

## Sunrise Terrace

One of the first planned suburban communities  
of Broome County

Adams Drive is one of the streets of Sunrise Terrace and is named for its original developer, Albert C. Adams, Sr. He came to Binghamton from Illinois in 1921. Soon afterwards he purchased the English farm from Mr. and Mrs. Levi English. The English farm house stood where present day Econolodge is located on Old Front Street. This property was owned by Joshua Whitney, who settled here in 1787 and is one of the first settlers of the area. The first court of the area was held across the street from Whitney's home under an Elm tree. A marker designates this spot. Hence the Town's logo is of an Elm tree.

Part of the Sunrise Terrace's land was deeded by Polly and Graves Collins of Whitney Point to John W. Cutler in 1858. Another parcel acquired by J. W. Cutler was from the estate of Minerva Case, 1861, (a portion of this estate was left by J. W. Cutler in 1875 to William D. and Philander Cutler). 1871 saw Mr. and Mrs. John W. Cutler deed a parcel to Watson Curtis to establish a boundary line and border the County farm. After the accidental death of both Mr. and Mrs. Cutler, the remainder of the property was left to their daughters, Mildred L. and Martha M. In 1912 they gave land to Mary V. Cutler. Mary also received land from her husband, Philander Cutler. Part of Mary Cutler's estate was deeded to Mr. and Mrs. Seeber Hibbard in 1923. Then in 1925 Albert Adams bought the Hibbard portion of the Cutler farm. Now Adams has the English farm (from Whitney) and the Hibbard farm (from Cutler).

To create the planned suburban area of Sunrise Terrace, Mr. Adams hired engineers, Hoadley and Giles to make a topographical map of both farms. He also hired, landscape architect, Joseph Porter at Cornell University. Porter was to make a practical, attractive, and unusual layout for the development. The name "Sunrise Terrace" was used for this development after a trip to Texas where both Albert and Edith Adams saw a beautiful development named, Sunrise Terrace. Further, the sun also rises on the new project. Homes to be built had to have a minimum price tag of \$4,000. The development was to be only residential in nature. The first homes built in the Sunrise Terrace proper were for Mr. Payne and Mrs. Briggs. Further, the house on Front Street formerly owned by Herman Dibbles was the remodeled tenant home on the Hibbard farm. It was designed and demonstrated by the Broome County Home Bureau. Another rebuilt home was the former carriage house at 835 Front Street. Unique to this suburban area is its community center. The Sunrise Terrace Association was started in the late 1930's and continues today. Its current building was dedicated in 1956 and remains the largest project the association has done.

Sunrise Terrace was the site of one of the first WPA projects. The work was to be on the upper part of Terrace Drive and create a road to the 9-hole golf course at Ely Park. Land was given by Albert Adams to the city of Binghamton to expand the 9-hole course to 18-holes. The project road has since disappeared due to not being maintained.

PHOTOS

munity of better homes — where values are bound to increase.

## SUNRISE TERRACE

ALBERT C. ADAMS, *President*

Upper Front Street

Binghamton, N. Y.



View inside entrance to Sunrise Terrace, just off the highway—showing a few of the attractive homes recently completed.



Section of Sunrise Terrace looking west from the highway—showing proposed park in foreground—Riding Club at right and new homes on the Terrace in background.

Large plots in Sunrise Terrace provide the proper settings for attractive residences. On your visit to Sunrise Terrace, you will at once be fully aware of the importance of such a homesite — its possibilities as a most pleasing community of better homes — where values are bound to increase.



Two minutes north of DeForest Street city line on



# SUNRISE TERRACE

— Beautiful Home Sites —

You owe it to yourself to provide for the future, so when you are past middle age you will be able to take life easier. You owe it to your family to provide now for a home, so when your earning power begins to wane, they will not be deprived of the comforts and necessities of life. Success is composed of one part ability and two parts energy. The man who does things **NOW** and not "after awhile" is the man who really does things.

Are you burying your future under a pile of rent receipts? \$70 per month for 10 years - \$8,400.

Why not invest the same money in something that will always have real value -- **a Home of your own?**

**SUNRISE TERRACE** is outside the city limits, away from the noise and congestion of the city and yet close enough to enjoy the undisputed advantages of the city. An ideal place to rear a family. Taxes are reasonably low.

See **ALBERT C. ADAMS, Owner** • Phone 4773-J

SUNRISE TERRACE  
Where  
Health and Happiness  
Prevail



**LOOK AHEAD**

Forward-looking  
people are now investigating and Planning  
their Future Home

at

**SUNRISE TERRACE**



See ALBERT C. ADAMS

Sunrise Terrace is one of the most logical lanes of expansion for this city. And it is upon this property of today that tomorrow's city will be built.

Investigate this golden opportunity by inspecting our property today.

Do it NOW.

You can own a modern home with your rent money.



See ALBERT C. ADAMS  
Phone 4773-J

**MAP**

SUBDIVISION No. 1

of

**SUNRISE TERRACE**

Town of Dickinson  
Broome Co., N. Y.



ALBERT C. ADAMS, Owner  
Phone 4773-J

1/27

## THE SAFE WAY TO BECOME WEALTHY

"Buying real estate," said the late Marshall Field, "is not only the best way, the quickest way and the safest way, but the **only** way to become wealthy.

Read that again. It is a great truth. Independent of his success as a merchant, Marshall Field was a man of abundant wealth. And here he has given us his formula for the accumulation of riches and all the blessings that they signify.

Just as land is the basis of all value, so is the possession of land the surest step towards financial independence. The security of a real estate investment is the security of the earth itself.

Look about you! At every turn in this prosperous community there are opportunities to invest in well selected real estate.

Every day wealth is accumulating for someone. Why not for you.

See ALBERT C. ADAMS

Phone 4773-J

PROPERTY OF  
Bertha Blay  
Catherine MacRae  
1978