REAL ESTATE FOR SALE

CITY

1723 DIAMOND STREET
Brownstone, 12 rooms; 18x100, to street.
718 N. 16TH—CORNER
Brownstone; 12 rooms.
3659 YORK ROAD
3 stories, 10 rooms, porch, hot-water heat.
Worrell & Co., 555 N. 17th

HOME BUYERS
3508-10-12 Joyce st.; 6 rooms and bath. porch front $2800
G. B. LIEBERMAN
3422 Frankford ave.
Frankford 1883.
Ask for Mr. Gross.

3414 A st.; 6 rooms
2846 Swanson st.; 6 rooms
1234 Palmer st.; 5 rooms
2079 E. Boston ave.; 5 rooms
2529-33 Collins st.; 5 rooms each
2649 Albert st.; 5 rooms
2502-8 E. Sergeant st.; 6 rooms
2524-26 Almond st.; 5 rooms
2808-10 Memphis st.; 5 rooms each
LUKENS & MONTGOMERY
1135 Shackamaxon st.

1630 Venango St.—Price $4150
A real bargain; 8 rooms, bath; should be seen today.
J. T. JACKSON CO.
CHESTNUT AT 13TH ST.

WILL CONSIDER OFFERS for the following properties to settle an estate:
240 S. Darien & 219 S. Schell, ass'd $1700.
1248 N. 11th st., assessed $2400.
940 N. Hutchinson st., assessed $1900.
937 N. Hutchinson st., assessed $1200.
1216 N. Warnock st., assessed $1900.
1208 N. Alder st., assessed $1100.
John Stockburger, Atty., 905 Lafayette Bldg.

1328 N. 7TH ST
STORE AND DWELLING
FIRST-CLASS ORDER THROUGHOUT
J. EDWARD LUTZ, 240 N. 17TH ST.

COLORED BUYERS
2012-14 Westmoreland, 2 story, 7 rooms, conveniences; each $1800
1927 Nicholas, 3 story, 9 rooms, bath, heater, etc. $2300
Wm. L. Craven's Sons, 2019 Columbia ave.

6TH ST., S., 1704—Modern new 3-story brick dwelling, 10 rooms, Dutch hall, hardwood floor, gas and electricity, combination range; $6000; easy terms. STRATTON, 505 Chestnut st. Phone Lombard 4147.

2537 N. 6th St. 3-story brick dwelling; 8 rooms and bath; all conveniences. Lot 18x136 ft. Through to Fairhill street in rear. Room for garage. Apply Integrity Trust Co., 4th & Green Sts.

2541 W. DAUPHIN ST.—Five-room brick dwelling, with brown-stone trimmings; porcelain-lined bath tub; price $1900. H. J. MILLER, 2802 W. Lehigh ave.

PLAVA APTS., 33d st. above Columbia ave., containing 16 apts. each, 8 rooms and 2 baths; high-paying dividends returned. MAURICE BERNSTEIN, 22d and Arch sts.

1323-25 N. FRONT ST.—32x100, to Lee st., with garage in rear; 3-story 10-room dwelling; also building materials. LUKENS & MONTGOMERY, 1135 Shackamaxon st.

$2300 EACH—3027 to 35 N. Hutchinson; excellent home or investment property; good condition; convenient neighborhood. H. E. SMITH, 724 W. Erie ave.

TO CLOSE AN ESTATE—1332-34-36-38 and 1348 Frankford ave.; dwelling houses; low prices; together or separately. LUKENS & MONTGOMERY, 1135 Shackamaxon st.

COLORED BUYER, move right in 752 Wallace; bargain; little cash; 9 rooms, bath, all convs.; good order; price $2500. Patterson, 522 Walnut.

DAUPHIN ST., 1630-32—Two-story modern dwellings, 7 rooms; good order; large yards; $3100; easy terms. STRATTON, 505 Chestnut st. Phone Lombard 4147.

1341 N. 11TH ST., large lot, very reasonable price; would make a good delicatessen store; right location for same. S. SIMPSON, 727 Walnut st.

1441 N. 30TH ST.—Two-story brick house with 6 rooms and bath, $2400; possession August 1, 1919. W. T. B. ROBERTS & SON, Glenside, Pa.

2523 N. SARTAIN ST.—Two story, 6 rooms and bath; vacant new; $2200. TAULANE, 900 Walnut st.

2242 N. HOWARD ST.—3 story, 10 rooms; sell reasonably; possession at settlement. EDW. J. GRUBB, 1914 E. Dauphin st.

4463 N. CLEVELAND AVE.—Six rooms, bath; $2100; good condition. H. APELER, 900 Penn Square Bldg.

2143 N. 29TH ST.—Nine-room brick dwg., with conveniences; price $3700. H. J. MILLER, 2802 W. Lehigh ave.

913-915-917 SELTZER ST.—Two-story dwellings, good neighborhood, $1800 each. WILLIAM S. YARDLEY, 1334 Girard ave.

$1700—3430 American st.; pretty little 5-room house on 60-ft. wide asphalt street; look it over. H. E. Smith, 724 W. Erie ave.

2727 HEMBERGER—Two-sty. 7-room dwelling; conveniences; in good order. Wm. L. Craven's Sons, 2019 Columbia ave.

729 S. 10TH—Store and dwelling; will make good Italian apartment house. SAMUEL SIMPSON, 727 Walnut.

2186 N. 7TH—Three-story brick dwelling, 9 rooms; possession; price reasonable. Wm. L. Craven's Sons, 2019 Columbia ave.

2515 N. 28TH ST. — Eight-room, brick, porch-front dwelling; Dutch hall. H. J. MILLER, 2802 W. Lehigh ave.

2426 HOLLYWOOD—Two story 7-room dwg., in very good order; modern conveniences. Wm. L. Craven's Sons, 2019 Columbia ave.

868 UBER ST.—Three-story brick, 7 rooms, conveniences, $1800. WILLIAM S. YARDLEY, 1334 Girard ave.

POSSESSION—2932 Fairhill, 7 rooms and bath; exc. con. Hammeke, 811 Cambria.

OLNEY—7-room house; near N. E. Boul.; all convs. F. KULP, 132 E. Louden st.

2726 GEORGE—Two-sty. 5-rm. dwg.; cheap. Wm. L. Craven's Sons, 2019 Columbia ave.

SOUTH PHILA., 5 rooms; underdrained. SMITH, 1538 Point Breeze ave.

River Front Properties

STORE and dwelling—Possession; N. E. cor. Park ave. and Clearfield; excellent opportunity. Hammeke, 811 Cambria st.

Building Lots, Factory Sites, Etc.

INDUSTRIAL PLANTS AND SITES
Number of acres; railroad connections; good localities for help.
J. L. STEVENSON & SON, 822 Land Title.

THIRD FLOOR, 72x130, light 4 sides, skylights, heat, elevator, railroad siding; light manufs. or warehouse. GREAT BEAR SPRING CO., 31st and Chestnut.

SITES, RAILROAD — Penna. and Reading; $2000 per acre and up, according to loc.; inquire for terms. Dietrich, 737 Walnut st.

MANUFACTURING SITE, Tioga and Thompson sts.; railroad front; offer considered. Lukens & Montgomery, 1135 Shackamaxon.

Factories

FACTORIES AND FACTORY SITES
Everywhere in Philadelphia
LOUIS S. GINSBURG
1201 Chestnut st.

INDUSTRIAL plants, sites, water frontage. James L. Stevenson & Son, 822 Land Title.

Garage Sites

GARAGE site, 56x177½, near Broad and Girard ave. W. S. Yardley, 1334 Girard.

Stores and Dwellings

"PRICE REDUCED"
COLUMBIA AVE., at 30th, large store and dwelling, 3 fronts; good business location. Wm. L. Craven's Sons, 2019 Columbia ave.

2727 POPLAR—Store and 6 rooms; convenient location; price reasonable. Wm. L. Craven's Sons, 2019 Columbia ave.

800-801 FIRTH ST.—Six rooms and store; each; low price to quick buyer. Wm. L. Craven's Sons, 2019 Columbia ave.

WEST PHILADELPHIA

HOME BUYERS
This is a real home, only 1 foot from the elevated, on Salford st. between Market and Arch; 6 rooms, electric lights, parquetry floors, Dutch hall, newly painted and papered, and is in wonderful condition; better hurry as this will not last long.
INVESTORS, TAKE NOTICE
Owner has 12 properties on Dewey st. between Market and Arch; must sell at once.
INVESTORS
5200 block Addison st.; will sell at a bargain if sold at once.
For information, write, call or phone METRO. REALTY CO., 528 S. 52d. Wld. 3101.

3-FAMILY APARTMENT HOUSE, rented $500 per month, including 4 private garages in rear.
JAMES D. WINCHELL, 17th & Sansom sts.

WE SELL ONLY THE BEST
3900 block Pine st.—Four houses; $4000; act quick; only $500 cash required on each.
D. A. WINTER, 5740 Christian st.

239 N. ROBINSON ST.—Two-story 7-room porch dwelling, hot-water heat; convenient location.
JAMES D. WINCHELL, 17th & Sansom sts.

BUIST AVE. (6200 block)—Six rooms and bath, twin home, porch front; lot 25'x128'; hot-water heat; price $4250. DONALD A. A. WINTER, 5740 Christian st.

WE HAVE BUYERS for homes in West Phila. from $3000 up to $4500. SWEETWOOD & SMITH, 58th and Christian. Woodland 7139 W.

33 & 35 N. MILLICK—H'dw'd floors & elec. light; newly painted and papered throughout; price $4000. RYAN, 3908 Market st.

62D AND WOODLAND—5 rms.; newly done up; possession. Smith, 1538 Pt. Breeze.

5608 HADFIELD ST.—Two story, porch, laundry, hot-water heat, elec., parquetry floors throughout; vacant. See R. W. LOWRY-TAULANE, 900 Walnut st.

REAL ESTATE FOR SALE

WEST PHILADELPHIA

McClatchy's New Overbrook Homes With Garages, $600 Cash $38 a Month Carrying Charges

14 being built. New homes; high-class neighborhood; every modern appointment; attractive porch front; tile bath with shower, real open fireplace for logs, hot-water heat and a garage that will save you $10 a month if you have a car, and if not you can easily rent it. Buy a new home, $38 a month carrying charges and a small amount monthly to reduce your mortgage. Come out today. Take Market st. elevated to 63d st., free pass on 63d, north to Lebanon ave. (1100 North). One five-cent fare, walk two blocks to 65th and Lebanon ave., where these attractive homes are located

On Atwood Road

In Overbrook section, where the distance from across the street, house to house, is wider than on Broad st.

JOHN H. McCLATCHY
Builder & Owner, 848 Land Title Bldg.

OWN YOUR HOME
$51 A Month
INCLUDING GARAGE
14 Minutes to City Hall
No Change of Cars—One 5c Fare

Just being built, brand new semi-detached stone homes, best location in Philadelphia, high class, convenient. Four bedrooms on second floor. Cars every two or three minutes, day and night. $850 cash, $51 monthly carrying charges, small payment each month to reduce your mortgage. Builder and owner on premises, daily and Sunday, at 69th St., directly opposite the terminal of the Market Street Elevated.

JOHN H. McCLATCHY
Builder and Owner
848 LAND TITLE BLDG.

NEVER AGAIN
Ten rooms and 2 baths, hot-water heat, electric light, parquetry floors, beamed ceilings; would cost you $10,000 today; price $6700, or renovated $7000. See sample house open.

4534 SANSOM STREET
Exclusive, high-class neighborhood; 15 minutes to City Hall by surface line and 1½ squares to 46th St. Elevated Station; attractive terms.
Kershaw & Crowl 5215 CHESTNUT STREET

937 S. ST. BERNARD ST.
11-room dwelling, near 49th street station, containing 9 rooms, 2 baths, electric lights, hardwood floors, Dutch hall; possession upon short notice.
WM. H. W. QUICK & BRO., Inc.
8 SOUTH 40TH STREET

W. PHILA. LEADING REALTY DEALERS
5538 Elliott, vacant, 6 rooms and bath, elec. and hot water.
6132 Chancellor, 6 rooms and bath, vacant.
1500 block N. Alden, 4 bedrooms and bath, 3 downstairs, laundry in basement, terraced fronts. Quick action necessary if you want one of these bargains.
THOMPSON & COVENTRY
727 S. 56th st. Woodland 7137

4-BEDROOM HOMES
$3400 UP; IMMEDIATE POSSESSION
Main st. locations in the southwest West Philadelphia section
J. W. Camac Co. 62D AND WOODLAND
PHONE WOODLAND 346

NEW stone and stucco house; 15 minutes from City Hall; 7 rooms, tile bath, hardwood floors, electricity, hot-water heat; lot 60-foot front, with gardens, shrubs and trees; immediate possession; price $11,000.
11 WELLINGTON ROAD
Take surface car to 65th and Market or elevated to Millbourne.

4918 WOODLAND AVE.—Ten rooms, porch front; lot 18x125 ft.
6630 Woodland ave.—Twelve rooms, porches; large yards; stationary washtubs.
1876 S. Allison st.—Six rooms, porch front, bath; splendid condition.
W. S. YARDLEY, 1334 Girard ave.

TO HOME BUYERS—POSSESSION
5658 Hadfield st., h. w., elec.; vacant, $4600
5500 block, Angora ter.; 2 story, porch 3850
228 N. Hobart st.; 2 story, porch... 2200
5619-21 Market st.; 3 story, porch; each 6000
3029-31-33-41 Harper; 2 sty., bk.; each 2100
TAULANE, 900 Walnut st.

713 N. 63D ST. is one of the most beautiful modern side-yard houses imaginable and in quite perfect condition; practically immediate possession can be arranged; full information and arrangements for inspection may be obtained from Sherwood Apt. Agency, 225 S. Broad st. Phone Wal. 317.

WE SELL ONLY THE BEST
5700 block Walton ave.; this is strictly modern in every respect; $800 cash required; act quick.
D. A. WINTER, 5740 Christian st.

GERMANTOWN

NEW Germantown Homes WITH GARAGES $800 CASH
$43 Monthly Carrying Charges
Now Under Construction at
Pulaski Avenue and Apsley Street

Only $800 cash and $43 monthly carrying charges and a small payment each month to reduce your mortgage.
Situated two squares from Wayne Junction. 370 trains a day. Ideal convenient location.
Or take No. 53 car on 13th street. Get off at Apsley St.
REPRESENTATIVE ON PREMISES
John H. McClatchy
Builder and Owner

LINCOLN DRIVE LOTS
Choice building lots with frontages from 50 feet at the right spot at the right price; handy to Carpenter Station.
J. T. JACKSON CO.
CHESTNUT AT 13TH ST.

NEW HOUSES on Erringer place, Germantown; ready this fall; $11,500; easy terms; 2½-story semidetached; 4 bedrooms; 2 baths, 3 if wanted; living room 14½x20; garage; lot 140 feet to driveway; beautiful surroundings; parkway in front; overlooking large estate; Fernhill Park half square from one end, cricket club at other end; convenient to railroad stations and trolley; plans at office. G. M. RANDLE, 21 S. 12th.

TEN-ROOM detached pebble-dashed stone house, thoroughly modern; lot 60x160; terraced with 2-story stone garage, equipped with water, gas and electric light; probably the best-built building in Philadelphia; owner moving from state, will sell at right price to quick buyer. 311 E. Upsal st.

$4000—5302 WAKEFIELD ST.—$4000
Reception-hall home, 9 rooms and bath, hot-water heat, laundry tubs.
Apply 6120 Greene st. Gtn. 2802 J.

7-ROOM porch dwg., near 18th and Germantown ave.; imm. possession; several others. Armstrong & Co., 1721 Germantown ave.

THREE-STORY twin house, adjacent to Gtn. Cricket Club; 9 rooms, 2 baths, elec., steam heat; large lot; southern exposure; price $8000; imm. poss., with agreement and lease. J. W. Graham, Jr., 337 Land Title Bldg.

REAL ESTATE FOR SALE

GERMANTOWN

7008 Greene Street
Near Carpenter Station, P. R. R., and within 3 minutes' walk of Henry School; a comfortable 10-room house, with 2 baths, hardwood floors; immediate possession. Phone for appointment.

CHURCH LANE
Corner of Nash st.; detached stone dwelling, 12 large rooms, 2 baths; lot 67 ft. on Church lane and 265 ft. on Nash st.; convenient to Wingohocking Station, Reading Road, near trolley; price $15,000; make offer.

NOW BUILDING
BEAUTIFUL NEW DETACHED HOUSE being built on Coulter st., Queen Lane Manor; ideal for a small family; 5 bedrooms, 2 baths and all the latest improvements; will be completed about August 1.

Harvey Street
Between Wayne and Greene; detached house with 12 large rooms, 3 baths, electric light; grounds with old shade; room for garage.

McCallum Street
NEAR WALNUT LANE
Attractive, semidetached dwelling, 12 rooms, 2 baths; lot 40x160; price reasonable.

GLYNDON PRIESTMAN
5607 GERMANTOWN AVE.

TIOGA

2231 HUNTING PARK AVE.
12-ROOM porch-front dwelling; fine yard, good surroundings. Price attractive to quick buyer.
Wm. L. Craven's Sons, 2019 Columbia ave.

CHESTNUT HILL

Chestnut Hill Stone Home
IMMEDIATE POSSESSION
Corner of Stenton and Wyndmoor, with garage; $40,000; best surroundings; 12 rooms, 3 baths; garage, has room for 3 cars, also sleeping quarters; estate anxious to sell now; best construction; hardwood floors, tiled baths; copper thru'out on roofs; see it today.
J. T. JACKSON CO. CHESTNUT AT 13TH

Very Desirable Residences for Sale and for Rent
FURNISHED
JOSEPH M. JENNINGS
CHESTNUT HILL, PHILA.
Bell Telephone, Chestnut Hill 1337

MT. AIRY—GERMANTOWN

MODERN detached dwellings on Chesheim road, at Allen Lane Station on P. R. R. (electrified); 10 rooms and 2 baths; luxurious finish; at pre-war price, easy terms. Apply to LE DEL REALTY CO., 1208 North American Building

LOGAN

5114 N. Broad St.
Handsome 3-story porch front dwelling, thoroughly modern, with spacious terrace and yard, lot 25' x 185', through to Carlisle street in rear, containing 9 rooms, 2 baths, sleeping porch and billiard room in basement; hardwood floors, hot-water heat and all gas kitchen; near train and trolley.
Apply on Premises

THREE-STORY twin house, adjacent to Gtn. Cricket Club; 9 rooms, 2 baths, elec., steam heat; large lot; southern exposure; price $8000; imm. poss., with agreement and lease. J. W. Graham, Jr., 337 Land Title Bldg.

LINDLEY AVE.—2½ story, twin, 9 rooms, 1 bath, modern, at $6750; cannot be duplicated at $8000.
M. H. MATSINGER, Real Estate Trust Bldg.

1523 OLNEY AVE.—2 sty., porch, modern; garage priv.; most beautiful loc. in Logan.
M. H. MATSINGER, Real Estate Trust Bldg.

OAK LANE

STONE COLONIAL HOUSE
GARAGE AND LARGE LOT
House contains, first floor—Living room, glass-inclosed porch, dining room, central hall, lavatory, pantry, kitchen and laundry. Second floor—Four bedrooms and 3 baths and sleeping porch. Third floor—Three bedrooms and bath. The following rooms are unusually large and have open fireplaces: Living room, 2 of the bedrooms and the glass-inclosed porches on the first and second floors; new 2 years ago.
STONE GARAGE FOR 2 CARS
FINE OLD SHADE—¾ ACRE
FOUR MINUTES' WALK FROM STATION
HERKNESS & STETSON
LAND TITLE BUILDING
PHILADELPHIA

Corner Twin Home—$5000
A beautiful 2-story corner twin house, 6 rooms and bath, hot-water heat; a beautiful little home.
J. T. JACKSON CO. CHESTNUT AT 13TH ST.
OAK LANE OFFICE, OPPOSITE STATION

High-Class Oak Lane Bldg. Lots
We have a large and complete list, full plans and particulars on file.
J. T. JACKSON CO. CHESTNUT AT 13TH
Branch Office, Oak Lane, at Station.

PENNSYLVANIA—SUBURBAN

SUBURBAN HOMES

STONE COLONIAL—Modern, 7 chambers, 3 baths. Garage. $27,500.
ENGLISH CORNER—8 chambers, 3 baths. Lot 80x175 ft. $24,000.
STONE CONSTRUCTION—Near Pk. 6 chambers, 2 baths. Large garage.
ENGLISH STYLE—Corner. 7 chambers, 3 baths; h.w. heat; large garage.
WYNNEFIELD—All stone. 6 chambers, 2 baths; garage. $16,000.
COLONIAL STYLE—Large lot. 8 chambers, 3 baths, shower. $20,000.
MELROSE PARK—Modern. 6 chambers, slpg. porch; garage. $14,500.
ENGLISH STYLE—Excellent locat'n. 7 chambers, 2 baths. Price $18,000.
STONE COLONIAL—New. 7 chambers, 3 baths. 80x190 ft. $23,000.
OVERBROOK—Center entrance. 7 cham., 3 baths. Corner. 98x150 ft.

E. A. HAVENS CO.
LAND TITLE BUILDING
Phone, Spruce 5213

Oak Lane and Melrose Park
Several of the finest homes in the select section of Melrose Park and Oak Lane. These homes are not generally known to be for sale, for no signs are on them; they are offered through our office at the right prices. Full particulars from our Oak Lane office.
J. T. JACKSON CO. CHESTNUT AT 13TH
OAK LANE OFFICE, OPPOSITE STATION

25 Acres—Old-fashioned stone
farm house; barn; spring house; house on hilltop overlooking Huntingdon Valley and surrounded by old shade, fruit orchard, spring and running stream; commands unusually beautiful view; one-half mile from railroad station; 15 miles from Philadelphia City Hall by train or motor; convenient to golf and hunt clubs.
HERKNESS & STETSON
LAND TITLE BUILDING, PHILADELPHIA

Homes Near Boulevard
Choice list for sale; several have garage or room for garage. Phone or write.
J. T. JACKSON CO. CHESTNUT AT 13TH
BOULEVARD BRANCH OFFICE
Rising Sun Ave. and Boulevard.
Wyoming 500. Park 1344.

BEAUTIFUL STONE AND FRAME HOUSE, 10 rooms, 2 baths, hot-water heat, electric light, open fireplaces, garage for 2 cars, about 1 acre of land; near station and trolley; no reasonable offer refused, as the owner is called to other part of the country; immediate possession; 100 other bargains. BENJ. T. LEVIS, 21 South ave., Media, Pa.

69TH ST. TERMINAL—Three minutes' walk from station; brick dwelling, 7 rooms, steam heat; $600 cash and $20 monthly. GEORGE L. BARNES, 1201 Chestnut st., or Highland Park, Pa.

REAL ESTATE FOR SALE

WEST PHILADELPHIA

McClatchy's New Overbrook Homes With Garages, $600 Cash $38 a Month Carrying Charges

Just being built. New homes; high-class neighborhood; every modern appointment; attractive porch front; tile bath; shower, real open fireplace for logs, hot-water heat, garage that will save you $10 a month if you have a car and if not you easily rent it. Buy a new home $38 a month carrying charges and a small amount monthly to reduce your mortgage. Come out today. Take Market St. Elevated to 63d St., free pass on 63d St., north to Lebanon Ave. (1100 North). One five-cent fare, walk two blocks to 65th and Lebanon Ave., where these attractive homes are located.

ON ATWOOD ROAD, OVERBROOK SECTION
Where the distance from across the street, house to house, is wider than on Broad Street.

JOHN H. McCLATCHY
Builder and Owner, 848 Land Title Building

BEAUTIFUL HOMES
Absolutely the Best Money Value in Philadelphia
BELMAR TERRACE 58th to 59th St.
1700 South. Sample House 5848.

Two-story modern homes, Dutch halls, porch fronts, elevated terraces, unusually large rooms; electric lights, newest fixtures; hardwood floors; cement steps, mahogany and white finish; artistic decorations.

PRICE, $3950—$450 CASH
Actual Monthly Expense, $26.50
AND A SMALL ADDITIONAL AMOUNT BUILDING AND LOAN STOCK PAYMENT ON ACCOUNT OF PRINCIPAL

Available homes are getting scarce, the demand greater—consequently the price of houses will be considerably higher in the fall—it is to your advantage to buy now. Chester Ave. cars to 58th St., walk 1½ blocks north. Elevated and all surface lines pass to 60th st. cars direct to houses.

Owner on Premises
OR
Samuel Stern, North American Building

PENNSYLVANIA—SUBURBAN

Let Us Show You *How Reasonably You Can Build*

BUILD NOW

We have hosts of plans of lovely homes incorporating your "pet" ideas of beauty, comfort and convenience. *Prices—$3500 and upward.*

You make your selection from amongst them. If you own a lot on which we can build the kind of home you select—we start building soon after contract is signed. NO PAYMENT IS ASKED UNTIL YOUR HOME IS COMPLETED. The lot is our security. *You save money through this method.*

We are also equipped to plan and build homes fashioned according to individual ideas, tastes and requirements, under the same arrangement. *Call, phone or write for details.*

To responsible persons who do not own lots, we offer an attractive proposition.

PAUL L. KAMPER
424 Widener Bldg.

BUILD NOW

Bell—Walnut 6771 *Keystone—Race 961*

$18,000
Unusually well-built stone and shingle residence; 12 rooms; with open fireplaces; hardwood floors; hot-water heat; particularly attractive grounds; 130x255; in absolutely first-class condition throughout.
H. C. HUNTER, Wayne, Pa.

DESIRABLE BUILDING SITES—City improvements; conveniences; established residential section; choice lots, low prices; free deed, title insurance.
NORTH GLENSIDE LAND CO.,
Office Ardsley. Renninger, agent. Glenside.

LARGE new bungalow, with 2 acres, overlooking Mill Creek Valley; $17,000. HARRIS, real estate, opposite station, Narberth, Pa.

6330 CITY AVE., OVERBROOK, Pa.—Lot 115x400 feet; $30,000. Harris, real estate, opposite station, Narberth, Pa.

STORE PROPERTY, with dwelling, at Gladwyn, Pa., $4000. HARRIS, Real Estate, opposite station, Narberth, Pa.

CYNWYD

Modern Colonial Residence
and garage; best section; living hall, music room, library, etc.; second floor, 4 bedrooms, 2 baths; third floor, billiard room, bath, servants' rooms; lot 160x175; excellent location; southern exposure; shrubbery, shade; a bargain for $18,500; could not be replaced for $22,000; other attractive homes $10,000 to $20,000.
JAS. E. DOLAN & CO.
CYNWYD PHONE CYNWYD 752

IMMEDIATE POSSESSION
Detached stone and frame house; 11 rooms, 2 baths; occupied 6 months; lot 62x190; 5 minutes from station; exceptional opportunity; price $13,500.
JAS. E. DOLAN & CO.
123 Bala Ave., Cynwyd. Phone 752.

DREXEL HILL

BEAUTIFUL 3-story 13-room modern house in Drexel Hill; just completed; $12,500. HAROLD WEBB, 5757 Catharine st.

ELKINS PARK

Most Attractive—Not Too Large
A beautiful English corner home, not large, but most attractive; beautiful grounds with plenty of shrubbery; garage for 2 cars, with living quarters; excellent condition; now occupied by owner; reduced price $28,500.
J. T. JACKSON CO. CHESTNUT AT 13TH
Oak Lane Office Opposite Station

GLENOLDEN

OWNER WILL SACRIFICE
Very desirable modern, detached residence, Chester ave., opposite Grays ave.; hot-water heat, electric lights; garage; lot 150x375.
Wm. H. W. Quick Bro., Inc.
8 S. 40TH ST.

GLENSIDE

GLENSIDE—Now is the time to buy ground; secure this elegant building lot 50x223, on Germantown-Willow Grove pike, Glenside; $1400; others with improvements from $325 up. W. T. B. ROBERTS & SON, Glenside, Pa.

BEAUTIFUL Colonial-type dwelling; big living room; real fireplace; 8 other rooms; hardwood floors; large lot; a real bargain, $7750. Others from $4000 up. Send for list. W. T. B. ROBERTS & SON, Glenside, Pa.

FERGUSON'S, North Glenside plot—Large lots, $50 to $150; easy terms; fee title insurance; escape from high city rents. Send for booklet. FERGUSON, Front and York.

JENKINTOWN

MODERN home, 14 rms., 3 baths, 7 bedrms.; ¾ ac.; garage; fruit and veg. gar.; old shade; well worth $25,000. Ph. Walnut 87.

LANSDOWNE

ONLY A FEW moderate-priced houses left; see these today, or they will be gone next week; detached, hot-water heat, electric light; immediate possession; $5800.
Half stone, 5 bedrooms; convenient location; $7500.
Corner property, stone and stucco, 10 rooms; lot 50x165; $9000.
HENRY S. BARKER,
Lansdowne and Plumstead aves.

100 OF THE most beautiful building lots for sale in the best location of Lansdowne; surrounding a beautiful artificial lake and park costing $50,000 built for the use of our purchasers. Agent on property every day. Office in the park.
DREXEL AND WYNDMERE AVES.
Bell phone, Lansdowne 1091.

LANSDOWNE—For sale, house with grounds and garage; best location. Apply P 813, Ledger Office.

LLANERCH

HALF STONE and stucco dwelling, 7 rooms and attic, steam heat, gas and electric light; lot 50x125 feet; $1000 cash, $30 monthly. GEORGE L. BARNES, 1201 Chestnut st., or Highland Park, Pa.

NARBERTH

HOUSES with modern improvements from $4500 to $50,000. Harris Real Estate, opposite station, Narberth, Pa.

MELROSE PARK

ATTRACTIVE RESIDENCE
Thoroughly modern, containing 8 sleeping rooms, 3 baths; 1 acre beautiful grounds; fine shade; 2 squares station or trolley.
HERKNESS & STETSON
LAND TITLE BUILDING

RIDLEY PARK

POSSESSION July 16; 14-room residence, h.-w. heat, gas, elec. light; $4500 can remain on mortgage. B 214, Ledger Office.

RYDAL

Large Stone Colonial House
garage and 3 acres, on hilltop overlooking Huntingdon Valley; house contains 14 rooms and 4 baths; heated by hot water, electricity and gas; garage for 3 cars; apartments of 4 rooms and bath for chauffeur over garage; shade; convenient to train and trolley and golf links.
HERKNESS & STETSON
LAND TITLE BLDG.

A DELIGHTFUL HOME
With abundance of shade and shrubbery; 12 rooms, 3 baths, hot-water heat; 2½ acres of ground, with beautiful shrubbery and garden; garage for 2 cars, with man's room.
J. T. JACKSON CO. CHESTNUT AT 13TH
Branch Office Oak Lane, Opposite Station.

ROXBOROUGH

12 ACRES, Colonial mansion, outbldgs.; near train; possess. Smith, 1538 Pt. Breeze.

NEW JERSEY—SUBURBAN

CAMDEN

FOR SALE—Six-room brick dwelling house; bath; newly papered and painted; bargain; immediate possession; 1012 Linden st., Camden, N. J. D. S. RENWICK, 511 Market st., Camden.

WELLWOOD PARK

The Homa Bungalow & Cottage Corp.
Ten Modern Homes
are under construction at Wellwood Park, Merchantville, N. J.
On Lots 50 to 75 ft. Front
and will be ready for occupancy early in September.
$3400 to $7500
(Terms)
How to get there—
Take Merchantville or Moorestown car at Market st. ferry, Camden, to Wellwood ave., then walk 3 squares south.
Agents on the ground Saturday and Sunday.
Eighteen minutes from ferry and proposed Delaware bridge. One fare.
2019 LAND TITLE BLDG.
SECURITY TRUST BLDG., CAMDEN.
JOS. C. HAINES
Wellwood ave. and Woodbine, Merchantville.
Telephone: Spruce 5519; Camden 1436

MERCHANTVILLE

12-ROOM HOUSE on lot of one of Merchantville's most attractive avenues. Apply to owner.
37 W. Cedar ave., Merchantville, N. J.

NEW JERSEY—SEASHORE

ISLAND HEIGHTS

WILL SELL or exchange at sacrifice—Money Island, adjoining Island Heights, N. J., on Toms river, near Barnegat bay; sailing, fishing, boating, bathing, gunning; 3 lots; plot 60x154 feet; will sacrifice for quick cash or anything that can be converted into cash. Address M. M. RITTER, 2012 Cora st., Germantown, Philadelphia.

MARYLAND

1038 ACRES, $39,000; fine colonization project; where strawberries are yielding as high as $700 per acre; all level and fine land; half-mile from railroad station, 1¾ miles from county seat; near stone road; graded road through the farm; fine locality and surrounded by high-priced land; part cash and terms. MARK P. MALCOLM, owner, Princess Anne, Maryland.

PENNSYLVANIA FARMS

STONE HOUSE, 12 rooms, hot-air heat, bath, large frame barn for 75 head of stock, spring house and creamery; three tenant houses, separate hay barn; 200 acres of beautiful land near station and on good road to Phila. and Chester; no reasonable offer refused; good location for sanitarium or home; 100 other farm bargains. Benj. T. Levis, 21 South ave., Media, Pa.

FRAME HOUSE, 12 rooms, hot-air heat, bath, electric lights; tenant house, 6 rooms, barn for 8 horses and 2 cows; 15 acres of very fertile land, near two good stations; will sell stock implements and crops and give immediate possession; this is an ideal country home; price very reasonable; 100 other farm bargains. Benj. T. Levis, 21 South ave., Media, Pa.

REAL ESTATE FOR SALE

MAIN LINE, P. R. R.

An Unusual Opportunity on the Main Line of the Penna. Railroad

The property is in Haverford Township, Delaware County—

One mile from Ardmore Station, Penna R. R.
Half mile from Ardmore and Llanerch Trolley
Half mile from Phila. and Western Railway
A few minutes' walk from Merion Cricket Golf-house.

The property is about 6 acres in extent and is in two plots:

PLOT ONE

A trifle less than 3 acres, on which is a frame house with 16 rooms and 3 baths. Large halls, commodious porches, open terrace. Big brick stable and coach house with courtyard. Coach house is 34x76 feet—no columns or other obstructions, making it perfectly adapted for garage purposes. Wash pave and hot-water heating. Ornamental shade and fruit trees, hedges and shrubbery.

PLOT TWO

Faces plot number one and is a little less than three acres. No buildings, but is well adapted to improvement.

Further information, price, terms and permission to view may be obtained from

MURDOCH KENDRICK, Attorney at Law
1420 Chestnut Street, Philadelphia, Pa.

If not previously sold by private treaty, the above properties will be sold at public sale by Messrs. Barnes and Lofland, Auctioneers, at the Phila. Bourse on Wednesday, July 16th, at 12 o'clock noon.

NEW JERSEY—SUBURBAN

PINE BEACH

PINE BEACH, N. J.
To the homeseeker or investor: Come and see Pine Beach with all its beautiful surroundings; boating, bathing, fishing, crabbing and many other outdoor sports; located on Toms River and only 53 miles from Philadelphia; gas, water, stores, school, church, postoffice, telephone, large graded streets, hotel open for accommodation of the public; other improvements now under way; lots 25x125 from $50 up. For further information write, phone or call
Room 607, 1328 Chestnut St., Phila., Filbert 5685.

PENNSYLVANIA FARMS

53 ACRES; good land and buildings; stone house; $6650. Merrick, Newtown, Pa.

NEW JERSEY FARMS

$200 BUYS 10 acres of land, virgin soil, high, dry, well located, good investment; $5 monthly. ELY, 7th & Federal, Camden.

FARMS WANTED

20 to 40 ACRES good land near Phila.; state location, price, terms. MONROE BLAYLOCK, 232 N. 21st st., Phila., Pa.

REAL ESTATE WANTED

WANTED—House or apartment by small family, must have 8 rooms, in desirable section of the city or suburb close to city; possession wanted by September 15 or October 1; willing to pay liberal rental if suited; yearly lease. P 812, Ledger Office.

We SELL ONLY THE BEST
Owners, list your properties with us; have buyers waiting.
D. A. WINTER, 5740 Christian st.

YOUR REAL ESTATE SOLD
NO MATTER WHERE LOCATED
FITZPATRICK, 1541 N. 60TH ST.

AN ADULT FAMILY desires to rent house, 6 rooms and bath; porch front preferred; rent not to exceed $25. Phone Tioga 3368 W.

LET ME HAVE your real estate for quick sale. F. KULP, 132 E. Louden st.

INDUSTRIAL plants, sites, water frontage. J. L. STEVENSON & SON, 822 Land Title.

WANTED—Six rms., bath, in N. W. sec.; Moore, Somerset & Bonsall sts. Dia. 7933.

REAL ESTATE—SALE OR RENT

CHESTNUT HILL

Very Desirable Residences for Sale and for Rent
FURNISHED
JOSEPH M. JENNINGS
CHESTNUT HILL, PHILA.
Bell Telephone, Chestnut Hill 1337

REAL ESTATE FOR RENT

RENTAL LISTS

THE PENNSYLVANIA COMPANY
For Insurances on Lives and Granting Annuities, 517 Chestnut st. Both phones.

2020 Loc't, 15r.	$125.00	2117 Pine, 12r.	$83.34
1314 Pine, 12r.	77.50	107 N. Camac	28.00
2131 Sp'ce, 11r.	100.00	118 Laurel, 11r.	23.00
523 Race, 10r.	45.00	724 N. Fr't, 11r.	22.00
1348 Pine, 14r.	108.34		

STORES AND DWELLINGS

251 N. 2d, 18r.	$40.00	2515 Ridge, 11r.	$27.00
518 N. 3d, 8r.	24.00	1204-06 S. 2d, 5r.	18.00

Factories, Manufacturing Floors

NORTHEASTERN WAREHOUSE COMPANY
SEDGLEY AND ERIE AVES. AND NORTH 2D ST.
IN THE ACTUAL CENTER OF PHILADELPHIA AND IN THE MIDST OF THE UPTOWN MILL DISTRICT
175,000 SQUARE FEET
OF FLOOR SPACE FOR RENT
IN ENTIRE SECTIONS OR WHOLE FLOORS ON LONG LEASE FOR STORAGE AND MANUFACTURING PURPOSES AT FROM ABOUT 35 CENTS TO 40 CENTS A SQUARE FOOT, ACCORDING TO LOCATION; TRACKS OF BOTH PENNA. AND READING R. R.'S; SPRINKLER THROUGHOUT; LOW RATES OF INSURANCE IN FACTORY, MUTUAL AND STOCK COMPANIES; HIGH CEILINGS; STRENGTH OF FLOORS UP TO 400 POUNDS SQUARE FOOT; EXCELLENT LIGHT; ELECTRIC ELEVATORS. APPLY
114 ARCH S.
114 ARCH ST.

FLOORS—Large—Small
W. BRUCE BARROW, 136 N. 12TH ST.
Established 1886. Factories a specialty

COHOCKSINK MILLS
STEAM AND D. C. ELECTRIC POWER
Large and small floors 1732 Randolph

Textiles, Machinists, Ironworkers
Large and small floors, steam and electric.
COHOCKSINK MILLS, 1732 RANDOLPH

WILL ERECT BUILDING, 30,000 to 300,000 square feet for responsible tenant on long lease. DIETRICH, 737 Walnut.

SEVEN FACTORIES, Kensington; different sizes; suit any business; trackage.
KENNEDY, 1001 Chestnut st.

OFFICES, BUSINESS ROOMS, ETC.

THOMSON BLDG., 1118-20 CHESTNUT ST.
Third floor, 850 square feet
Reasonable rental; fireproof building
MEARS & BROWN, 202 S. 15th st.

1722 ARCH ST.—2 large business rms., 1st floor facing Arch st.; light and heat, $80. D. B. Chambers, 710 Commercial Trust Bldg.

REAL ESTATE FOR RENT

CITY

STOREHOUSE for rent, 100 ft. deep; can be used for any purpose. Broad and Webster.

AMERICAN HOTEL, 80th and Island road; new, modern; near Hog Island.
KENNEDY, 1001 Chestnut st.

116 S. 18TH ST.—Fourteen rooms and bath; $1800; will alter to suit tenant. D. B. Chambers, 710 Commercial Trust Bldg.

REAL ESTATE FOR SALE

OVERBROOK, PA.

Green Hill
Overbrook, Pa.

Green Hill
Overbrook, Pa.

Horace Trumbauer, Architect

THIS charming home, at Green Hill, commanding a view of the surrounding country, will appeal to any one seeking an exclusive residential section near Philadelphia. It is now under construction, together with 4 others (2 English Style and 2 Colonial), plans of which may be seen at our office.
Close to churches and schools. Golf and country clubs near by.
Twenty minutes by motor through Fairmount Park.

Inspection by appointment **Morris Wood, Manager, 64th & City Line**

REAL ESTATE FOR RENT

OFFICES, BUSINESS ROOMS, ETC.

Your Last Chance At 931 CHESTNUT ST.
Only 2d and 7th floors yet for rent
J. C. O'CALLAGHAN
929 CHESTNUT ST.

614 ARCH ST.—Business rooms, including heat and light. D. B. CHAMBERS, 710 Commercial Trust Bldg.

Warehouses

FOR RENT—Delaware ave. store and warehouse, first, third and fourth floors. 36 N. Delaware ave.

CAMPING GROUNDS

BLACKWOOD

SEVERAL choice camping places for rent near spring water. Blackwood, N. J. P 829, Ledger Office.

NEW JERSEY—SEASHORE

ATLANTIC CITY

PRIVATE FAMILY will rent 2 rooms, third house from Boardwalk, 1 block from Steel Pier.
158 S. NORTH CAROLINA AVE.

116 PACIFIC—Small apartment or single rooms, with or without housekeeping; ocean front.

FOR RENT—FURNISHED

NEW JERSEY—SEASHORE

ATLANTIC CITY

ATLANTIC CITY, N. J.—For rent, furnished, 104 S. Frankfort ave., Atlantic City; 8 master bedrooms, 3 baths; house all handsomely furnished and redecorated throughout in Colonial finish; one of the best locations in Ventnor; in full view of the ocean; desirable party can rent the property very reasonably. Apply Owner, on premises. Phone 7115.

116 PACIFIC—Small apartment or single rooms, with or without housekeeping; ocean front.

MORTGAGES

FIRST MORTGAGES FOR SALE
on new properties with all modern appointments, hot-water heat, garages, open fireplaces; $2700 and $3000; sale prices $5400 and $6000; policy of the Land Title and Trust Company furnished.
JOHN H. McCLATCHY
848 LAND TITLE BLDG.

OUR facilities for placing building association mortgages are unsurpassed, in view of the fact that we represent 9 of the largest building associations in the city; we desire applications for good 1st, 2d and split mortgages in any section of the city or suburbs; private funds for good first mortgages. William James Keogh, Land Title Bldg.

$50 To $1000
NOTE OR MORTGAGE
Immediate settlements
Unsettled estate loans
Building association funds
DEMPSEY & CO.
27 S. 16th st.

$50 TO **$2000** Real estate security. Immediate settlement. Interest in estates bought. Cash at once.
EDW. M. MOLL 133 So. 12th St.

ALWAYS money to loan, city and suburban; no entrance fee, premium or commissions. Householders' Building and Loan Asso., 448 Bourse Bldg. J. H. PAIST, Secretary.

LOANS, REAL ESTATE AND ESTATES, ANY SUM
DELANY, 34 S. Broad (West End Bldg.)

MONEY FOR FIRST OR SECOND MORTGAGES—CITY OR COUNTRY
R. TAYLOR MIDDLETON, 703 WALNUT ST.

1ST AND 2D MORTGAGES
LOANS ON INTERESTS IN ESTATES
JOHN A. BARRY, 507 LAND TITLE BLDG.

ALL AMOUNTS 1ST AND 2D MORTGAGES
Quick answer
MAURICE H. MATSINGER, R. E. Tr. Bldg.

FUNDS for first and second mortgages, in large or small amounts.
JAMES D. WINCHELL, 17th & Sansom sts.

FUNDS for good first mortgages; quick decision. WAKEFIELD, 1218 Chestnut st.

MONEY TO LOAN

MONEY LOANED on Diamonds and Jewels
Lowest Rates in the City
Bank and Trust Co. Reference
Holmes Electric Protective System
FRIDENBERG'S
37 N. 11th St., Bet. Filbert & Arch
N. W. Cor. 9th & Buttonwood Sts.

YOU CAN BORROW MONEY
ON DIAMONDS AND JEWELRY
$25 AND UP ....2 PER CENT
$75 AND UP ....1½ PER CENT
$200 AND UP ....1 PER CENT
RIEDER'S
128 MARKET ST.
RIDGE AVE. AND OXFORD ST.
22D AND SOUTH STS.

NEED MONEY?
We will loan money on salary or furniture to reliable people. No honest employe refused. Courteous treatment to all.
D. D. DRAKE WOOD BLDG. 400 CHESTNUT ST.

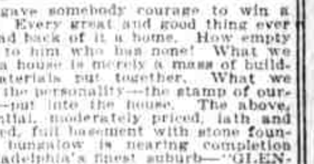
—READY MONEY—
DIAMONDS, WATCHES & JEWELRY
United States Loan Society
117 NORTH BROAD
230 Market st., 2548 Germantown ave.

CASH MONEY AT ONCE
On jewelry, bonds, automobiles, goods of any kind. Podol's Loan Office, 1102 N. 2nd st.

REAL ESTATE FOR SALE

GLENSIDE MANOR

Plan Now to Own Your Own Home
Build to Endure



Home gave somebody courage to win a battle. Every great and good thing ever done had back of it a home. How empty is life to him who has none! What we see of a house is merely a mass of building materials put together. What we feel is the personality—the stamp of ourselves—put into the house. The above, substantial, moderately priced, lath and plastered, full basement with stone foundation bungalow is nearing completion in Philadelphia's finest suburb—"GLENSIDE MANOR." This is only one of many already building or to be built. Dollar for dollar we challenge an equal value in any section of Philadelphia or its suburbs. When the frosts of next spring are gone OUR buildings will stand plumb and true, and so they will stand against time's encroachment, for in the final analysis every home is HONOR built. "GLENSIDE MANOR," with its large homesites, its improvements, its proximity to rail and trolley transportation, churches, schools, and stores, answers the HOME question. To inspect take Glenside-Willow Grove Line (No. 49 running west on Lehigh ave.) and get off at ARDSLEY STATION when you will be right at our office, and where you will find a representative this Friday, Saturday and Sunday. For prices, terms and plans call, phone or write.

Glenside Manor Realty Co.
Suite 636-7, 1011 Chestnut st.
PHONE, WALNUT 5781