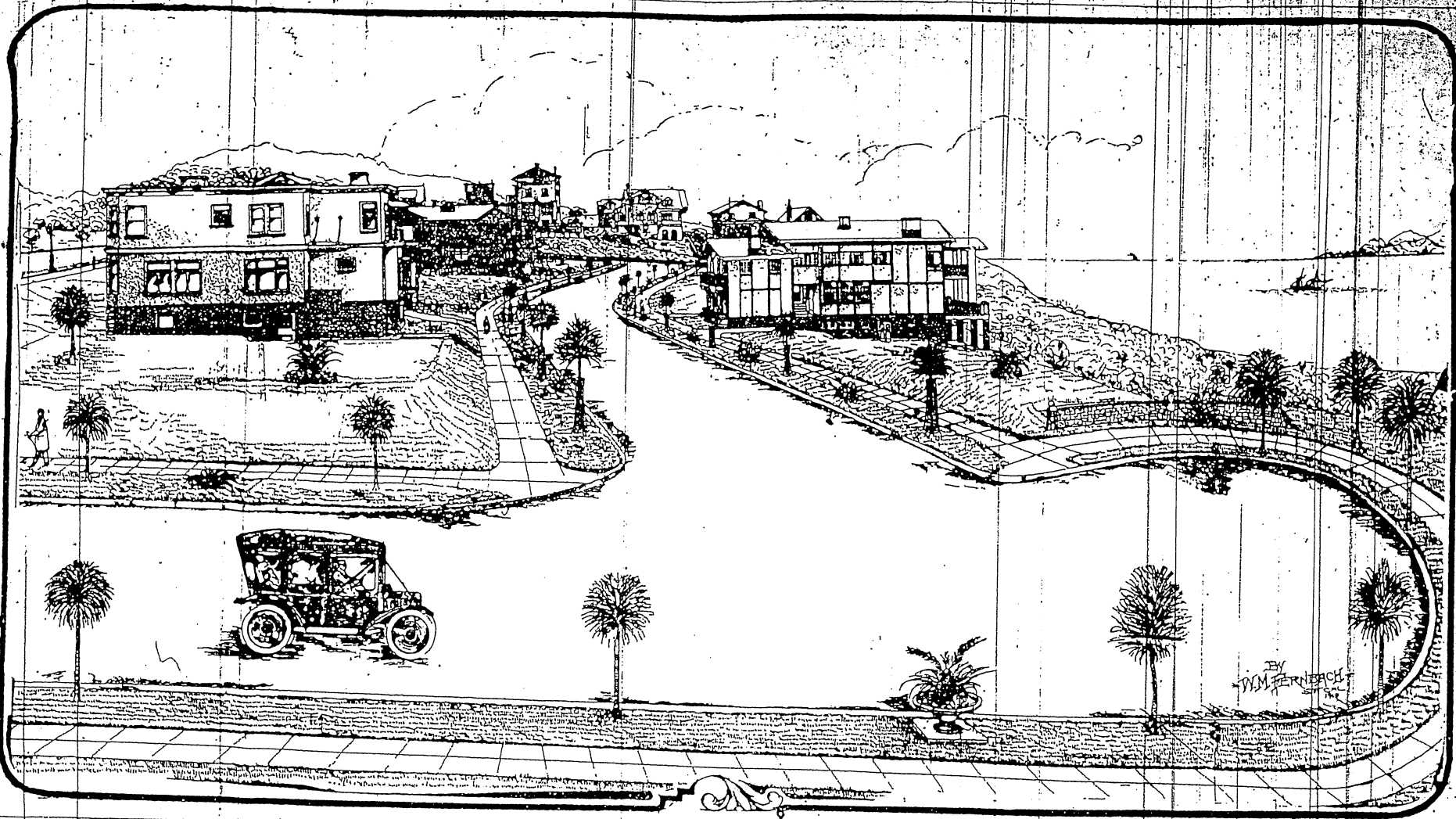


SAN FRANCISCO IS MAKING THE MOST OF SUPERB MARINE

Sketch of West Clay Park, showing pleasing diversity of new residences and handsome effect of curved streets, with marine view in distance.



FINE ARCHITECTURAL DESIGNS AND PARK LIKE SPACES MAKE JORDAN TRACT DISTINCTIVE

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Broad streets were laid out and one of these was named Commonwealth avenue, after Boston's famous residence street, the abode of wealth and fashion. The lots were made large enough to allow ample space in front and between houses. Restrictions were adopted providing for setting all residences back from the sidewalk a certain distance. Purchasers of houses quickly caught the spirit of the environment and made lawns and flower gardens and set out trees and other ornamental plants.

An interesting sale has just been

HOW SAN FRANCISCO IS MAKING THE M

FINE RESIDENCE DISTRICTS ARE MOVING WEST

Attraction of Straits, Presidio and Park Are Luring Fashionable Homes There

Good Street Work and Landscape Effects Enhance City's Natural Beauties

The most notable movement in residential development in San Francisco is westward toward the parks and ocean.

The picture of a street in West Clay park, reproduced on this page is presented as evidence of a very pronounced development that is taking place in San Francisco's best residence district. This development is the most significant and encouraging movement that has occurred in this city since Presidio Heights replaced the barren waste of sand dunes that extended from the cemeteries at California street to the Presidio wall and made this the most beautiful residential section of our city.

West Clay park demonstrates the extension of Presidio heights westward. It is not an unwarranted growth such as speculative enterprise might attempt to stimulate for profit. Such motives could never have given the momentum that the present movement has already acquired. The present extension of the Presidio heights district westward is a normal, logical growth due to the general fact of increase in population and to the more specific social and economic conditions existing and actively operating. A fundamental force underlying all other factors is the natural beauty and attractiveness of the location.

Lying as it does, on a gentle slope that extends northward from Lake street to the Presidio wall, this area has the advantage of a great contiguous natural park designated as the Presidio military reservation. Immediately over the Presidio wall and flowing from Twelfth avenue westward along the north boundary of West Clay park is a beautiful stream such as is usually found only in remote mountain country. This is a wonderful feature to find in a large city.

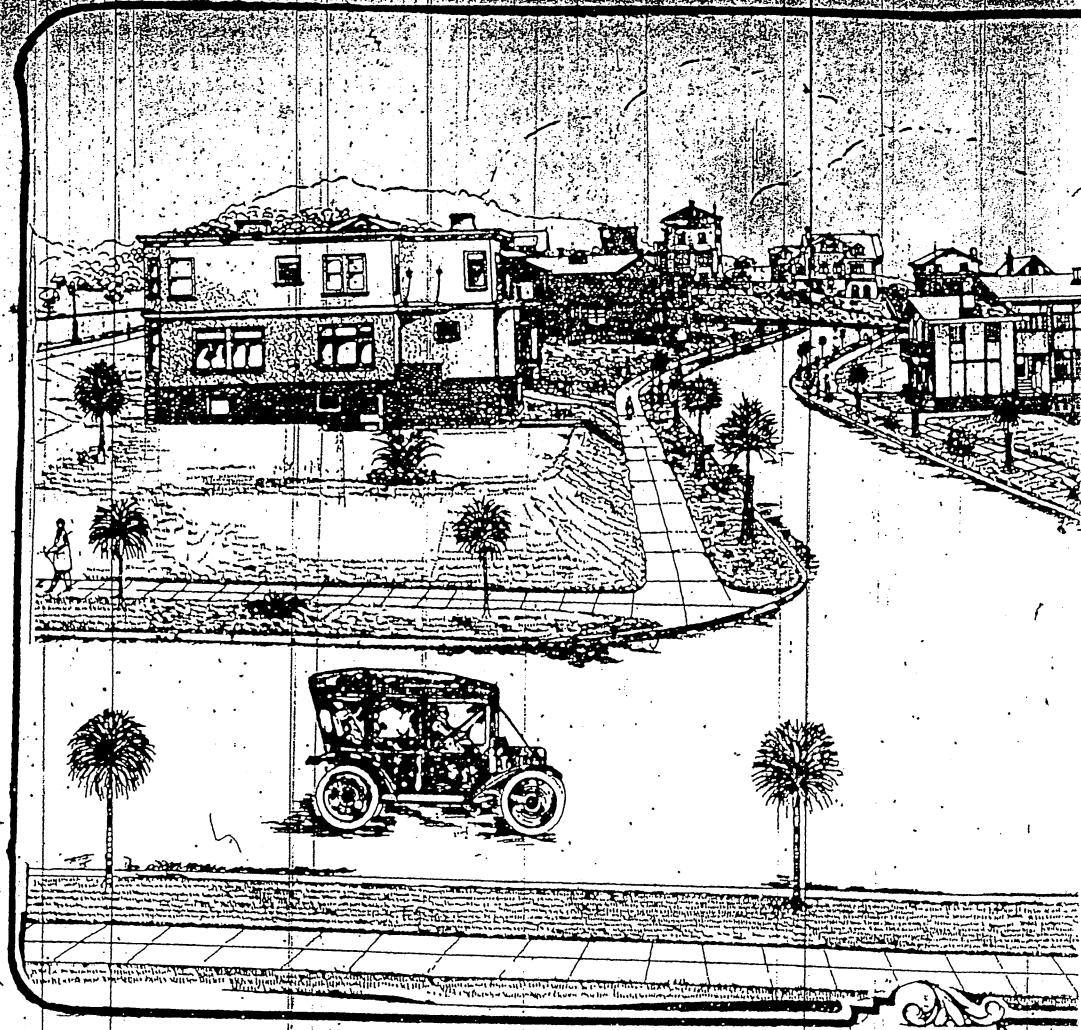
Beyond the green Presidio slopes is Baker's beach, where sun bathing is safe. Stretching across to the mountains of Marin county is the Golden Gate strait. The shore line of the Pacific ocean is in view for a distance of 45 miles to Point Reyes.

The view is superb. Unlike the inner bay view, it is unmarred by smoke and other indications of city life. The whole environment is suburban. This is a feature that will be increasingly appreciated as the city grows.

The present utilization of this district is due to the fact that the city has reached it and demands it as an extension. It is here that the greatest attraction is offered and least resistance to growth is met with. Greatest attraction and least resistance are principles that determine land values in all cities.

The proximity of Presidio heights is a fact that determines the future of this adjoining area. This assertion is warranted by fact. The Presidio heights lands are either improved or not for sale.

Sketch of West Clay Park showing pleasing diversity of new residences and handsome



Broad streets were laid out and one of these was named Commonwealth avenue, after Boston's famous residence street, the abode of wealth and fashion.

The lots were made large enough to allow ample space in front and between houses. Restrictions were adopted providing for setting all residences back from the sidewalk a certain distance. Purchasers of houses quickly caught the spirit of the environment and made lawns and flower gardens and set out palms and other ornamental trees. The whole district soon took on a park like aspect.

The Jordan estate still keeps a watchful eye on every detail of progress in the district, to make sure that there shall be no backward steps and that the value and attractiveness of the district shall be constantly enhanced.

The result is a residence section that is one of the show parts of the city. A new addition to Jordan park's beautiful homes is that of Byron Mauzy on the northwest corner of Euclid and Commonwealth avenues, now nearing completion. It stands on a lot 50 by 105 feet.

The style is colonial, with an entrance of marble and mahogany.

The first floor is all in hard woods. The reception hall and living room are in mahogany, the dining room in oak; the den is in birch, and there are two open fireplaces on this floor.

There are four chambers and a sitting room on second floor. One chamber is finished in French white enamel. The sitting room and other chambers are finished in janisero. Two open fireplaces are on this floor. The bandet hall is in the basement.

FINE ARCHITECTURAL DESIGNS AND SPACES MAKE JORDAN

