

LEHMANN ACRE TRACTS

ON SALEM ELECTRIC LINE

These Beautiful Acre Tracts are Situated at Metzger Station on the West Side of the Tract Only—On the Right Side Going Out

Cleared Acres at the Price of Cheap City Lots

This tract of 84 ACRES was put on the market ONLY TWO WEEKS AGO and more than HALF of it has been sold already. There is not very much cleared land on this new electric line, and NONE we believe which is so slightly; consequently we have had our choice of the many hundred people who have bought on the SALEM ELECTRIC line in the last two weeks, and have therefore sold only to DESIRABLE people—THOSE WHO MAKE GOOD NEIGHBORS.

When these most desirable acre tracts are all sold you will never have the same chance to purchase such good land at the extremely low prices they are being sold at now. Go out today and satisfy yourself that there are no other such bargains.

REMEMBER IT TAKES LESS TIME to GET to THIS PROPERTY THAN IT DOES to SELLWOOD, WOODSTOCK, MONTAVILLA or UNIVERSITY PARK and Prices are ONLY ONE-THIRD AS HIGH

Easy Terms and Cheapest and Best Buys on the Whole Line
AGENTS at the PROPERTY SUNDAY—Don't Forget the Name, LEHMANN ACRES

For Full Particulars Call
On or Write to

THE CURTISS COMPANY

309 Abington Building
Third Street—North of Washington

TELEPHONES: MAIN 699 A2699

First to Deal in Large Tracts



M. E. Lee.

Mr. Lee was one of the first large manipulators in tracts in South Portland. He sold 52 acres including Green's addition to F. Sweeney in 1906. With Phelan & Costello he held a third interest in Terwilliger homestead, which he sold out to his associates last May. He now owns the Northrop tract in South Portland. His fast automobile is kept as busy between the Corbett building and Northrop tract as the new Salem cars.

CAPITAL HILL.

Salem Line Runs Through Suburb About Three Quarters of Mile.

One of the most charming suburbs of Portland is Capital Hill, situated in the south end of the city, west of River-view cemetery, on the Oregon electric line. This line runs through the addition for nearly three quarters of a mile, the fare being 5 cents from the city.

Capital Hill was platted a year ago into over 800 lots. Over 200 lots have been sold and several nice homes are under construction and a number of plans are being prepared for new houses to be built at once. Clehany & Smith say that Capital Hill will be dotted all over with picturesque homes in a short time. It is said that any vegetable ever grown can be raised on the soil. The water is unexcelled and there is a superabundance of it. The whole tract bubbling with crystal springs. Capital Hill has been under cultivation for 15 years and a large orchard containing a variety of fruit is proving an attraction for those who do not wish to wait for several years for young trees to mature. The tract affords all the benefits of healthy environments away above the busy city, yet quite convenient to the business center, as it is only about 15 minutes' ride from the Portland depot. All the tracts on the Salem line stop at Capital Hill station and there is not probably a more prominent or attractive district on the whole system than this land is beautiful, the verdant knolls and pleasant surroundings are the cause of interest of delight to those spending a short time there.

IMPROVEMENTS ADVANCE GROWTH

Manufacturers Not Slow to Note Opportunities South Section Presents.

Much improvement is going on in South Portland additions as a result of the invasion of that section by manufacturing concerns and homeseekers. The Terwilliger tract which was acquired by Phelan & Costello, very successful men of wide real estate experience, is undergoing extensive street improvements, and cement walks will soon be completed. This tract is considered one of the best in the city, as it is close in and extends from the Willamette river up to two hundred feet west of the Southern Pacific Fourth-street line, practically commanding all ingress and egress to and from the city in the southwest. It is anticipated that there will be an increasing demand for building and manufacturing sites in this district and that the water front for miles southward will be astir with shipping and manufacturing in a few years. The steady encroachment on residential property south of Morrison and west of Fourth and Fifth streets for a mile in peevish skyscrapers and other buildings which are projected are criticisms of a southward movement which wise ones venture to predict will extend up Third, Fourth and Fifth streets for a mile in a comparatively short time. It is this assurance that makes the holders of the tracts in the southwest part of the city so optimistic of the destiny of the neck of land between the river and South Portland heights.

With a thickly populated section to the south for several miles, business, of course would as naturally expand southward as it did westward on Washington street. The electric railway extensions to the south are certainly stimulating that section and giving the growth in that direction an impetus that will be difficult to check. All of which proves that there cannot be too many transportation facilities. Wherever there is rapid transit there also is healthy expansion. Good streetcar service is a great city builder just as good railroad service is a good country developer. South Portland enthusiasts say it is not necessary to use the slogan, "Watch South Portland Grow," because you can see it growing without watching it. All this activity on the southwest side has led writers to conjecture why a shorter and quicker way of reaching the picturesque Marquam heights and surrounding hills is not going on. It is a long and time-killing route to go out Washington street. If there was easy access to the heights from Lincoln street it is probable that the hills to the south would be dotted with homes in a few years. An inclined railway would be a solution of the problem.

SOME GOOD BUYS

Personal of Their Big List of Properties Will Interest Dealers.

Henkle & Harrison present a list of good property along the line of the Oregon Electric railway in this issue of The Journal. They have small and large acreage near Wilsonville, Raleigh, Garden Home, Tharville, Tualatin, Sherwood, Beaverton, Reedville and other points in the valley which will appeal to those seeking home sites or investments. They have some fine highly cultivated land and orchards with stock and implements at attractive prices.

Own an Acre Where You Can Raise Your Own Fowl and Grow What You Need for Your Table.

All Eyes to the South

THERE are hundreds of people in Portland who have never given a moment's thought to what the new Oregon Electric line means to the beautiful suburb just south. That area of excellent ground, which is actually miles closer to the center of town than any other at similar prices, and which has only needed this line to make it ideal.

The R. R. Is a Reality Now

and it came so quietly, builded with so little glamor (preferring rather to "do" than to "talk"), that there are actually hundreds in this city who do not know that it exists. But the Oregon Electric is very much alive, is giving the best railroad service, and has the best rolling stock of any road in Oregon. The south movement has started; none of the shrewd investors are overlooking the possibilities for profit created by the Oregon Electric, and real estate men are buying and preparing plat after plat to be marketed in residence lots.

Undoubtedly the golden opportunity in this direction for people of limited means is

Madison Villa Acres

(AN ACRE FOR THE PRICE OF A LOT.)

\$550 to \$800 per Acre; Easy Terms

The fertile soil of these acres will grow anything you put in the ground and as it is right in the district which is literally covered with residence tracts, an acre can be subdivided and sold in lots at any time. Fifteen minutes—just think of this—will take you to Madison Villa, (Alder Springs Station), much less time than is required to go to Sunnyside or any of the outlying additions that you must cross bridges to get to. There are

No Bridges to Cross

going to and coming from these acre tracts, and though it will cost you 10 cents to go and see the ground, the regular rate for residents in the district is city fare—5 cents. When we say it takes fifteen minutes' ride we mean at the very outside—it is an ordinary thing for these cars to make the run in ten minutes. Take the car from Front and Jefferson (get ticket to Alder Springs) and go, and see Madison Villa Acres. The number of tracts is limited—there were 80 in the original plat. Over half have already been taken, and our first announcement appeared less than two weeks ago. See agent at tract, or

F. BRESKE, 444 SHERLOCK BUILDING

PHONE PACIFIC 1914.

The Homeseekers' Promised Land

NO BRIDGES QUICK TRANSPORTATION
MAGNIFICENT RIDE WONDERFUL VIEW

Read Carefully, It's Worth While

AT MULTNOMAH STATION

Just 20 minutes' ride from downtown. It takes longer to go to Willamette Heights or Irvington. With these additions compare the prices:

Five-acre tract at\$400 per acre
Ten-acre tract at\$500 per acre
Single acre tracts at\$600 per acre

AT TIGARDVILLE.

A 35-minute ride—(it takes 45 minutes to go to Lents or Montavilla).

Five acres, with house and barn and small orchard\$2,500
11 acres, joining the station at\$500 per acre
37 acres, 1 mile from station, will sell in small tracts \$125 per acre
25 acres, 1 mile from station, all in young orchard, for....\$4,750

AT DURHAMS.

20 acres, all under cultivation, fine buildings, very desirable \$5,000
20 acres, close to station, all under cultivation.....\$250 per acre

AT TUALATIN.

Only 45 minutes' ride from town.
65 acres, fine orchard in bearing, buildings complete; everything in first-class condition; a model ranch\$11,000
Also a large list of properties tributary to this station, varying in sizes and prices.

AT TONQUIN.

A large tract suitable for plating.

AT WEST WOODBURN.

Five and 10-acre tracts, all cleared and under cultivation, \$150 acre

New Properties Being Listed Constantly

IT PAYS TO SEE US.

CHAPIN & HERLOW

332 CHAMBER OF COMMERCE.