

FAITH IN FUTURE OF PORTLAND

Realty Dealers See Goal Towards Which City Is Rapidly Expanding.

W. A. Spanton, president of the Spanton company, operators in city and suburban residence property, has every confidence in the future of Portland and believes that the city is on the eve of a larger building and real estate movement than anything heretofore known. In discussing it at a luncheon, Mr. Spanton had the following to say:

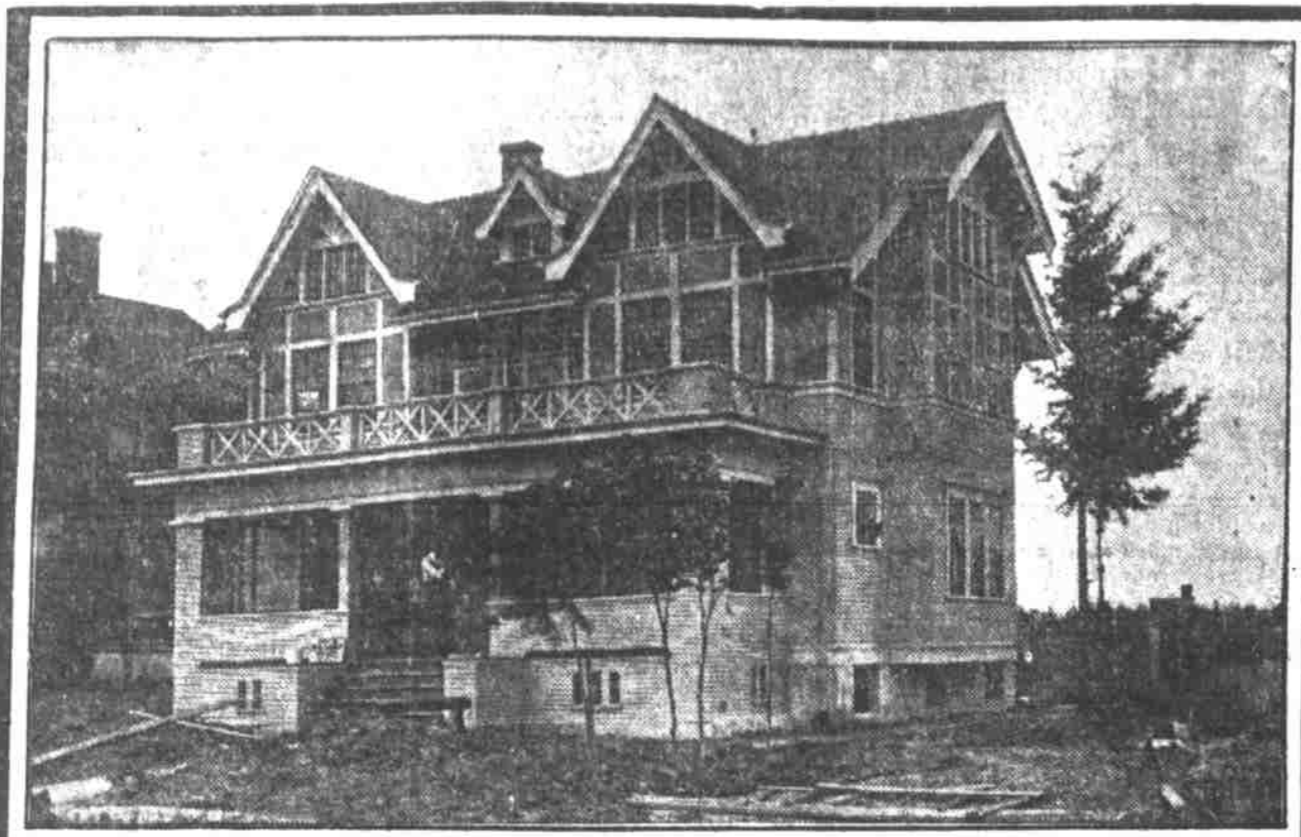
Panic Effects Gone.
"Portland is becoming more prosperous every day. The feeling that we had in the financial crisis last fall, has long since left the minds of the investing public, and they are all greatly encouraged by reading in the newspapers every day that thousands of men are being put to work in the steel plants, railroad shops and in the different manufacturing enterprises all over the country."

"Nearly every national bank in the United States has one-half of its total deposits in cash in the vaults. They will not hold on to the money very long and it means that credit will soon be extended again and people will make larger investments than ever, during the balance of this year."

"I look for the fall of this year and for the spring of 1909 to be the greatest year ever known in Portland real estate. In every panic that I can remember and that I have read about, it always causes a great movement of the population to the west. People are flocking here every day now and my office receives inquiries nearly every day from people located in different sections of the east and middle states as to when there will be home-seekers rates to the west and wanting to know something of this country and especially wanting to know the price of real estate."

"I had the pleasure a few days ago of talking to an experienced real estate man of Seattle who will probably be located permanently in this city. I explained to him that Burnside street was the greatest buy in the business district of Portland. Before the Wells-Fargo building was built on Sixth street, property could be bought for at least one-third of what it can be bought today. As soon as Burnside street has two good buildings that would cater to retail rentals, it will only be a few years before it will be a second Washington street. There are several reasons for this; one of them being that Burnside street has a bridge to the east side and East Burnside street almost equally divides the east side and while at the present time there are only a few cars that go west of Fifth street, undoubtedly the growing retail district of upper Washington

SOME PRETTY RESIDENCES IN THE FASHIONABLE, IRVINGTON SECTION OF PORTLAND



RESIDENCE OF F. E. HARRIGAN, E. 24TH & HANCOCK.



TYPE OF IRVINGTON RESIDENCES 604 BROADWAY ST.

street will demand that a great number of the cars from the east side will run up to Sixteenth and Washington streets from Burnside street.

Greater Portland.
"To those people who are making a thorough study of the growth of Portland, there is only one conclusion—a wonderful, great city. It is undoubtedly delightful to those who are wanting suburban homes to know that the United Railways company has thoroughly financed their proposition and that they are building to Hillsboro, hence opening up all of that beautiful scenic land along the Linton road. It is an absolute certainty that before many years roll around we will see the entire space occupied by some of the most magnificent bungalows and different types of homes in the west."

"We have already agreed that in 1920 the population of Portland will be 500,000 people. This presents the idea of opportunity to many of the leading merchants all over the United States. It means that there will be three or four more establishments such as Melor & Frank, Olds, Woriman & King, Lipman, Wolfe, etc. This means that the entire capacity of business supplying

demands must be doubled in Portland within eight years.
While the highest price ever paid for Portland real estate is \$3,500 per front foot, the same piece of property will be worth \$5,000 per front foot in 1920, and why should it not go to \$11,500 per front foot in 1930. Philadelphia real estate has brought as high as \$28,000 per front foot. It is not a wonder that there are thousands of people in this city who are buying lots on the installment plan, trying to get a start as real estate owners."

MUMFORD HEAD OF CITY DEPARTMENT

H. L. Mumford, who has been with the Spanton company for the past year has accepted a position with Devlin & Firebaugh, Swetland building, as manager of their city real estate department. Mr. Mumford has had an extensive experience in the business and is one of the best posted real estate men in the city. He will be glad to meet his friends and clients at the office of the above firm.



RESIDENCE OF E. F. LAWRENCE, E. 21ST & TILLAMOOK.

COUNTRY CLUB AT WORK ON BUILDINGS

Permits for Structures Costing \$21,400 Taken Out Friday.

Permits were taken out Friday by the Portland Country club for the erection of buildings at the Country club track near Rose City Park, aggregating \$21,400 in value. The largest building to be erected at this time is a two-story frame barn, which will cost \$11,000. Three sets of stables, to cost \$2,000 each, two at \$1,700 each, and one at \$1,000 are the other structures contracted for.

The club's architect is getting up designs for the steel-frame grandstand and the clubhouse, both of which will be erected in advance of the fall racing season, preparations for which are now under way.

Riding Master Is Arrested.
W. G. Brown, proprietor of the Portland Riding academy, has been arrested for selling two horses upon which he had already raised money by the mortgage route. Hill & Ziegler, food dealers, of the east side, made the complaint. Brown is alleged to have taken the horses to Seattle and there sold them for \$1,700.

Gallant Boarder Fined.
C. Goodman found that defending his hostess is expensive. He is a longshoreman and boards on a scow. Alfred Going complained that Goodman has called him very bad names, though Goodman declared he was defending his landlady from abuse. Goodman's language cost him \$15 in the police court.

NEW HOTEL PERKINS RIVALS FAMOUS CALIFORNIA HOSTELRIES



In the renovation of the Perkins Hotel, Portland now has an elegant and artistic a hostelry as can be found on the Pacific coast, not even excepting the magnificent and luxurious ones of southern California, where cost is no object and extravagant decoration and furnishing is found in all the leading caravansaries.

Scarcely anything remains of the old building, except the brick walls, the whole interior having been torn out and built anew at a cost greater in excess of the original cost of the entire structure.

Every inch of the old plumbing has been removed and replaced by the best and most modern equipment to be had in the basement has been installed two electric dynamos, one of 100 and another of 500 light capacity. A vacuum renovating system has been put in, and by September 1 the hotel will have its refrigerating and ice-making plant.

Office Finished in Marble.
The office when completed will be one of the handsomest hotel offices in the country. Imported and Tennessee marble being largely used in remodeling this portion of the hotel. The main dining room will seat 180 persons, the grill 150, and a banquet hall and bar will be a feature. The main dining room is colonial in design, the work of Tiffany, New York, ceiling in gold and green.

The grillroom is a wainscoting in

fumed oak. This room is to have a sun-light scheme of illumination, the light coming through a ceiling of art glass. Artistic art glass has been employed in enhancing the beauty of the grill, bar and dining room.

The silverware is being especially designed by Reed & Barton, and imported china has been ordered through Huxley. An electric fountain showing ferns in changing colors, illuminated windows, showing attractive pictures of Oregon scenery far distant is one of the lighting schemes in the grill.

Eastern Man at Head.
The hotel is to be under the management of W. Swetland, formerly of Grand Rapids, Mich., who learned the hotel business in New York City, under such men as James Hutcheon of the Astor house, A. L. Ashman of the Sin Clair and other leading New York hotel managers. When 18 years of age Mr. Swetland was steward of a New York hotel drawing a salary of \$2,000 a year. His knowledge of hotel construction, equipment and furnishing is equal to that of any man in the country and assures that the Perkins will at once take a leading place among Pacific coast hostels. The Perkins Hotel company is a corporation of which Adam Mueller is president, F. J. Richardson, vice-president, L. O. Swetland, treasurer and A. Swetland, secretary and manager.

SUBURBAN TRACT GROWS RAPIDLY

Great Change in Appearance of Hyde Park Addition in Two Weeks.

To fully appreciate the improvement made on a new addition one must see all the tract in its crude state and then after the grubbers, slashers, graders, pavers and cement walk men get well on with their work.

Hyde Park, one of the latest tracts put on the market by Jacobs-Stine company, is a revelation to those who visit it today. The transformation has taken place in about two months. Streets are opened up and graded, sidewalks and curbs laid and water mains laid. The Home Telephone company is stringing wires, laying trunks and service will be given in a short time. Hyde Park adjoins Belle Crest on the north side of the divide stone arched entrance to Belle Crest characterizes Hyde Park, but on a more elaborate way.

Hyde Park will have many fine wide paved streets and nature has completed what man could not carry out in a quarter of a century. The fine, re-developed air trees will afford shade and comfort for residents, every foot having sufficient to allow good healthily the premises. Hyde Park is an altitude to command a good view of the mountains and is well situated and reached directly by the local city.

RESIDENCE TO SUPPLANT TOWER

The old observatory site on Portland Heights has been purchased by Edward Goodenham and will soon become the site of a handsome residence which Mr. Goodenham is planning to build. Dr. Hubert Wilson was the former owner of the property and sold it for \$8,500. The lot is five acres and commands a superb view of the surrounding country.

LAUNDRY BUYS ON GRAND AVENUE

The United States Laundry has purchased a 20x100 foot lot on Grand Avenue and East Burnside street. The site was made through the agency of J. S. Simpson. The property brings \$25,000. Mr. Porter purchased this corner for the laundry company will erect within the next 12 months a modern brick laundry on the site.

GOT ON WRONG ENGINE, SUFFERS MANY CUTS

Because he mistook a locomotive on a passenger train for an ordinary passenger train, a man going freight on the coast line, Sunday morning, was hurt in St. Vincent's hospital suffering from many painful injuries. That his life was spared is marvellous. The man was in the terminal yards yesterday, down the track he thought he saw a passenger train coming. When it was close to him he jumped out and landed on the cowcatcher. He intended to take a short cut into North Portland when the North Pacific sawmill was loaded through passenger. Fearful that he would not be able to hold on, he jumped off. He was hurled into the ditch and his face and limbs and body painfully bruised and cut. He was taken to the hospital in an ambulance.

SIMPSON TO ERECT MODERN APARTMENT

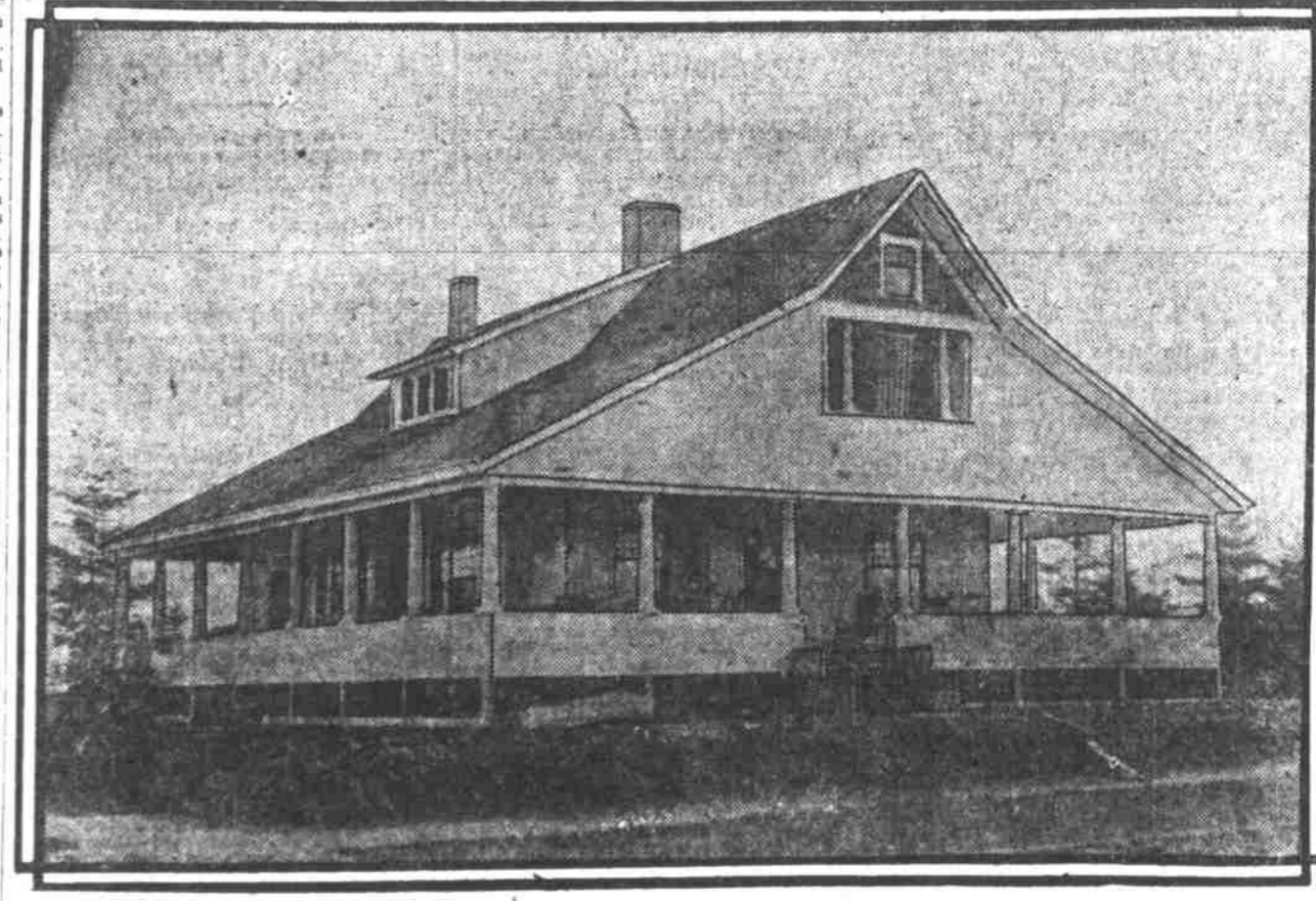
J. S. Simpson has purchased a lot, 50x100 feet, on the south side of Northrup street, between Twenty-first and Twenty-second streets. The consideration is \$3,500. The property was owned by Mrs. Spill, formerly of this city, now of California. Mr. Simpson is going to erect modern flats on the property.

East Side Sale.

Devlin & Firebaugh report the sale of the east half of lots 1 and 2, block 2, Murray Hill addition to East Portland, from W. H. Seward and wife to Clara D. Brown. Consideration, \$4,500.

JUDGE MADE RULE ON ESTATE SALE

County Judge Webster yesterday set next Tuesday as the time for hearing a proposition from J. L. Bowman & Co. for the partnership stock of McAllen & McDonnell, of which Daniel McAllen is in charge an administrator. Mrs. John T. McDonnell, widow of the late partner of McAllen, wants the estate closed quickly, and for some time the attorneys have been pulling inharmoniously. Judge Webster said that there has been too much nervous excitement over the matter and served notice on the attorneys that hereafter he will hold them down strictly to selling the business and settling up the estate.



Home of Fred T. Brooker, Corner Coleman and Alameda, Belle Crest.



Ornamental Stone Entrance to Hyde Park.