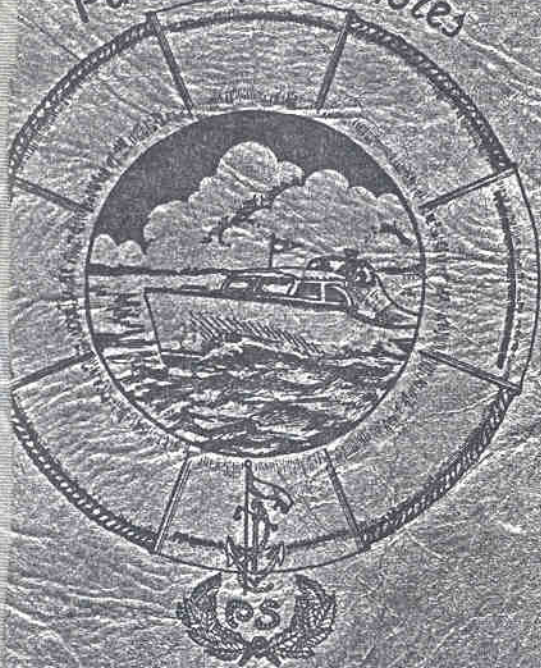


Patchogue Shores



ON THE  
GREAT SOUTH BAY  
LONG ISLAND



# *Patchogue Shores, Inc.*

SOUTH COUNTRY ROAD

EAST PATCHOGUE

L. I., N. Y.

Telephones: Patchogue 1112-1113



# *Patchogue Shores*

ON THE

GREAT SOUTH BAY



Written and Illustrated by John H. Graham

EVERY TIME the annual crocus pushes its head above the snow, thoughts of vacation-time begin their clamor for attention, and as the blustering winds slowly sweep into Spring, the great debate starts over many a breakfast table of just where to go THIS year.

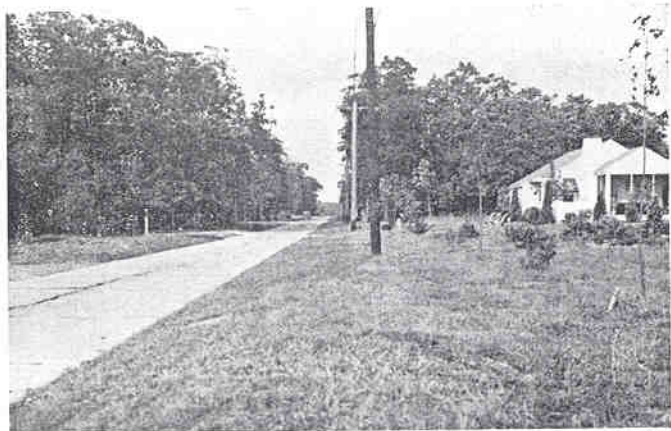
Some will want the Seashore, some the Woodlands, while others must have their swimming, tennis and hikes, while still more demand boating and fishing.

Rarely is it that such a great variety of vacation pleasures can be found in one place, yet it is a fact that Patchogue Shores does possess all of these attractions, as well as many others. Situated in the very heart of Long Island's finest Shore and Woodlands, Patchogue Shores on the Great South Bay offers the best in country life with the finest bathing and boating, yet without giving up any of those conveniences of the City which mean so much to our creature comfort.

Here awaits seclusion without isolation in what is recognized as one of the finest vacation lands anywhere. Sea and sand and shady woods; sports and long pleasant walks; rest and



The Club House and Lawn from the Sea side.



View of Roosevelt Boulevard, on the Estate, a level concrete stretch shaded by tall trees.

## DIRECTIONS FOR REACHING

# *Patchogue Shores*

from BROOKLYN

take Linden Boulevard and Sunrise Highway (Route 27) to Main Street in Patchogue.\*

from NEW YORK

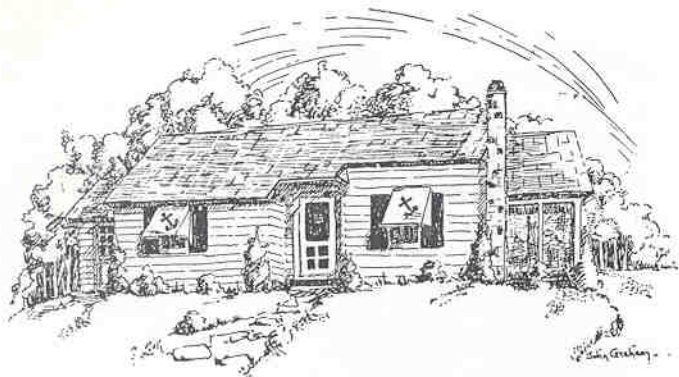
via Queensboro Bridge and  
Queens Boulevard

from BRONX

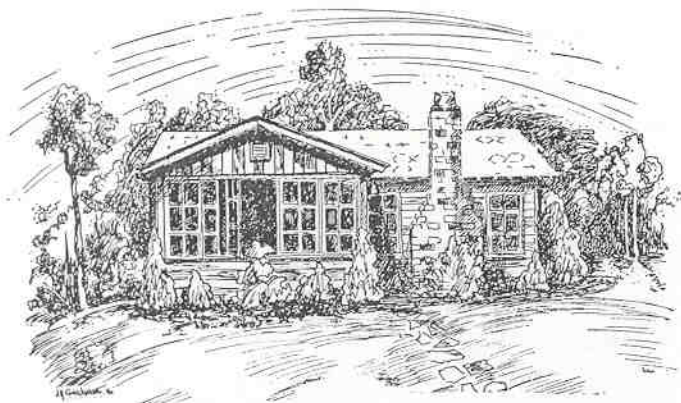
via Tri-Boro Bridge

and then follow Grand Central Parkway to Westbury. Continue on Jericho Turnpike (Route 25) to Coram. Turn right on traffic light at Coram, take Route 112, which will bring you to the Main Street of Patchogue.

\*In Patchogue—continue east on Main Street to the point where the road forks, take the right hand road reading to "Bellport." One mile from this point on the right hand side of the road you will see a sign Patchogue Shores. Office is a few feet off road.

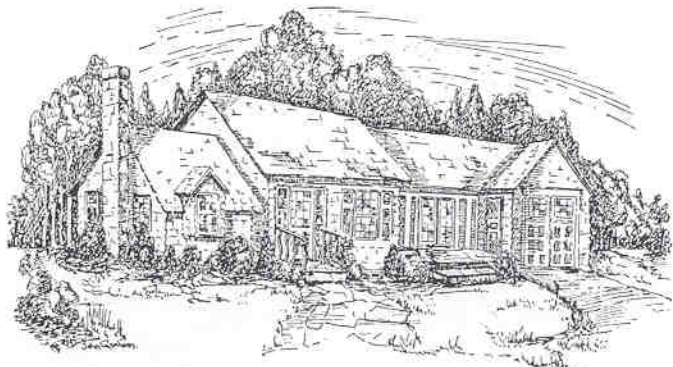


Another all-the-year-round House with 2 bedrooms, living room, bathroom, kitchen, screened porch and oil burner heat, as well as an open fireplace.

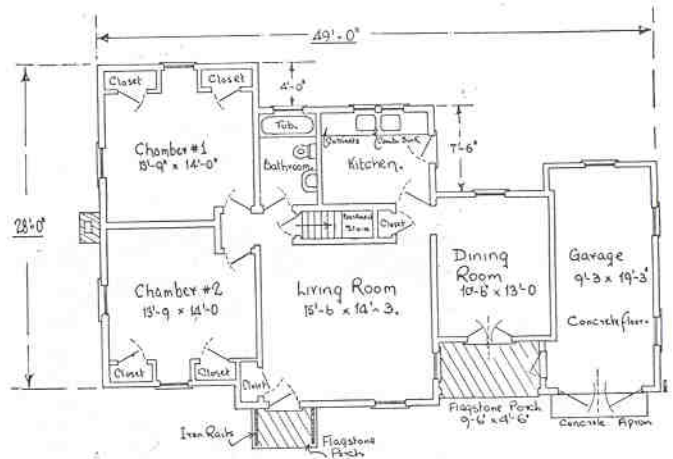


Another Log Cabin with two bedrooms, kitchen, dining room, bathroom with tub, outside shower and screened porch.

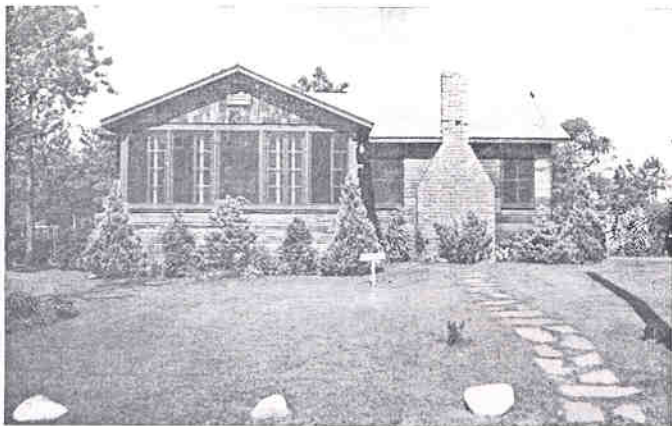




All-the-year-round-house having 2 bedrooms, living room, dining room, bathroom, kitchen, concrete garage, porch and complete heating system, with or without open fireplace.



FIRST FLOOR PLAN



A Log Cabin in a Woodland setting at Patchogue Shores.

comfort to your desire; something to do all the time for everyone whatever your particular mood. Yet Patchogue Shores is within easy commuting distance from New York by train and is quickly and pleasantly reached by automobile traveling on the best of Long Island's splendid highways.

Here are no crowds on the private beach, a clean inviting stretch of white sand, without stone or pebble. As you wade into the refreshing water you observe the sandy bottom causes no discomfort to the feet, as it gently slopes away without abrupt drops or changes of depth so often encountered at other beaches.

A wide fenced-off pool gives protection to all, with a shallow place for the children on one side and a deeper swimming pool on the other. Really, the best in bathing and swimming is to be had here with the water always comfortable and invigorating, coming as it does from the distant Atlantic Ocean beyond Fire Island, which forms one arm of the Great South Bay. Grassy green lawns rise from the shoreline gently back to the Club House, where full catering to all your needs is

available, even to periodic dances, parades and meetings of various kinds. Indeed, there are so many advantages which are offered to Patchogue Shores residents that it is impossible to describe them all.

As is well known, water frontage is rapidly becoming scarce particularly in localities close enough to the City to permit of commuting. Here, at Patchogue Shores, it is still possible to buy a home, at a price well within the reach of the average income. Although it is in proximity to some of the finest Estates on Long Island, prices are almost unbelievably low.

Away from the crowds and traffic, protected from every undesirable element and encroachment it is an ideal vacation spot for young and old. The single motor entrance is fully guarded to ensure privacy for the members of the community.

Excellent water is piped to your home, telephone and electricity are available at low cost, and garbage is collected. Approved tradesmen call at your door daily for orders, yet canvassers and peddlers are not allowed on the estate. Your own private



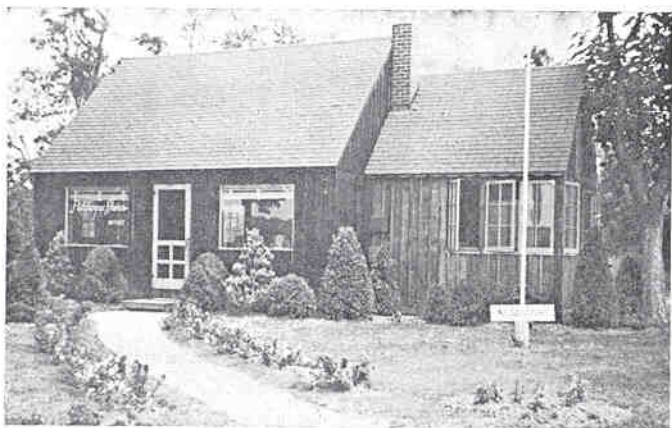
View of the rear entrance to the Club House



newspaper keeps you abreast of happenings on the Estate. Is it a wonder, then that living here, under the shade of mighty trees, with the wave-swept breezes to cool the Summer heat, life is no more arduous than in a City apartment, and far more pleasant during the vacation months.

Patchogue Shores is a place where real privacy is offered without sacrificing the many advantages of life in an organized Christian community. Nor do you have to leave the Estate for your entertainment and pleasures whatever your particular bend.

There is ample fishing right from the jetties. A large land-locked harbor offers safe anchorage for boats of all types and sizes. There is a large, well equipped Boat House on one shore of this lagoon where cruisers, sailboats and rowboats can be built by expert hands, stored for the Winter and repaired, and there are adequate slips provided for the boat-owners of the community, of which there is a rapidly increasing number.



The Main Office at the Entrance Gates.



The enticing beach and swimming pool, with Life Guard in attendance.—  
Swimming and diving instructions are available.

Organized sailboat and speedboat races, picnic trips to Fire Island by boat and similar activities are constantly being planned by the Yacht Club, while Parades lunches, clambakers, Firework displays and like entertainment are arranged throughout the Summer by the P. S. Women's Club and other community organizations. There is Tennis, ping-pong and swimming, and accredited Baseball team and such activities are constantly being increased. Some of the special activities which are also available are: —

#### **Swimming Instruction.**

#### **Tennis Instruction.**

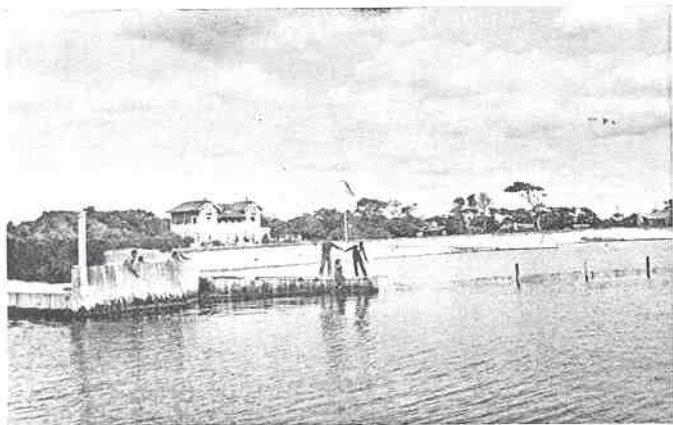
Instruction in all forms of **Art.**

(Special attention is given to children in all of these).

Membership in the Swan Yacht Club.

Membership in the Patchogue Shores Community Club.

Membership in the Patchogue Shores Women's Club.

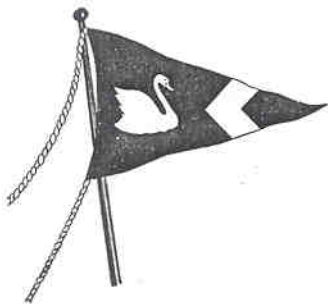


The approach to the Lagoon channel at eventide. — Fishers from the jetty.

Receipt of free copies of the Patchogue Shores Sea Gull, the community newspaper, issued fortnightly during the Summer.

Rarely will you find so much opportunity for pleasure, relaxation and vacation enjoyment as at Patchogue Shores. From early Spring to late Autumn it is a paradise of changing leaves and flowers with Nature in her many moods on sea and land lavishing beauty with a liberal brush, and even in Winter

The Burgee of the Swan  
Yacht Club — A white  
Swan and chevron on a red  
ground.



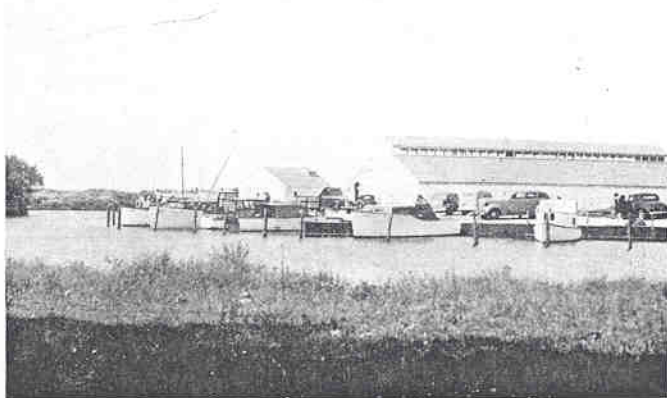
there is much to be said for a week-end at Patchogue Shores with ice-skating and similar sports available.

If you have chased many weary miles in your quest for a solution to your vacation problems only to find annoyance and disappointment as your reward, we suggest you come to see us at Patchogue Shores.

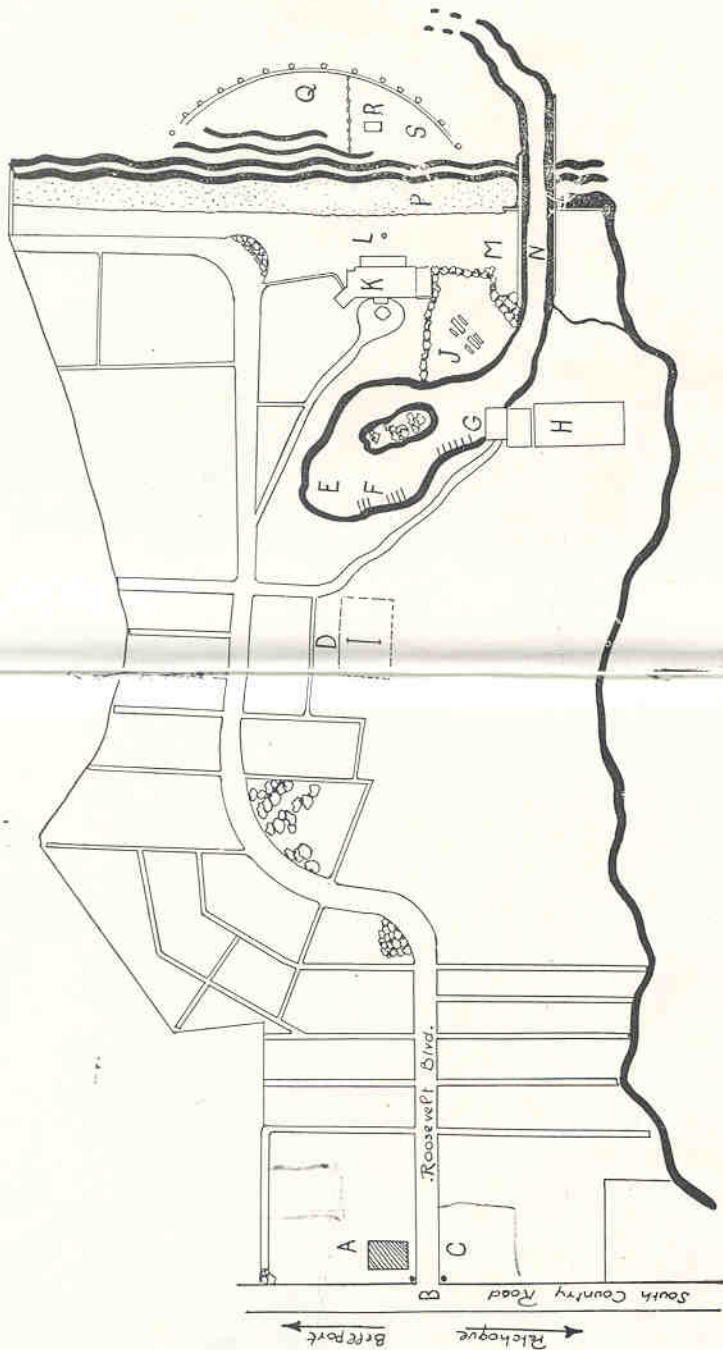
You will be courteously received on the property and can judge for yourself — we are glad to leave the issue to you — for you to prove us right with our claims.

You will not be annoyed by salesmen on the property nor afterwards will you be in any way subjected to approaches.

The owners of this property are part of the community and are justly proud of Patchogue Shores and all it means to the members of the community.



View of Boathouse and Lagoon.



- A. Main Office of Patchogue Shores.
- B. Main Entrance Gates on South Country Road.
- C. Private Patrol Station.
- D. Tennis Courts.
- E. Lagoon.
- F. Boat Slips.
- G. Gas Docks for Boats.
- H. Boat House.
- J. Picnic and Clambake grounds.
- K. Club House.
- L. Lawn down to the Beach.
- M. Baseball Diamond.
- N. Channel to Lagoon.
- P. The Beach.
- Q. Bathing Pool.
- R. Diving Float.
- S. Deep Swimming Pool.



# Standard Specifications



## For All Houses Shown on the Following Pages

**EXTERIOR:** California Redwood, Colonial Siding, Batton Siding, or Log Cabin Siding of 2" logs. Exterior finish Sherman-Williams Grade A paint. Plots suitably landscaped.

**FOUNDATION:** Concrete or equal.

**WINDOWS:** Casement or double hung type with bronze screens.

**SCREENS:** Bronze screens on porches, windows and doors.

**HARDWARE:** Bronze or galvanized.

**FLOOR:** 2" x 6" and 2" x 8' beams — narrow clear flooring.

**FIREPLACE:** Brick or Fieldstone, some with built-in heater equipped with electric draw fans.

**ROOF:** Bird Shingles — 20 year Guarantee. Copper flashing in Valleys, lead flashing on chimney.

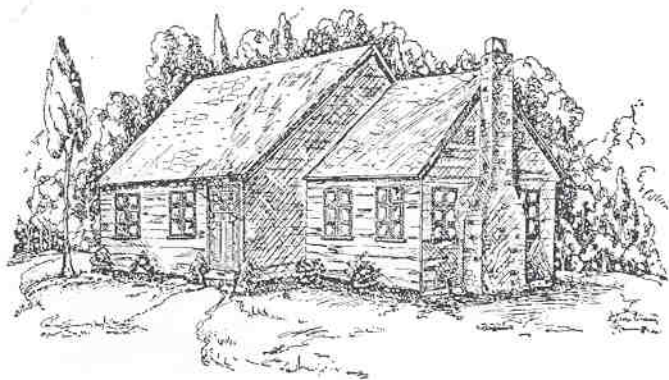
**PLUMBING:** Complete plumbing (running water, toilet, basin, shower, or tub, or both. Sink and cabinet combinations in kitchen, outside lawn faucets.) Modern concrete sewage disposal.

**ELECTRICAL INSTALLATIONS:** Rustic type fixtures, chain pull lights. Ample outlets in all rooms and porch.

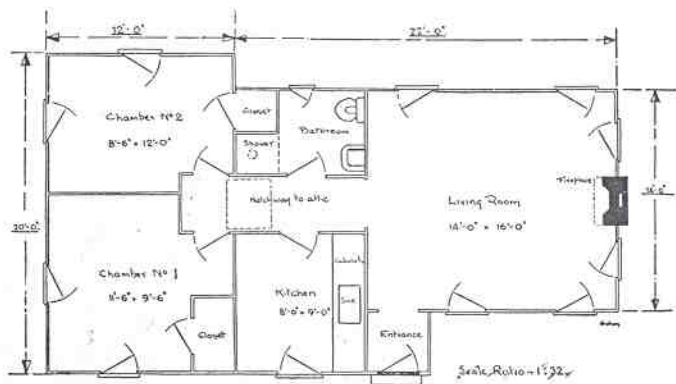
**WATER:** Water mains through all streets.

**INTERIOR FINISH:** Knotty pine celotex or veneer panelling, fully lined. All rooms complete with doors and hardware. Ample closet and storage space.

As Advertised-----\$2090.00



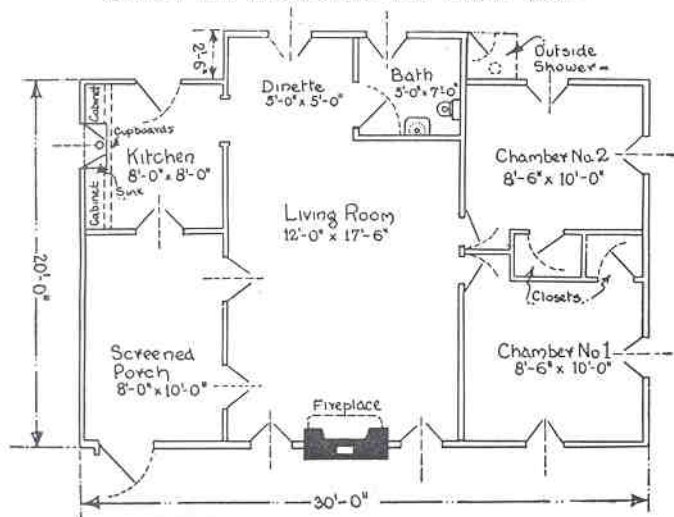
Log Cabin — with 2 Bedrooms, Living room, Kitchen and Bathroom with shower.



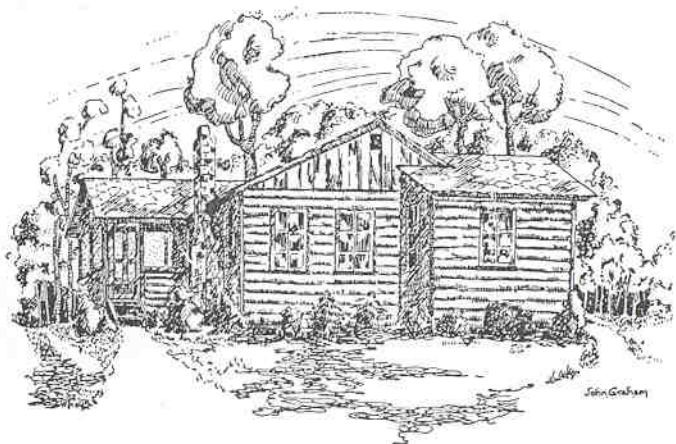
\$2090.00



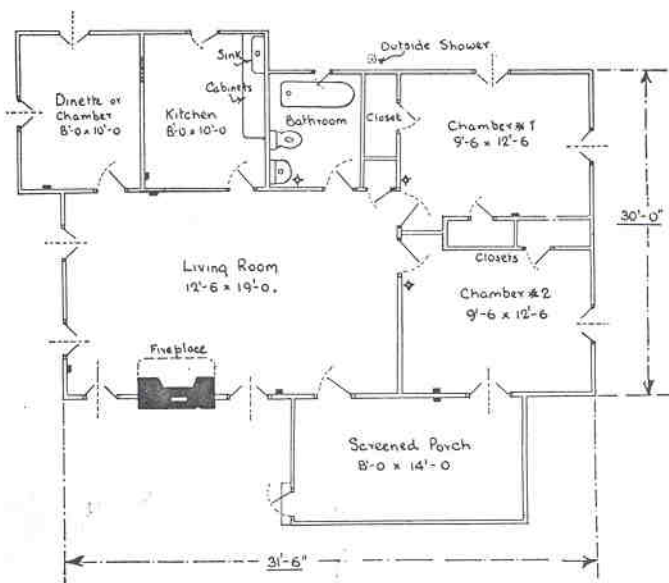
Small model Log Cabin — with 2 Bedrooms, Living Room, Kitchen, Dinette, Bathroom with outside shower and screened porch.



\$2585.00



Large Log Cabin, with 2 bedrooms, large living room, separate dinette kitchen, bathroom with tub, outside shower, and screened porch.



69  
59  
108

You are cordially invited to visit

## *Patchogue Shores*

and inspect this beautiful Estate. You will enjoy seeing a community so delightful and unusual and yet so near to New York City. There are many types of homes, both Summer and all-the-year-round, to choose from and it is a fact that ownership of one of these can be arranged for less than the cost of many family vacations, giving variety to young and old, not only in those vacation months, but week-end fun throughout the rest of the year.