

Belle-Terre

Long Island



BELLE-TERRE

“The Tuxedo of Long Island”

All the views in this booklet are reproductions from actual photographs taken by
Mr. A. Radclyffe Dugmore for Country Life in America.



Harbor View from "Pine Top."



Belle-Terre, L. I.

Location. Belle-Terre (Beautiful Country) is situated at Port Jefferson Harbor on the north side of Long Island, fifty-five miles from New York ; a distance just sufficient to remove it from the intrusions of the excursion element, which has proved such an annoyance to residents at points on the north shore nearer to the city.

The Approach. Leaving the handsome station, the drive to Belle-Terre is over a smooth road less than a mile in length. This road, lying at an elevation of over two hundred feet above the water, affords a magnificent panorama at every step. To the left lie



Country Life in America

Pergolas Marking Terminus of Drive.

the blue waters of the harbor dotted with yachts and other pleasure craft ; beyond is the Sound with its glistening beach ; to the east, the bay, with still another view of the Sound ; while straight in front, rising in faultless masonry against the dark forest of oaks, stands the picturesque white chateau which marks the entrance to Belle-Terre.



Gate Lodge.

Plaza and Colonnade.

Passing the gate lodge with its luxurious setting of rhododendrons, the main drive, of perfect macadam, leads by graceful curves through two miles of ever-changing woodland scenery to the cliffs. Here, at a height of one hundred and thirty feet above the water, have been built two pergolas connected by a balustrade two hundred and twelve feet long, with roofs supported by forty-eight fluted columns, two feet in diameter. Viewed from passing steamers, these beautiful white structures with their background of rich foliage, may be seen for miles, and form one of the most imposing architectural features on either shore of Long Island Sound.



Pergolas 130 Feet above the Sound.

Extent. The estate comprises one thousand three hundred and twenty acres, and is surrounded on three sides by water, giving the property a shore front of over five miles. Two miles of this shore front lie along the east side of Port Jefferson Harbor; another two miles stretch along the Sound; with still another mile upon Mount Sinai Bay. The estate is divided between beautiful rolling meadows and forests of oak, chestnut and hickory.

Topography. Belle-Terre rises quite abruptly on all sides from the water to a height of from 120 to 220 feet, the shore being easily reached by roads running to the water at convenient intervals. Harborhead, its northernmost point, extending some distance into the Sound, gives one of the most commanding views in America. The eye sweeps the shore line of Long Island for miles both east and west, and on



Road to "The Anchorage."



Two Miles of Sound Shore.

a clear day the Connecticut shore, from Bridgeport to Norwalk, is plainly visible. To the southwest lies Port Jefferson Harbor, which has often been compared to the Bay of Naples in beauty, and to the south lie the gently rolling hills of Long Island.

Beaches. The entire beach front of the property is composed of clean sand or pure white pebbles. The Port Jefferson Company having acquired of the town of Brookhaven a deed of the land to low water mark, is enabled to guarantee to purchasers the undisturbed possession of these beautiful beaches, an advantage not possessed by any estate of similar proportions on Long Island.



Cliff Road, Unfinished.



Harbor and Sound—Old Field Light.

Bathing. Owing to the double water frontage both still water and surf bathing may be enjoyed.

Healthfulness. By reason of the altitude and its peninsular location, Belle-Terre receives the cooling breezes from Ocean, Sound and Bay. The high altitude, the sandy soil, affording splendid drainage, and the absence of all marsh land, give to Belle-Terre a most salubrious climate both in summer and winter, and make it a most healthful location.

Natural Beauties. The natural beauties of Belle-Terre are unsurpassed by any similar estate within a day's journey from New York City. The picturesque scenery of hill and dale, of woodland and meadow,—such interesting points as The Anchorage, The Oaks, Nature's Garden, Giants Cradle, The Cliffs, The Moors, Glen Rock, The Overlook, Piney Bluff, The Lost Meadow, The Old Homestead, and Sentinel Rock, give variety and delight to every one of the forty miles of drives which traverse this magnificent estate.



Forty Miles of Woodland Roads.



"The Moors."

Landscape Art. Its natural beauties have been supplemented by the landscape architect, who has opened vistas here and there, giving far-away water views from the most remote inland portions of the estate.

Flora. The variety of flora indigenous to Belle-Terre, ranging as it does from the majestic oak to the modest arbutus at its foot, exceeds that of any estate on Long Island. Broad strips have been reserved at frequent intervals along the shore and reaching to the uplands, to afford interior owners free and perpetual access to the water front.

Belle-Terre is laid out on a plan so broad and comprehensive—it possesses so many features of interest which have been reserved for the common use and enjoyment of the residents—that there is always something new to do; a woodland ravine to explore, an old Indian



The Oaks.



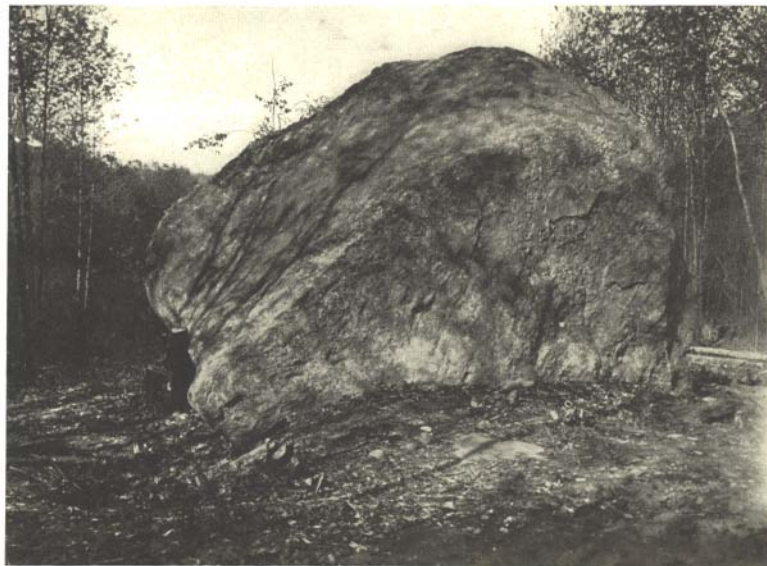
Pergola Showing Detail.

trail to follow or other object of keenest interest to visit. Ennui has no place here.

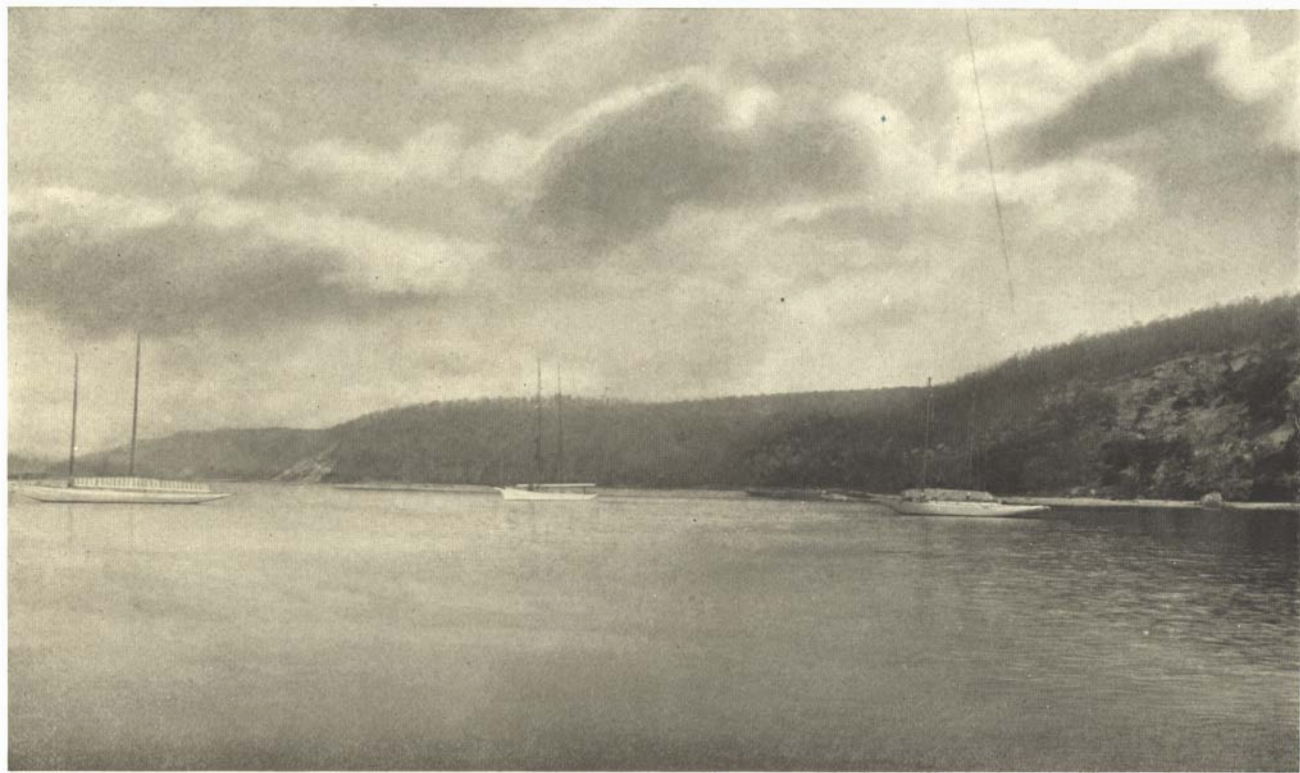
Golf, Polo, Tennis. About four hundred acres of rolling meadow are available for golf, polo, tennis and other out-of-door sports, which form so large a part of country life.

Yachting. Belle-Terre has a shore front of over two miles on Port Jefferson Harbor, the deepest, safest and best harbor on Long Island. It is almost completely land-locked, and has a depth of from twelve to seventy-five feet. "The Anchorage" is reached by a fine macadam boulevard from the station and uplands. Here has been built a dock two hundred feet long and forty feet wide, with water of sufficient depth to receive yachts of the deepest draught. It is a yachtsman's paradise.

The topography of Belle-Terre is so varied that the demands of



Sentinel Rock.



Two Miles of Harbor Shore.

purchasers of every variety of taste may be met. He who seeks the seclusion of a one, two, or three-hundred-acre plot, with its private wood, deer park, golf links, boat house, etc., and he who desires a ten or twenty-acre plot, with garden and lawn-tennis court, can alike be satisfied.

Restrictions. A by-law of the corporation requires that no sale shall be consummated until the name of the purchaser has been approved by the Board of Directors, the aim being to provide an ideal country residence park for congenial people of sufficient means and taste to improve their individual properties in keeping with the attractive public features of Belle-Terre. The spirit of the enterprise is something after the order of Tuxedo, but with the added benefit of Tuxedo's experience.

Maintenance. Provision is made for the perpetual maintenance of the drives, gate lodge, entrance, plaza, pergolas, and other public features of the property.

Port Jefferson Village, which nestles in the valley at the foot of the bay, two hundred feet below but directly adjoining Belle-Terre, has a population of twenty-five hundred,



"The Yachtman's Paradise."

four churches, good physicians, high school, two banks, telephone, telegraph, water-works, and electric light plant, two ship-building yards, marine railway, and every facility for building, equipping and maintaining pleasure craft of all kinds.

Prices. Owing to the varied topography and necessary divisions of the property, a wide range of prices is possible.

Management.

The Port Jefferson Company, owner of Belle-Terre, is composed of men well-known in the commercial and financial world, and whose names stand for success in any undertaking to which their energies and capital have been devoted. Mr. Dean Alvord, its President, under whose direct personal supervision the property is being developed, was the owner and builder of Prospect Park South, which enjoys the national reputation of being the most artistic suburban residence development yet attained in an American city.

Mr. Martin Joost, Vice-President, capitalist and man of affairs, is officially identified with more than a dozen of the leading financial institutions of New York and Brooklyn.

Mr. Clinton L. Rossiter, Secretary and Treasurer, was the first President of the Brooklyn Rapid Transit Company, and longest in point of service. He is now Vice-President of the Long Island Loan and Trust Company and is connected with a number of other business and philanthropic institutions.

Col. Timothy S. Williams has been connected with the Brooklyn Rapid Transit Company ever since its organization and is its present Vice-President.

Hon. William W. Goodrich is the presiding Justice of the Second Division of the Appellate Court of New York.

Mr. E. V. W. Rossiter, who has seen long years of service with the New York Central Railroad, formerly as Treasurer, is now First Vice-President of that corporation.

Offices.

The New York office of the Port Jefferson Company is at 256, 257 Broadway, in the Home Life Insurance Building, where arrangements may be made to visit the property, and all other information can be obtained.

Telephones :—7744 Cortlandt, New York; 27 Port Jefferson, P. J.

Officers and Directors.

DEAN ALVORD,	-	-	-	-	-	President.
MARTIN JOOST,	-	-	-	-	-	Vice-President.
CLINTON L. ROSSITER,	-	-	-	-	-	Secretary and Treasurer.
TIMOTHY S. WILLIAMS,	-	-	-	-	-	
HON. WILLIAM W. GOODRICH,	-	-	-	-	-	