lot Protected by Building Restrictions

Prices range from \$550 to \$1,000. Only a small cash payment, balance in easy monthly installments.

Lots in this high class addition are being purchased by INVESTORS and HOME BUYERS, because they are sure to rapidly increase in value.

Let us show you this addition.

NORRIS & NORRIS

400 Bee Building. Phone Douglas 4270.*

Cottage Home View

Our sale was a big success but will continue all day today or until all lots are sold.

\$1.00 CASH—\$1.00 A WEEK—NO INTEREST and NO TAXES until 1917.

Prices \$100 to \$325

High and slightly overlooking Beautiful Fontenelle Park with its 120 acres of shade and play grounds.

How to Get There

Take the Grand Ave. car to 42d and Grand Ave. or the North 24th street car, transferring at 24th and Ames Ave. to Grand Ave cars. Addition 3 1/2 blocks northwest of end of car line.

W. FARNAM SMITH & CO.

Sole Agents

H. M. Christie, Mgr. Real Estate Dept. 1320 Farnam St. Douglas 1064.*

Your Opportunity

To Buy a Lot in One of the Best New Residence Districts in Omaha

--Today--

Wearne Park will appeal to you whether you want a location for a home or want to make an investment.

Terms: \$5.00 to \$10.00 Cash and \$5.00 to \$10.00 per Month

PURCHASE PRICE INCLUDES — Cement walks, cement curbing, boulevard streets, shade trees, water and gas, all of which are now installed and paid for. Street Car Line Takes You Right to Addition.

FREE AUTOMOBILES IF YOU TAKE A STREET CAR, take a Benson car to 50th and Military avenue any time today, our man will meet you.

E. P. WRIGHT,

Office, 1702 Farnam Street. Office Phone, Douglas 2926. Res. Phone, Web. 682.*

Ex-Governor J. H. Mickey's Home Place

WILL BE SOLD AT



Referee's Sale Saturday, June 12th, 1915

SALE COMMENCING AT ONE O'CLOCK P. M.



This beautiful farm of 140 acres joins the city limits of Osceola, Nebraska, and is one of the finest and best improved farms in Polk county.

It will make an ideal home and you should avail yourself of the opportunity of getting one of the best farms in the best county of the state of Nebraska.

For particulars write to

J. W. FILLMAN

Referee OSCEOLA, NEB.*

Another Landmark Gone

The good old picnic grounds where your grandfathers and grandmothers used to meet on all holidays. Omaha's growth has surrounded this old 100-acre homestead and literally forced the owner to plot this remaining portion of it for residence lots.

Every one of these lots is an ideal spot on which to build a home, as none are the least bit low, and on many still stand those stately old elms that made the grove so popular in years gone by.

This beautiful spot is the

Last Close-In Tract

in Omaha, and comprises

Forty-Six Residence Lots

lying between Thirty-first and Thirty-third streets, and between Jackson and Leavenworth.

This tract is within easy walking distance and is served by our three best car lines.

All streets are paved, Jackson street and Thirty-first and Thirty-second Ave., being newly paved with asphalt. There is a new cement sidewalk in front of every lot, and every lot has city water and sewer.

Reasonable building restrictions will be maintained in the addition. A thirty foot building line has been established.

PRICES

\$1,200 to \$1,500 per lot, corners and Leavenworth fronts slightly higher.

TERMS

One-tenth down, 1 per cent a month. Five per cent off allowed for ALL cash.

A. P. TUKEY & SON

1507-S W. O. W. Bldg. Phone Doug. 502. On Sundays and evenings phone Allen A. Tukey, Harney 2176.*

Field Club

We want an offer for 2 1/2 blocks of land, 30th St. facing east at corner of Maple St. This is a 2-room, 2-story modern house, newly painted, in good condition throughout. Asking \$4,500, but will accept \$3,500. Easy terms can be arranged, but cash is an object. Key at our office. Act quick if you want a bargain.

Two Dundee Specials

Adjoining beautiful Happy Hollow Circle we have a 2-room, well-built, attractive home, beam ceiling, fireplace, built-in bookcase, sleeping porch and garage. Price \$2,500. See this Owner on left city. This is worth the money.

Brick and Stucco

We have another 5-room residence located in one of the prettiest blocks in Dundee. The owner has made a cut of \$500 for quick sale. This has a large living room with den and dining room on first floor, with four good bedrooms on second, also sleeping porch. We are positive these are two of the best buys in Dundee. Let us show you. They are both sure to be sold this week. Price now \$3,000.

Excellent Value West, \$5,000

Seven-room house, exceptionally well built, ideal arrangement, with oak throughout the first floor, mahogany and enamel on the second floor, with tile vestibule and bath, laundry, china cabinet, in bookcase; dandy home; worth the money. Might consider vacant lot as down payment. Right time to buy at this price. Former price \$5,750. This is a new house; never occupied. Full south front lot, good street.

Biggest Bargains in Bemis Park

\$2,750—A 2-room cottage, all modern, large lot, facing on Lafayette Ave. Bldg. \$2,500 cash will handle.

\$3,800—Seven rooms, two-story, all modern, with fireplace, south front on Myrtle Ave. Bank block from 33d St. car line. Excellent value and easy terms can be arranged.

\$4,750—Beautiful stucco house, new and never occupied. Large living room arrangement, dining room with south exposure; complete kitchen with built-in cupboards and kitchen cabinet; three very pleasant bedrooms; plenty of windows and exceptionally large closet space; full east front lot, very slightly. Price reduced for quick sale, \$500 cash will handle.

\$5,000—Very attractive bungalow at 5238 Myrtle Ave., corner lot, 1 block from car line, paving all paid; 5 rooms and bath on first floor; 4 rooms on second. The arrangement, finish and construction are of the best. The house cost \$4,800 to build and the lot cost \$1,000. Special reason for quick sale and the price sacrificed accordingly. Terms to suit.

Glover & Spain

813-20 City National. Phone Douglas 2022.*

Priced Right

Double house on 30th; lot 32x114, between Farnam and Leavenworth, price \$3,500.

Modern, 5 rooms, North 28th Ave., a dandy for \$2,200.

7-room house on Seward St., all modern, oak finish, dining room with south exposure; nice, large, square house on North 23d; price \$4,000.

Build this house for small family; price \$1,700. Facing the Turner Blvd., near Farnam, a very fine home, lot 48x126; price \$5,500.

Strictly modern residence corner lot 52x150; walking distance; price, \$4,500; on Webster St.

Two of the best lots in Omaha, apartment site on 26th St., \$5,500 worth \$1,000. All ready to walk in, finished, nice 6-room house, price \$1,500. No. 138 North 27th St. See this today.

North 21st; modern 6-room house, price \$2,000.

McCoy & O'Doherty

Phone Doug. 1012. 711 State Bank.*

McCoy & O'Doherty

REAL ESTATE-FARM AND CITY LOANS, INSURANCE-RENTALS, 711 STATE BANK BLDG., TEL. DOUG. 1011 OMAHA, NEB.*

BEAVERS

701 OMAHA NATIONAL BANK, FARNAM AND 11TH. PHONE DOUG. 2660 OR BENSON 547-J.*

CLEAN-UP BARGAINS

The following properties are offered to-day on the bargain counter for what they will bring:

Five-room cottage, not far out. City water. Good repair. A bargain at \$1,250. Small cash payment, or will take used car in trade.

Nearly new 2-room cottage. Always rented for \$10 per month. Price only \$650. This is a big snap.

Vacant lot on Sahler St., just east of Florence Blvd. Fine new houses going up all around. Price only \$275; \$125 cash.

These properties will be sold at once for what they will bring. Get busy not later than Monday.

BENNETT SWEET

Office 3311 Harney St. Phone Douglas 1472.*

Suburban Home Real Bargain

This property is located but five blocks from car line and close to maesdam road. Has 9-room, strictly modern house, with large barn; chicken house, splendid water system—in fact, the improvements cost over \$10,000. This is positively one of the most desirable suburban homes around Omaha. Owner must sell and will give someone a real bargain.

O'Neil's R. E. & Ins. Agency Tel. Tyler 1024. 1508 Farnam St.*

A New Four-Room Bungalow for \$1,250

It has city water, gas, electric lights, is on paved street; located south and two blocks from car line; \$100 cash only required.

Shuler & Cary

D. 4233. 202-4 State Bank Bldg.*

HOUSES FOR SALE

\$2,500—A beautiful 10-r. house, 33th Ave. and Farnam.

\$3,500—A beautiful 2-room brick, new, 33d Ave., facing Hanscom Park.

\$4,500—On 26th St. One of the finest houses in Omaha.

\$7,500—One block from Hanscom Park. West side. The best 10-room mod. house in Omaha.

ATTENTION

We have about 75 houses, ranging in prices from \$200 to \$1,500. An advertisement in this paper is of little use in fine houses. You have to see them. If interested call up, a man will take you to any of our "NO TROUBLE TO SHOW HOUSES."

W. M. NASH & CO.

Real Estate, Rentals, Insurance, 601 Bee Bldg., Tel. Red 238, Sunday 11, 112.*

Exchange Your Cottage or Lot

For this brand new, strictly modern 4-room bungalow, living room across front of house, dining room has window seat, plate rail and panel, with bookcase below. Large kitchen with pantry and ice box room. Two large bedrooms with clothes presses; bath with linen closet on second floor. Living room, dining room and sun room finished in oak, with oak floors throughout the house. Bedrooms finished in pine with birch doors. High grade plumbing fixtures and artistic lighting fixtures, complete set of window shades and screens, full cemented basement, with laundry facilities and floor drain, guaranteed furnace, Dandy corner oak. Back yard paved. Close to Windsor school and West Side Park car line. Price reduced to \$3,750, about \$500 cash and balance monthly, or will consider vacant lot or other offer.

Rasp Bros.

106 McCague Bldg. Phone Douglas 1685.*

Unimproved North

Close to Miller Park, a fifty-foot south front lot on Stone Avenue, running through to Kansas Avenue, between 26th and 31st Streets. A number of new homes have gone up in this neighborhood recently. Convenient to car line. Will sell on terms. Price \$500.

South

60 foot east front, on 28th street between Hickory and Shirley Streets. This is a very pretty lot, with a number of trees. Neighborhood is very good and surrounding houses nice. Is close to Hanscom Park, Park school and car line. Price \$500.

Alfred C. Kennedy Co.

Tel. D. 722. 209 1st Nat. Bk. Bldg.*

FOR SALE OR EXCHANGE

Strictly modern, up-to-date 2-room house, with oak woodwork, oak floors and all conveniences; three full lots and garage; located on a boulevard in a quiet neighborhood. Price, \$15,000; mortgage \$4,000. Owner leaving Omaha wants a farm in Northwestern Nebraska.

J. H. DUMONT & CO.

416-18 State Bank Bldg. Phone Douglas 690.*

North AND South

Homes (3). Hot water heat, hardwood interior, classy, well located. Practically new. Modern, attractive. Cheap in price, easy terms. Enough down to insure a sale, balance like rent. Phone today, Douglas 524.

Saunders Co.,

2115-16 W. O. W. Douglas 2022.*

Well Built Benson Home

2805 No. 61st Tel. Benson 122

F. S. Rullinger

A Selected List

Owner has not the time to devote to this property, so he wants it positively sold. Easy payments, small amount down.

5 rooms, all modern; large lot; near good car. Plenty of room in attic for two bed rooms.

6 rooms, Hanscom Park district. All modern. Garage, shade trees, paved street.

7 rooms, modern. Large living room extends across front of house. Nice yard. Near car.

5 rooms, modern except heat. Practically new. Price \$2,200.

American Security Co.

Douglas 5013. Walnut 3027.*

5-Room Cottage \$1,650, \$200 Cash

Balance same as rent, will buy you a nearly new 5-room cottage, with full brick foundation and sewer, water, gas and electric light in the house; full lot, 62x120; cement sidewalks; paved street (paving paid); located on Evans St., near 36th; only two blocks to car line. Owner leaving for the west, must sell this house and duplicate adjoining lot once. He would sell the two cottages for \$2,300. Each cottage rents for \$15 per month. This is the best bargain we have been able to offer in the north part of town for some time. Look at 256 Evans today and see us Monday.

The Byron Reed Co

212 So. 17th St. Douglas 297.*

FOR SALE. The following properties, reasonable rates, easy terms, warranty deed: 1—Lot 2, block 2, Boyd's addition. 2—Briggs' Place, lot 2, block 18. 3—City of Omaha, lot 5, block 157. 4—Clarens addition, lot 2, block 2. 5—Farmer's Place, lot 4. 6—Poppleton Park, lot 4, block 2. 7—Albright's Choice, South Omaha, lot 20, block 22. 8—Jetter's addition, South Omaha, lot 2, block 2. 9—Government lot 9 in 12-15-9. 10—Sub lot 2 in gov. lot 3, in 24-15-9. 11—House and lot 30, 28th St. D. C. JOHN, Owner. Phone Walnut 2528.

FOR SALE—3 lots on paved street in Dundee. Price, \$200 each, cash. Tyler 410. S. 17th St.*

PRICE cut from \$400 to \$250 because we have obtained a six-room house at such a sacrifice. We have papered, put new shades and light fixtures, kitchen in kitchen and new sink. Large garage, with cement drive from street. Fine cement walk; paving all paid. \$250 cash and \$25 per month on balance. 274 Fort, Web. 7218. We will refuse no reasonable offer.

EIGHT-ROOM modern house, full basement, floor attic, finished in oak, full lot, garage. Price, \$1,500; \$500 cash, balance monthly payments. Telephone owner, Webster 2711.*

FOR SALE. Nice house, big trees, comfortable. Big discount on price. 2112 Burt, Chadet Tyler, Douglas 254.*

2 LOTS near 40th and Ames Ave., 60x130, each \$400. 2 lots at 26th and Martha, 60x130, each \$500. 2 lots at 31st and Center, 60x130, each \$250. 1 lot, 41st and Brown, 60x130, \$200. 2 lots 56th and Spaulding, 60x130, each \$125. Will make terms to suit buyer.

Rasp Bros.

Douglas 1685.*

BARGAINS FOR TODAY.

Two houses, lot 18x12; sewer, city water; rents for \$200 year; a little run down; worth \$1,200—bargain price at \$950. One acre, close to car, 1/2 acre lot—two corners—worth \$1,200—bargain price, \$900.

A 5-room house, nearly new, close to schools and car, cost \$2,000 to build; will sell on easy terms for \$1,500.

LOVRENS & MORRARTY, 428 Bee Bldg. Doug. 381.*

REAL ESTATE—MISCELLANEOUS

100 CASH, BALANCE MONTHLY. Buy a nice, modern, up-to-date cottage and pay for it like rent. It's clear of encumbrances and the owner will help you get a start. Come in or call us up at 1747 N. 16th St. WARE BLOCK.*

Douglas 1747. WARE BLOCK.* MUST have \$20 to take care of interest on loan or lose my 5-room bungalow, in modern Will sacrifice half my equity to make sale THIS WEEK. Balance easy. Address at once O 844, Omaha Bee.*

DOWNTOWN 2-room cottage, all modern, 30th St. bet. Farnam and Leavenworth cars. To close estate, \$2,150. Rent \$50 to \$100. 507 Paxton Bldg. Call 9 to 10 or 11 to 12.

NEARLY new 5-room bungalow on Farnam, nice Blvd. Will trade equity for two good second-hand cars. Omaha Realty Co., 520 Paxton Block.*

REAL ESTATE—NORTH SIDE BUNGALOW

324 CAMDEN AVE. Nicely arranged, strictly modern, large living room, south front, decorated; has screens, also storm doors and windows, surrounded by pretty lawns and homes. Occupied and for sale by owner.*

9-ROOM HOUSE

Nearly new, all modern; 308 Burt St., will be sold at a sacrifice. For full particulars inquire J. I. Woodard, Tel. Doug. 334 or Walnut 1154.

BEAUTIFUL 7-room house, 2-story frame; large living room, vestibule, coat closet, bookcase, beam ceiling; the dining room has plate rail and panelling, buffet, oak finish downstairs; second floor has 3 bedrooms, sun room, bath room, closet, clothes chute, staircase to attic. Located at 317 Nicholas St. Call owner, Harney 288.*

BUY OF OWNER NEW 5-ROOM BUNGALOW.

NEVER BEEN OCCUPIED. All modern, oak finish, oak oak floors throughout, full basement, large attic, all walls nicely decorated, best of plumbing and lighting fixtures, screens and window shades; white granite porch columns. Located at 201 N. 24th St. On car line and sun room. Call owner, Harney 288. Come out and see it today, between 3 and 6 P. M.

UNIMPROVED

The slightest boulevard corner in Clairmont addition, 106x130. Corner Miami St. and Fontenelle boulevard, \$2,500. W. H. CRARY & CO. Tyler 2023. 600 Paxton Block.*

\$200 Cash

balance monthly, buys cottage of 4 rooms and attic, built 4 years ago; lot 60x125; place valued at \$1,500. Loan association at \$1,500. Price, \$1,250. Location 420 Larimore Ave.

O. C. Olsen

108 McCague Bldg.*

6-Room House in Kountze Place

Owner of 205 Spencer St. has instructed us to sell this desirable home, located in the best part of the city. This is a first-class surroundings. This house is built of the very best material throughout. Has a full basement, full bath, a large entry hall, living room and dining room. Has first-class plumbing and heating throughout. Located on Kountze Place, a large enough for two cars. Will be sold on reasonable payment down, balance about the same as rent. Will be pleased to show it to you any time. Price has been cut way down for quick sale.

Hastings & Heyden

164 HARNEY ST.*

A New 6-Rm House 16th & Pinkney \$4,000

A nearly new 6-room modern residence at 1421 Pinkney St., just one-half block from Sherman Ave. car line and a short distance from Kountze park; oak finish downstairs, hard pine upstairs; full basement, furnace heat; garage in rear. This home really should sell at \$4,750 to \$5,000.

The Byron Reed Co. \$3,500

112 S. 17th St. Douglas 297