

CHESTER TIMES – December 4, 1915 – BIG TRACT SOLD IN HAVERFORD –
Twenty-two Acres Change Hands Against Which There is a Mortgage of \$252,000 –

Haverford Township, containing probably the most valuable rural rent estate in this county is witnessing many sales of real estate as the season advances, and it is anticipated that next spring will see a large amount of building in that part of the county. In a large portion of the township the building restrictions are very exacting and in these exclusive residential erections only the very finest of homes are erected. Instead of lots of fifty by one hundred and fifty or smaller, as in most parts of the county, Haverford Township properties sell, for the most part, by the acre and in these exclusive territories there is no place for the average salaried man.

Among the real estate transfers of the present week was the sale of twenty-two acres of ground adjoining the lands of the Merion Cricket Club, the sale being made by the Haverford Development Company to Frank H. Mahan of Ardmore. In the transfer the price is given as \$1 but there are mortgages amounting to \$252,100. In the deed are building restrictions which specify that no house shall be closer than seventy-five feet to the center line of the street, not lot shall be sold having a frontage of less than two hundred feet or containing less than two acres, and no house shall be erected at a cost of less than \$12,000.

Bon Air Farms, lying on the Eagle and Manoa Roads, are booming at this time, and many sales have been recorded within the last few weeks. This plot is cut into two acre lots and good prices are being realized for lots. Work has been started within the last few days on a fifteen-room house on one of these tracts for William Poole of Philadelphia. This house faces on the Eagle Road and will cost \$7500. Howard Leedom, treasurer of Haverford Township, has purchased a two-acre lot and in the spring will erect a house and garage to cost \$8000.

George D. Hewes, contractor of this city and James L. Rankin, Esq., have entered into an agreement for the erection of six two-story houses on Sixth Street, east of Thurlow Street. By the terms of the agreement Hewes is to take all but a small amount of his pay for the work inland in the same part of the city, these houses will be convenient to the steel foundries and the Industries at Marcus Hook, and be on a direct trolley line to the Baldwin Locomotive Works and the Remington Arms plant.

NEW POWER HOUSE – In line with the continuous development of the lines in this county, the Philadelphia & West Chester Traction Company is to erect a power house at Llanerch. This, with the equipment, is to cost \$60,000. The company has purchased land for the extension of its Collingdale line to Sharon Hill, and has been quietly purchasing strips along the line to Media until it now has almost a continuous right of way for a second track to Media. The Media division is one of the best paying lines the company owns, and it will probably be double tracked next spring.

John W. Marshall, a Glenolden contractor, has been awarded a contract to build for B. A. Sigel of Philadelphia, two two-story brick houses on Cook Avenue east of Glenn Avenue. The contract price is \$4000.

Jordan Brothers of Clifton Heights, have been awarded a contract for the erection of two houses on Berkley Avenue, Clifton Heights, for W. T. Conrad, the coal and feed merchant of that borough. This will make eight houses erected by Mr. Conrad on Berkley Avenue this year, these being practically all alike. The dwellings are seven rooms and the price is \$3000 each.

William A. Marron, Jr., of this city, has been awarded a contract by Barry W. Purdy for the erection of a house on Twenty-Third Street, east of Crosby Street. The price is \$2216.

Edward W. Smith, Morton real estate dealer, reports the sale of a house, stable and lot for Owen Beckingham of Philadelphia to James Freeman of same place. The property is at Lincoln

Avenue and Ward's Lane, Prospect Park, the price is not given. Benjamin T. Levis, Media, real estate dealer, reports the sale of the Louis Kirk property at 28 West State Street, Media to Charles Johnson of Media.

Two residences will be erected in Springfield Township for the Springfield Realty Company. The buildings will be two and a half stories high, and will be of stone, with tile roofs. The residences will contain hot water heating, electricity, oak floors, and the work throughout the interior.

NEW POWER HOUSE – A new power house will be erected at the H. K. Mulford Company, Glenolden. Plans for the buildings are in the hands of architects, the contract not having been awarded as yet. The building will be of hollow tile and plaster with a reinforced concrete roof on coal storage shed, the main roof of the power house will be of asbestos shingles. The building will be one story, forty by thirty feet.

A. H. Downing of Moylan will have a residence erected at that place. The dwelling will be two and a half stories high of brick and frame, shingles to take a great part in the building. Bids for the erection of the residence which will contain all modern conveniences, are being received and the contract will likely be awarded the early part of next week.

A contract has been awarded to J. D. Lengel of Wayne by the John Miller Memorial Baptist Young People's Union of the Central Baptist Church, for a Mission House. The contract price was \$8,000. The building will be of modern architecture, the plans having been prepared by Philadelphia architects. It will be two stories high of terra cotta blocks and plaster, with a shingle roof. It will have a hot water heating plant.

A school building will be erected at Darlington for the Gen Mills schools. The building is to be of hollow tile and plaster, one story high and sixty by one hundred and sixty feet. The school building will contain all conveniences including much tile work and metal bath. Every precaution against fire being taken. Bids are expected by the latter part of next week and the contract will be awarded at that time.

BUILDING NOTES – The store occupied by Harry Bernard at 801 Potter Street is being improved with several coats of paint and numerous repairs are also being made.

A new roof is being placed on the Edgmont Hotel at Twelfth Street and Providence Avenue.

Contractor William Ward has the four houses at Twenty-Second and Madison Streets ready for the lathers to begin their work.

The two Oglesby houses on Twenty-Third Street near Edgmont Avenue are being browned out and will be ready for occupancy in a short time.

The roof rafters on the Brooks store at Seventh Street near Market Street have been put in place and the carpenters will begin Monday to sheathe in the roof.

H. Louis Morris is progressing rapidly with the work of installing a new front in the Palmer and Bayley store on Edgmont Avenue. The marble base for the front is being placed on the concrete foundation.

PERMITS GRANTED – Building Inspector Terryl T Williams issued the following building permits during the past week:

Morris Plumley to build a one-story brick building to the Fox Building at Fifth and Welsh Street

B. A. Platt, one-story frame building covered with corrugated iron in rear of 291 Graham Street

Interocean Oil Co., one-story frame building covered with corrugated iron at Delaware Avenue and Thurlow Street

William Ward, one-story brick addition to the Irving Mills at the northeast corner of Green and McIlvaine Streets

H. Louis Morris, one-story brick, addition to the power house of the Beacon Light Company at Front and Market Streets

REAL ESTATE TRANSFERS – The following transfers of real estate were yesterday recorded with Recorder of Deeds, J. Lord Rigby:

Clifton Heights – William J. Manning of Clifton Heights to Joseph Zaiac of same place, lot with buildings on Delaware County Turnpike, \$2500

Tinicum Township – Essington Land Company to Rocco Purgatorio of Philadelphia, lot at Essington, \$250

Darby – Robert S. Bell of Darby to Herbert W. Kline and Mae Kline of same place, house and lot on Second Street, \$1000

Swarthmore – Richard G. Park of West Chester to C. Percy Webster of Swarthmore, five lots on Swarthmore Avenue, \$1

Lansdowne – Louis dePul Vail of Philadelphia to Charles V. Hughes of Lansdowne, lot with buildings on Baltimore Avenue, \$1

Eddystone – Philadelphia Trust Company to Jacob V. Van Roden of Philadelphia, lot on Ninth Street, \$480

Aldan – Everett L. Patterson of Aldan to George Schultz of same place, lot with buildings on Magnolia Avenue, \$1

Haverford Township – John H. Storer of Boston, Mass. to Neva R. Deardorff of Philadelphia, three lots at Beechwood, \$1

Marcus Hook – John W. Shipley of Marcus Hook to Mary L. Nickerson of same place, lot with buildings at Fourth and Market Streets, \$2700

Middletown Township – Rebecca W. Richards of Atlantic City, N. J. to Media Title & Trust Company ten acres with buildings on Rockdale Road, \$1000

Upper Darby – William G. Levis of Philadelphia to Julia M. Levis of same place, two lots at East Lansdowne, \$500

Nether Providence – Robert E. Steedle of Atlantic City to Rees J. Frescoin of Wallingford, two acres with buildings on Providence Road, \$1