



PASADENA
SHOWCASE
H O U S E
for the Arts

Pasadena Showcase House for the Arts Historical Information

Style: Mission Revival

Year of Completion: 1918

Cost to Build: \$20,000

Previous PSHA History: PSHA is fortunate to revisit this elegant estate, previously known as “Dryborough Hall”, 29 years after its Showcase debut in 1987.

First Owner: Wealthy New York City restaurateur Leon C. Riggs purchased the vacant parcels, totaling 8.56 acres, in late 1917 from the Oak Lodge Land & Water Company. He built the home as a winter retreat for his wife Julia Edith Percy and their adopted daughter Helen; however, soon after its completion, he sold it to the family of Alexander Dryburgh, who named the estate Dryborough Hall.

Architect: Unknown. It has been speculated that the house was either designed by famed local architect Myron Hunt or an unnamed East Coast architect.

The two-story, approximately 16,000 square foot main residence has a deep and raised concrete foundation with a broad front porch, wood frame walls covered with stucco and metal lath, wooden sash windows, and a medium-pitched hipped tile roof with three-foot eaves and brick trim.

The main floor contains spacious rooms with generous windows and ceilings, and features oak floors, hardwood-paneled walls, built-in bookcases, and multiple fireplaces throughout. The second floor contains the family living quarters including, the master suite, a sitting room with fireplace and a cedar lined storage room. In addition, a finished basement which runs under the entire house boasts a home gym, spa and bar.

House Features: 6 bedrooms, 5 bathrooms and is complemented by a 2,032 square foot 2 bed / 2 bath guest house. The 2-acre property also includes mature trees, a horse corral, an outdoor barbecue area, pool and spa.

Builder: Manson O. Sanford, Pasadena, as discovered in the August 23, 1918 issue of the *Southwest Contractor and Manufacturer*.

Historical Information by Tim Gregory, Building Biographer, and Pasadena Heritage