

CHESTER TIMES – July 24, 1915 – VACANT HOUSE PROPOSITION – Times  
Makes inquiry to Ascertain Number of Dwellings Unoccupied in This City

With a view of getting some intelligent idea of the number of vacant houses in this city, the Times this week communicated with the real estate dealers and investors, and with a number of private owners who build houses from time to time, when there is a demand for additional living accommodations. The information was sought for the purpose of either verifying or disproving the statement that has been sent broadcast over the country that there was in this city five hundred empty houses. This statement followed inquiries on the part of the Remington Arms people, who have leased a large part of the Baldwin property at Eddystone for the purpose of manufacturing rifles for the allies of Europe, as to what facilities this city possessed in the way of housing the ten thousand workmen who will come to Eddystone early this fall to work at the Remington plant. It is estimated that this city will be called upon to house at least ten thousand increase in our population by the coming of the Remington people and the increased number of men who will be given employment at the Baldwin plant by reason of the \$80,000,000 war orders that concern has received for engines and war materials.

This investigation made by the Times reveals a condition that exists in almost every city, and that is that the houses that are well built and well-kept in repair, are mostly rented. One man who owns not less than two hundred houses in the city in answer to the question as to how many vacant houses he had on hand, replied:

“Not any; and we have a number of applicants waiting for homes just as soon as we can finish them. We will have ten more comfortable up-to-date two-story dwellings completed in a short time.

In all we found 203 houses not occupied. Of course there are a few more than this, for the census made by the Times did not include a thorough canvas of the city, but it embraced all of the well-known real estate men, and men who make a business of dealing in real estate.

General William G. Price who has large real estate interests, has but fourteen of his properties unoccupied. As a result his properties are of a high class and above the nominal rental paid by working people. There is a demand, however, for better houses along with the hundreds of inquiries for the smaller properties and by the end of this week, or possibly next week, every house that is in good condition may be taken.

The excuse given for some of the houses over the city being vacant was that they were not in very good condition and that the landlords or representatives would not fix them up. Houses in every city that are not in first class condition in this day are hard to find tenants for unless they be of an undesirable class.

**BIG OPERATION IN COUNTY** – The largest deal of the week outside of the Baldwin proposition is the \$100,000 development of Wadas and Jones in Upper Darby Township. Ground has been broken within the last couple of days for 32 buildings in Keystone, Upper Darby Township, this being the second development of this size financed by these promoters this summer. All but three of the first lot of houses have been sold by the builders, the demand surprising even these well-informed dealers. The houses are convenient, modern and attractive in appearance, and are along the Philadelphia and West Chester Traction Company's line.

The Springfield Realty Company, which is developing a tract of close to 500 acres in Springfield Township, will build but five houses this summer, although the intention a

little earlier in the summer was to build quite a number. The contract for these has been awarded to J. Harry Roberts of Oakmont, who has them well under way at this time. The company has a beautiful tract of land, and the work being done upon it is making it even more attractive. An advertising booklet and advertisements in the papers are making the plot familiar to all who are interested.

Faraday Lodge, NO. 280, Knights of Pythias of Morton, has broken ground for a \$10,000 moving picture house and lodge hall in Morton. The contract was let to the Gleim Woodworking Company, and work will be prosecuted as rapidly as possible.

Robert Jordan, of Philadelphia, has been awarded a contract to erect on Fourth Street, west of Hinkson Street, this city, two dwellings for Ignacy Skladaowki. The contract price is \$3,500. A building agreement between the American Bridge Company and the Philadelphia and Reading Railroad Company for a plate girder, single track bridge over Eddystone Avenue Eddystone, has been filed at the court house, Media. The agreement contains a stipulation against liens, but no statement as to price is given.

Sydney Thayer has had plans prepared for a handsome hollow tile and stucco residence and garage in Haverford. The building will cost about \$35,000.

E. W. Smith, real estate dealer of Morton, reports the sale of a house on Walnut Street, Morton, to John S. and Florence E. Todd, for the Springfield Building and Loan Association. The price paid was \$1,400.

Harry W. Koch, real estate broker of Drexel Hill, has broken ground for two detached stone and stucco dwellings at Drexel Hill, one for Clarence A. Dickson on Turner Avenue and one for Gustavus A. Weisgerber, Jr. on Harper Avenue.

FEW BUILDING PERMITS – Building Inspector Terryl T. Williams issued but two building permits during the past week. They were as follows:

Dr. C. I. Stiteler – One-story frame garage covered with corrugated iron in rear of residence at Twenty-Second Street and Providence Avenue

William J. Seeney – Open shed on the southwest corner of Fourth and Jeffrey Streets

BUILDING NOTES – Mr. J. Ackerman, who is erecting two dwellings at Twenty-Third and Crosby Streets, is progressing with the work and the bricklayers will commence their work in a few days. The dwellings will be two-story and a half high and will contain all modern conveniences.

The garage in the rear of the residence of Mrs. A. J. Taylor at Nineteenth and Chestnut Streets has been completed.

Ground has been broken and the masons have commenced work on the three dwellings at Twentieth and Hyatt Streets being erected by the Arthur Mackin Company.

A number of improvements, including painting is being made to the property of Louis Stein at 724 East Eighth Street

James Fenton is making a number of improvements to the property at 613 McIlvaine Street

Work will begin Monday on the finishing up of the tile roof on the building of the Philadelphia Suburban Gas and electric Company at Sixth and Welsh Streets. Contractor H. Louis Morris has had a number of workmen on the scene.

The new store and apartment house building that has been in course of erection at the corner of Second Street and Highland Avenue for the past few weeks, will be finished

and ready to be tenanted within the next week. The building is entirely of brick and neat in structure.

Operations are progressing on the new buildings being erected on the grounds of the United Roofing Company at Marcus Hook. The walls of the first story on each of the new buildings are in place and it is expected that little time will elapse before the construction work that will result in more than doubling in size the present plant, are completed.

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

Lansdowne – Miriam D. Genth of Philadelphia to Ella c. Perkins of Lansdowne, lot with buildings at Greenwood and Highland Avenues, \$4750

Marcus Hook – George D. Hewes of Chester to George C. Huesman of Marcus Hook, two houses and lots at Ninth and Church Streets, \$3600

Springfield Township – Springfield Real Estate Company to the Philadelphia and Garrettford Street Railway Company's right of way, Nom.

Lower Chichester – Samuel Lyons, trustee, to Arlington C. Smith of Lower Chichester, house and lot at Huddell Street and Chichester Avenue Nom

Springfield Township – Springfield Real Estate Company to the Philadelphia and Garrettford Street Railway Company, one-third of an acre at Saker avenue and railway company's right of way. Nom

Upper Providence – Henry Lewis of Philadelphia to William J. Kennedy of same place, tract of twenty-seven acres along Ridley Creek south of Media and lying partly in Middletown Township. Nom.

Rutledge – J. Clinton Sellers of Philadelphia to George T. Van Horn of same place, lot with buildings on Rutledge Avenue, Nom.

KEITH LOCKHART COLLECTION