

### REALTY SALES ARE STILL GOING AHEAD

No Letup Has as Yet Been Noted and None Is Expected in Omaha.

Real estate men everywhere are giving careful consideration to the effect of the war on real estate values and real estate business, with the general sentiment being favorable to a bright outlook. A bulletin recently issued from the offices of the National Association of Real Estate Boards sets out the following opinion:

"Fundamentally, conditions were never so favorable for a good market as they are now. With this country the creditor nation of the world, and practically all other nations forced to come here and buy, we have accumulated an almost incredible amount of wealth, which must find channels for investment. This will continue while the war lasts, assuring a condition no less prosperous than we now enjoy; and, after the war, the development of our own property, wealth and resources, which have temporarily given way to outside demands, will keep industry running full capacity to meet requirement.

#### To Keep Building.

"Possibly in some sections, owners are holding off logical improvements, in the hope that a cheaper market might enable them to build more economically in the future; but, when loss of earning capacity, in comparison with increase in cost of building is made, the natural result will be that builders will tire of waiting; and before long, no doubt, an added stimulus to building, the like of which as a general proposition this country has not seen in years, will begin.

"It is interesting to note that in industrial sections, foreigners are investing in real estate more heavily than ever before. With the establishing of homes among the foreign population, better citizens are made, and the money they earn is not hoarded, to the same extent, to be sent across the water to dependant relatives. Once the foreigner owns his own home, his dependants are brought to this side."

#### Majority of New Renters Are Newcomers to City

"Eighty per cent of the people who apply at our desk for houses and apartments to rent are newcomers in the city," said Clair R. Nelson, head of the rental department of Payne & Slater.

"This surely shows something of the steady growth of Omaha. No where, perhaps, is the fact so well revealed that people are moving into Omaha every day in large numbers, as in the rental business. I have been noticing this for some time, and have recently been making a check of the situation."

Mr. Nelson says there is little change in the rentals. "Apartments

**OMAHA RED CROSS NURSES ORDERED TO REPORT**—To be in New York June 5 preparatory to service in France. They leave Omaha this morning. In the lower row, left to right, are Miss Marcia Prosser, Miss Ernestine Larson, Miss Florence Watson and Miss Anna Buman. Upper row, left to right, Miss Frances McHirron, Miss Carrie Kolarik, Miss Gertrude Keating and Miss Luella Larson.



are renting about as they have been for some time," he said. "The rentals are no higher and no lower. There is little change also in the rental of houses. Contrary to the opinion of many, rents have not gone up. If anything, rents on residence houses are, perhaps, just a trifle lower.

#### Real Estate Market Not Affected by War Times

A. P. Tukey & Son report the real estate market as quite active, even in these war times. They have been making a special effort to sell the property owned by the Tzschuck estate and have succeeded in selling it all. The last piece sold was a large house in the Field club district to Robert H. Manley for a home. Two other pieces sold were the terrace of brick flats at Twenty-third and Webster streets to Morris Rosenblatt; also another terrace on Twenty-first street north of the High school, to Nathan Horn. Mr. Horn also bought a double brick flat and a frame house on Chicago street between Twenty-fifth and Twenty-sixth.

of the Payne & Slater company, which company will put the property on the market this summer in lots. The Omaha Water board purchased a tract of ground adjoining its South Twentieth street pumping station, of the Kountze estate, through A. P. Tukey & Son for \$16,000. John W. Robbins represented the Water board in the transaction.

#### Late Sales Reflect Good Prices for Local Lots

Several deals have been closed in the last week or will be closed that indicate decided activity in property between Sixteenth and Thirtieth streets and at prices as high as any which have been secured this spring. One sale of a property which has been on the market at what was considered a top figure for the last sixty days, is rumored and the facts concerning the sale are promised within the next few days. The oil companies continue to pay around \$25,000 for advantageous corners or to make long leases on the same basis. St. Mary's avenue and Nineteenth street is the latest corner thus promoted. The property was sold to an investor and a twenty-year lease immediately secured to an oil company on very favorable terms. This is the third oil company to secure a site in that vicinity in the last sixty days. The interest of the oil companies in this

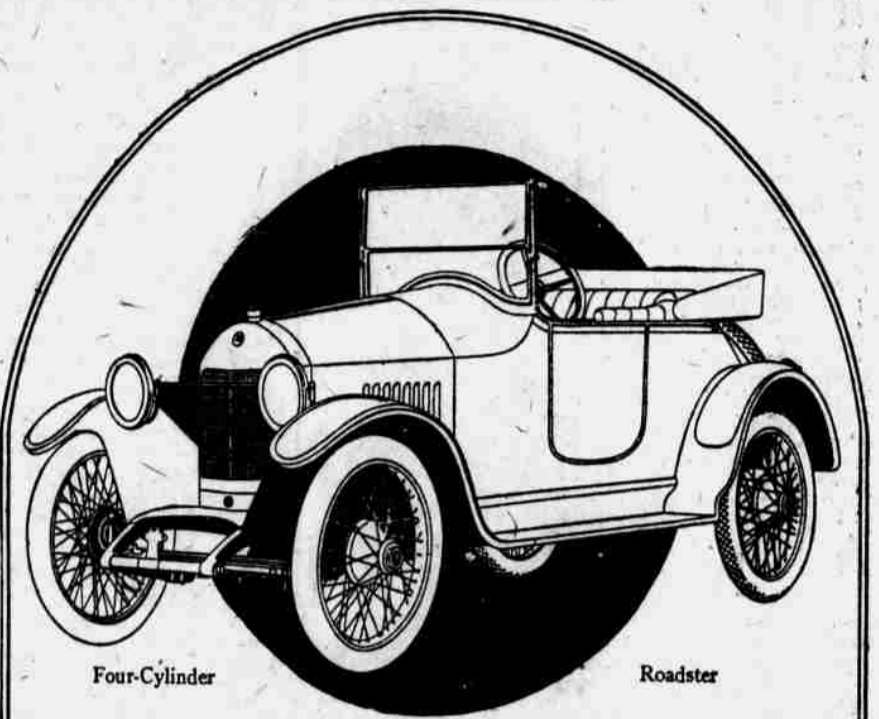
part of the city would indicate considerable faith in the development of St. Mary's avenue as a prominent thoroughfare.

#### Swedes and Danes Open Fire Upon Zeppelins

Copenhagen (Via London), June 2.—A Zeppelin appeared over Swedish territory on Friday morning near Malmo and was driven away by the fire of Swedish torpedo boats. The airship also approached the Danish frontier south of Copenhagen. Troops guarding the coast fired a number of warning volleys, after which the Zeppelin disappeared in a southerly direction.

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