

Available for Restoration

The Historic Henderson-Barrier House



1431 North Main Street, Mount Pleasant
Cabarrus County



Price: \$350,000

Square Feet: 1,638

Lot Size: 0.33 acre

Zoning: City Center (Commercial)

According to public records, the Henderson-Barrier House is the oldest residence in the town of Mount Pleasant. It occupies center stage in the small town, just one block from the main intersection. This highly important building is the earliest example of the one-story, double-pile form and is noted as Cabarrus County's earliest example of a double-pile Greek temple residence.

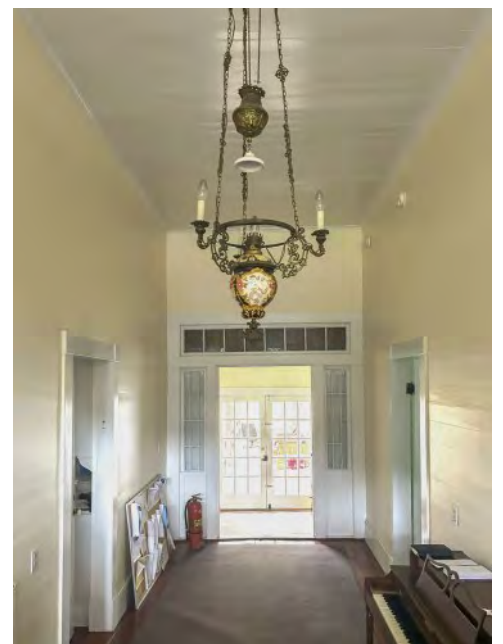
**Oldest Residential Structure in
Historic Mount Pleasant!**

Built circa 1840 by local physician Dr. J. L. Henderson, the property was sold in 1875 to another physician, Dr. Paul Barrier. The **property continued as a doctor's residence until after 1900. Luther Ritchie purchased the property in 1914, and it has remained** in the Ritchie family until Ms. Beckett, the great-granddaughter of Luther Ritchie, sold it to the Town of Mount Pleasant. The Town is committed to the permanent preservation of this important place.

The exterior of the three-bay building is sheathed in plain weatherboard and features square Greek Revival six-over-six sash windows. Its high hip roof is covered in architectural asphalt shingles. The building also features a handsome pedimented portico with a broad frieze and Greek Revival molding. The portico is upheld by four square columns with capitals. A balustrade with rounded handrail and thin balusters surrounds the portico.

The primary entrance is set in flush sheathing, and consists of a two-leaf, two-vertical-panel door with twelve-pane sidelights over panels, and an eight-pane transom, framed by symmetrical molding with corner blocks, which is mirrored in the original rear entry opening opposite it. The building has three exterior end chimneys and all but one are original. Interior features include original mantels and trim, heart-pine wood flooring, and twelve-foot ceilings.

The property has been rezoned from Residential to City Center (commercial) and will require minor rehab to accommodate a commercial use. For (single-family) residential purposes, a Special Use permit would be required.



North Carolina
Preservation North Carolina
The Historic Preservation Foundation of North Carolina, Inc.

For more information or to make an appointment to see the Henderson-Barrier House, contact:

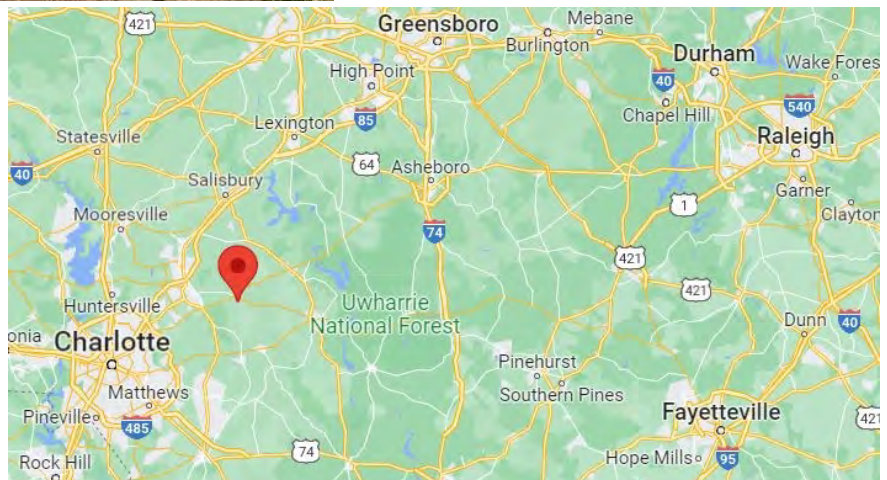
Jack Thomson, *Regional Director* • 704-473-0005 • jthomson@presnc.org

JOIN US! For more information about Preservation NC and other endangered properties visit www.PreservationNC.org.

Financial Incentives: The Henderson-Barrier House is a contributing structure in the Mount Pleasant Historic District and is eligible for historic preservation tax credits. In North Carolina, both state and federal income tax credits are available for the certified rehabilitation of historic structures. For the rehabilitation of income-producing certified historic structures, a 20% federal income tax credit and a tier based state income tax credit are available. For more information on Historic Preservation Tax Credits, please contact the North Carolina State Historic Preservation Office at 919-807-6570 or at www.hpo.ncdcr.gov.



Directions: From Charlotte: take I-277 N. toward I-85 S/Statesville. Take the exit toward I-85 N and merge onto I-85 N. In 8 miles, take exit 48 toward Matthews. Merge onto I-485 Inner in 0.9 mile. In 1.9 miles take exit 33 for NC-49 N toward Harrisburg. Turn left onto NC-49 N/State Hwy 49 N in 0.4 mile. Keep right to continue on State Hwy 49 N in 0.5 mile and continue straight onto State Hwy 49 in 15.7 miles. Turn right onto N. Main St and the property will be on the left in 0.7 mile.



Area Information: Mount Pleasant is located in beautiful Eastern Cabarrus County in the southern piedmont of North Carolina on the high spot between Dutch Buffalo Creek and Adams Creek. It is surrounded by rolling hills, farmland, and forests west of the Uwharrie National Forest and east of the Charlotte metropolitan region.

Mount Pleasant offers small-town life and charm with big city access, and is experiencing growth and popularity due to its proximity to major metropolitan areas. It is located just 30 minutes to the Uwharrie National Forest, 4 miles from the Cabarrus Event Arena, 20 miles to the Charlotte Motor Speedway, and 1 hour to Charlotte/Douglas International Airport. For more information visit www.mtpleasantnc.org and www.pleasantlife.org.

Preservation North Carolina is a statewide, private, non-profit membership organization that protects and promotes the architectural heritage of North Carolina. Through its Endangered Properties Program it acquires and sells endangered historic buildings. Preservation North Carolina sells all properties with protective covenants and a rehabilitation agreement to ensure that the historic buildings will be renovated and that they will be protected from demolition and unsympathetic changes in the years to come. For samples of these legal documents visit www.presnc.org/get-help/easements-covenants.

For general information or to join Preservation NC:

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