

OMAHA LOT VALUES INCREASE EACH DAY

Buy-a-Lot Campaign is Bringing to the Front Many Pieces of Property Long Lost.

LOTS OF ALL SIZES TO BE HAD

Many who now live in some of the finest residence districts in Omaha hesitated to buy lots in those districts a half dozen or a dozen years ago because they were not sure the lots were worth the money. That was when those lots were offered at \$500 and \$700. Those same people paid from \$1,000 to \$1,400 for their lot. The same lot now is worth in many cases from \$1,800 to \$2,000, depending on the development of the addition.

Today there are many hundreds of lots lying vacant about the city that will eventually make money the same way for their owners. Many hundreds of people are hesitating the same way about buying because they are not sure, or think they are not sure. Some of these people will see the increase in these lots until they double and treble in value.

Possibilities in Investments.

The Bee is at present putting on a thirty-day whirlwind buy-a-lot campaign. This is intended to wake people up to the possibilities that lie in such investments. On the buy-a-lot pages in The Bee will be found from day to day some of the finest bargains in lots that can be found in the city. These lot bargains are coming out of their hiding. Lots that

have just a water-worn "For Sale" sign on them that no one ever sees because it is hidden behind the luxurious growth of sweet clover are now coming to light in the pages of The Bee. They are worth watching for.

The old "For Sale" sign is so completely hidden on many excellent lots or has actually tumbled down with the result that people who have long admitted a certain lot have always supposed it was not for sale or could not be had at any price. The Bee's thirty-day campaign is to bring these out in blaring letters on its pages. Anyone who wants to know where lots for sale can be found in Omaha at this time will get that information in the Omaha Bee during the next thirty days. For the lot owners and real estate men have taken to the idea just like a Frenchman to the trenches and are spreading their offers daily upon the pages.

All Locations Advertised.

Those who have any favorite addition in the city in which they have been interested in securing a lot, will find these additions now advertised in The Bee. Acre tracts, five-acre tracts and regulation lots in all parts of the city are coming to the front and showing themselves on the double-page display ads in The Bee. Here they come together on a single sheet of paper before the eyes of the reader to offer themselves to the discriminative choice of the investor. It is not like driving all over the city for a year in an auto to look at all the lots and to be satisfied with none. It is, on the other hand, having all the lots brought right into your parlor for you to select from on a Sunday morning when you pick up the paper. The reader may choose the addition in which he believes he will be most interested. Many choose the lot or group of lots which he thinks is the cream of the investment, and then can make a trip out with the agent right to a definite spot to talk business.

Railway service is worth knowing about

PLAN MANY NEW BUILDINGS

Architects and Contractors Are at Work on Large Number of Plans.

RESIDENCE LIST IS LARGE

Some of the plans on file now with the architects for residences and other property to be constructed this summer in Omaha are given below:

Architect James T. Allan is drawing plans for a \$3,000 residence, two stories and attic, 32x30, to be built at Twenty-ninth street and Poppleton avenue, for Bryan C. Rogers, Exchange building, South Omaha.

Architect Everett S. Dodds is drawing plans for a two-story, 30x24 residence, to be built at stucco at a cost of \$4,000, in Minnie Lusa addition, for Charles W. Martin.

Architect Lloyd D. Willis will let the contract in about two weeks for a two-story, 34x22 residence, to cost \$12,000, to be built in Dundee for George A. Roberts.

Bigs are being taken by Architect Rued F. Miller for a two-story brick veneer residence to be built for E. R. Wilkins. Architect Rued F. Miller is drawing plans for the \$90,000 manufacturing and wholesale building of the Goodrich Drug company. The building will be of reinforced concrete and brick. Will be four stories high, 46x120, and will be located at Fifteenth and Jones streets.

The Omaha Eagles will build at Eighteenth and Capitol avenue. Two stories, 30x22. The cost will be \$30,000. To be built of brick and stone. Architect not selected.

Three houses of somewhat unique plans as to general arrangement and in use of chimneys, chimney seats, sun rooms, sleeping porches and tiling are being

built by the Prairie Park club on Fowler avenue.

Architect Charles M. Nye of Omaha is drawing plans for a \$4,000 residence, to be built for Dr. Ernest Kelley. Two stories and basement, 30x20, to be built of brick veneer.

Work was begun last week on the re-decorating and remodeling of the main floor of the Burgess-Nash company's store, which will constitute an outlay of \$20,000, when completed.

Realty Exchange Members Want to Buy a Lot in Omaha

The Omaha Real Estate exchange may soon take steps looking toward investing as a corporation in some good substantial Omaha property. At the last meeting of the exchange this matter was brought up. It was pointed out that the exchange never has owned any property and that it would not doubt be desirable to do so.

C. F. Harrison brought the matter up, declaring that there was no reason why the exchange should not be a property holding concern as well as is the International Realty Associates. "We should own a lot or tract somewhere that we would all be interested in," he said. Frank H. Meyers made a talk along the same line, pointing out that the company is incorporated and has the right to make investments.

No funds has yet been raised, but some tentative plans for starting a little sinking fund have been talked over.

Keep Bowels Regular.

Nothing better than Dr. King's New Life Pills for constipation, indigestion and sour stomach. Get a bottle. Only 25c. All druggists.—Advertisement.

Growth of City is Noted by Increase of Business Center

The growth of a city may be measured by the location of real estate valued at \$1,000 per front foot," says W. H. Thomas, president of the Omaha Real Estate Exchange.

Investigations prove that in the history of nearly every city there is a time when its real estate in the business center reaches for the first time a value of \$1,000 per front foot. As growth comes on, this same property rises to \$2,000 per front foot, and property that was worth \$200 per front foot, adjoining the \$1,000 property has risen to \$1,000. A few years ago and the \$2,000 property is \$3,000 per front foot; the \$3,000 property that becomes \$1,000 property, moves up to \$2,000. By this time the property that was \$50 per front foot has advanced in value six times, and is selling for \$3,000 per front foot.

Thus, beginning at the central point, of \$1,000 per front foot, in the early developments of the business center of a city, one may measure the growth of that city by taking note of the very much increased area, in which \$1,000 per front foot is the minimum price.

In a city of steady growth, like Omaha, the record proves the certainty of the increase of values radiating from the business center.

Every five and ten-year period brings its natural advances for the whole radius. The adjacent business property that was unsaleable ten years ago, is today in demand at good prices. All of the business real estate in Omaha, radiating from the central point in the direction of growth of the business district, has advanced surprisingly in value in fifteen years. In the year 1900 twenty-seven of the best corners in Omaha had an average value of \$1,250 per front foot. In 1915 thirty of

the best corners in Omaha have an average value of \$4,000 per front foot, and yet, there are people today, those who would invest their money for gain, who are skeptical of real estate values adjacent to the business center of a growing city like Omaha, just as people were twenty years ago and ten years ago. However, there are many factors to be considered before investing in real estate. Advance in land value may be 50 per cent to 75 per cent greater in one locality than in another. If you are not familiar with the various factors that affect land value consult someone who is before investing your money."

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Mushrooms, big profits in growing them year round in boxes, cellars, barns. Full instructions free how to grow them. One to two dollars will start you in a paying business. Chicago Market Price being 50c to \$1.00 per lb. Mushroom Growers and Dealers in pure culture highest productive spores manufactured.
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QUARTER SAWED OAK GENTLE-MEN'S VALET. Useful device in one. A roomy wardrobe, large dresser and handy desk. Wardrobe section has sliding racks and trouser hangers. French beveled plate mirror 18x24 inches. Golden oak finish. Special for this week only. **\$19.50**
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OUR IMPROVED 4-PASSENGER LAWN SWING. Large size frame stands 7 foot high, and enameled red. Seats and platform have splendid oil rubbed finish. Will not be affected by the rain. Swings easily and thoroughly well braced. Our low price only—**\$4.95**
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AN UNUSUALLY MASSIVE AND ATTRACTIVE LIBRARY TABLE. Made entirely of well seasoned American quarter sawed limitation oak. Top measures 36x48 inches, supported by four shapely legs. Specially priced, only **\$7.25**
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A CHOICE OFFERING IN A HIGH GRADE 5x11 FT. FLYING EGG. Made of selected woolen yarns, harmonious color combination, suitable for parlor, dining room or bedroom. Fully worth \$12.50. Offer for this week only. **\$11.75**
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\$1.00 CASH—\$1.00 A MONTH.

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