

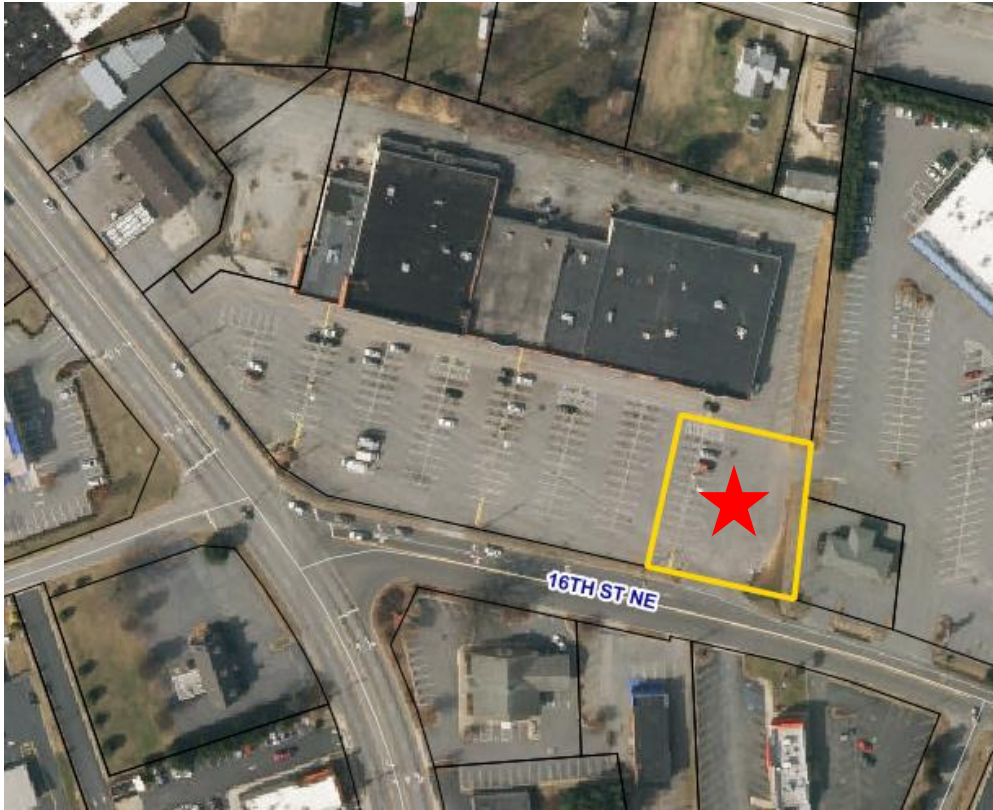


Commercial Real Estate
Development
Property Management

Alicia Wilfong
PO Box 729
Hickory, NC 28603
828 322 7224
awilfong@teamprism.com

www.teamprism.com

Intersection of Springs Road and Sandy Ridge Road



**Out Parcel Available
Build to Suit**

**Springs Road Station
Shopping Center
in Primary
North-South Corridor in
NE Hickory**

**Cross Parking &
Driveway Easements with
shopping center**

**1245 16th St NE, Hickory,
NC 28601**

- 0.48 Acres
 - Plans for 3600 SF shell
- Zoned NC-1, Commercial**

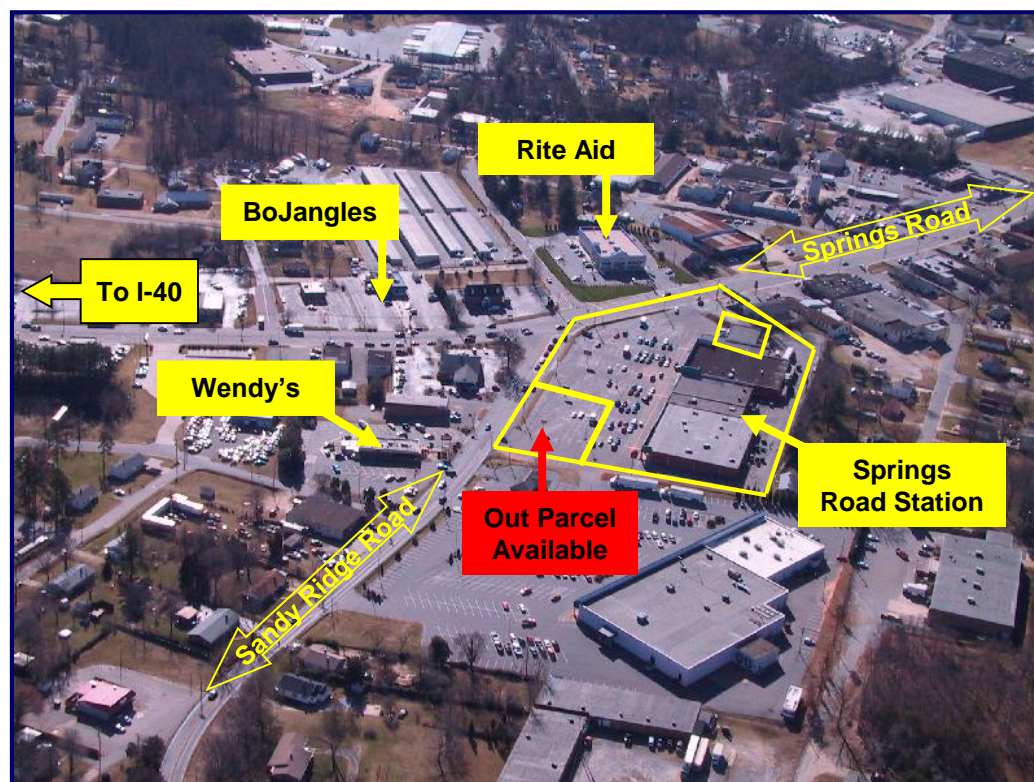
2018 ADT

**Springs Road – 19,000
Sandy Ridge Road – 8,500**

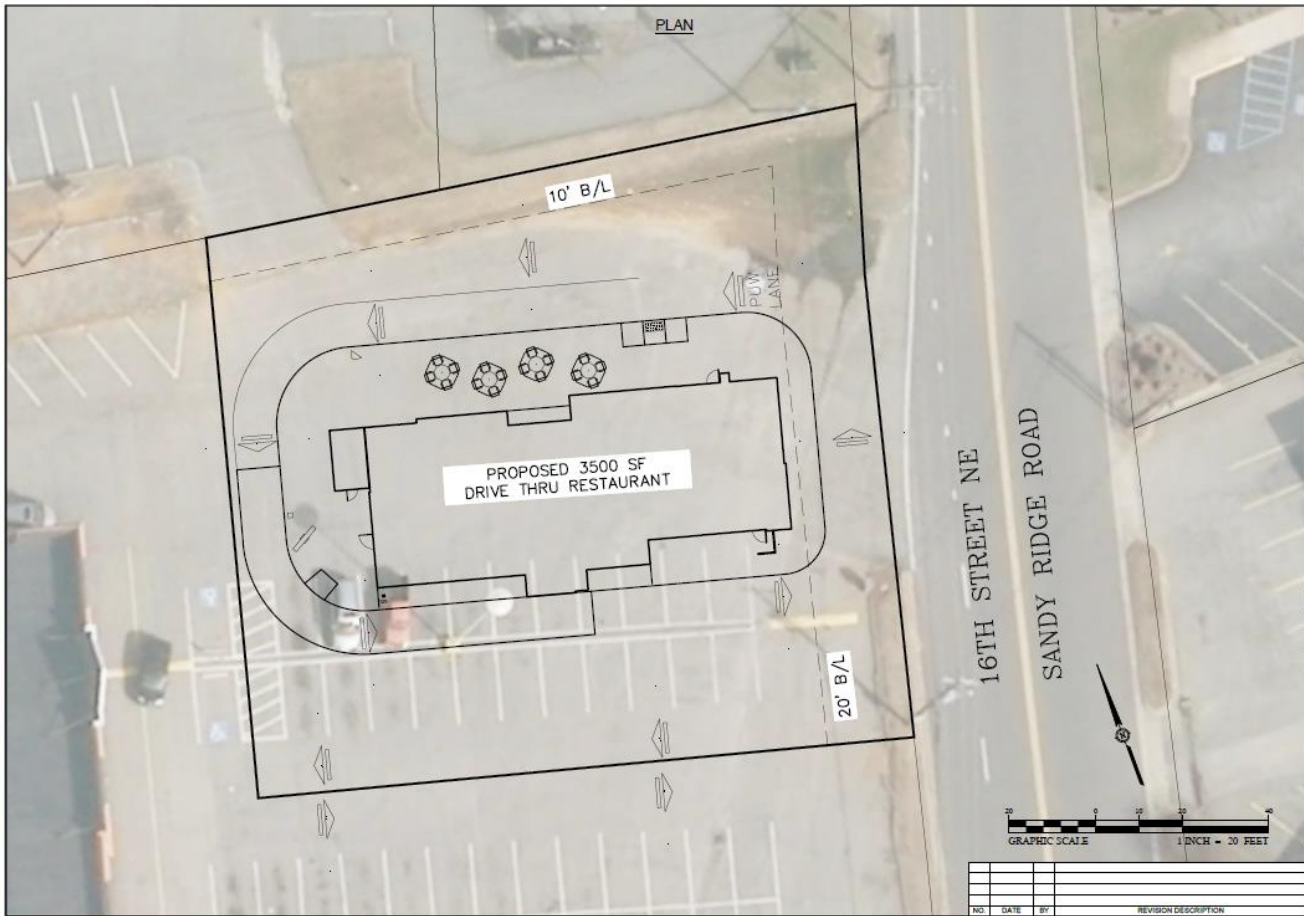
- 2018 Total Population
- | 1 Mile | 3 Mile | 5 Mile |
|--------|--------|--------|
| 6,163 | 39,374 | 71,106 |

2018 Average HH Income

1 Mile	3 Mile	5 Mile
\$45,088	\$60,019	\$67,609



P:\2016 PROJ\EO 78116.01412 PRISM DEVELOPMENT - New Commercial Office Bldg_Lot 9 at 1000 Teardrop - Design Phase\Drawings Database\911601412-PRISM-Development-NewCommercialOfficeBldg-Lot9at1000Teardrop\Road Parcel Site Plan 04.27.16.dwg 4/27/2016 11:57 AM ERIC AN NEWMAN



NO.	DATE	BY	REVISION DESCRIPTION

<p>DRIVE THRU RESTAURANT CONCEPT PLAN</p> <p>SHEET 1 of 1</p>	<p>JOB NO.: 16-0412 DATE: FEB 2018 DRAWN BY: J. HARRIS CHECKED BY: J. HARRIS DESIGNED BY: J. HARRIS CONCEPT REVIEW</p> <p>Copyright and Patent File No. 02-18-149</p>	<p>1245 16TH STREET NE PRISM DEVELOPMENT HICKORY, NORTH CAROLINA</p>	 <p>McGill ASSOCIATES ENGINEERING, PLANNING, FINANCE 1000 HAZLEHURST LANE, WYOMING, WY 83093 TEL: 307.634.2200 FAX: 307.634.2201</p>
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NO.	DATE	BY	REVISION DESCRIPTION

<p>McGill ASSOCIATES ENGINEERING PLANNING FINANCE</p> <p>100 W. STREET, SUITE 100 • DUNEDIN, FLORIDA 33515 • (662) 334-0040 • PMG@MCGILL-PA.COM</p>	<p>1245 16TH STREET NE</p>		<p>PRISM DEVELOPMENT</p> <p>HICKORY, NORTH CAROLINA</p>	<p>CONCEPT PLAN</p>	<p>JOB NO.: 160112 DATE: FEB 2018 DESIGNED BY: PMG CHECKED BY: PMG DESIGN REVIEW: — CONTR. REVIEW: — SHEET COUNT: 10 SHEET: 02 OF 10 (4pg)</p>
	<p>SHEET 1 of 1</p>	<p>Stamp/Lead Initial (S) (M) (E) (T) (A) (J)</p>			

I, Kevin D. Hefner, certify that I am the owner of the property described in this plat, and that the plat is a true and correct copy of the original plat as recorded in the public records of the State of North Carolina. I am a resident of the State of North Carolina and am qualified to execute this plat. I am not a minor, and I am not under any legal disability. I am not a party to any litigation involving this property. I am not a party to any litigation involving this property. I am not a party to any litigation involving this property.

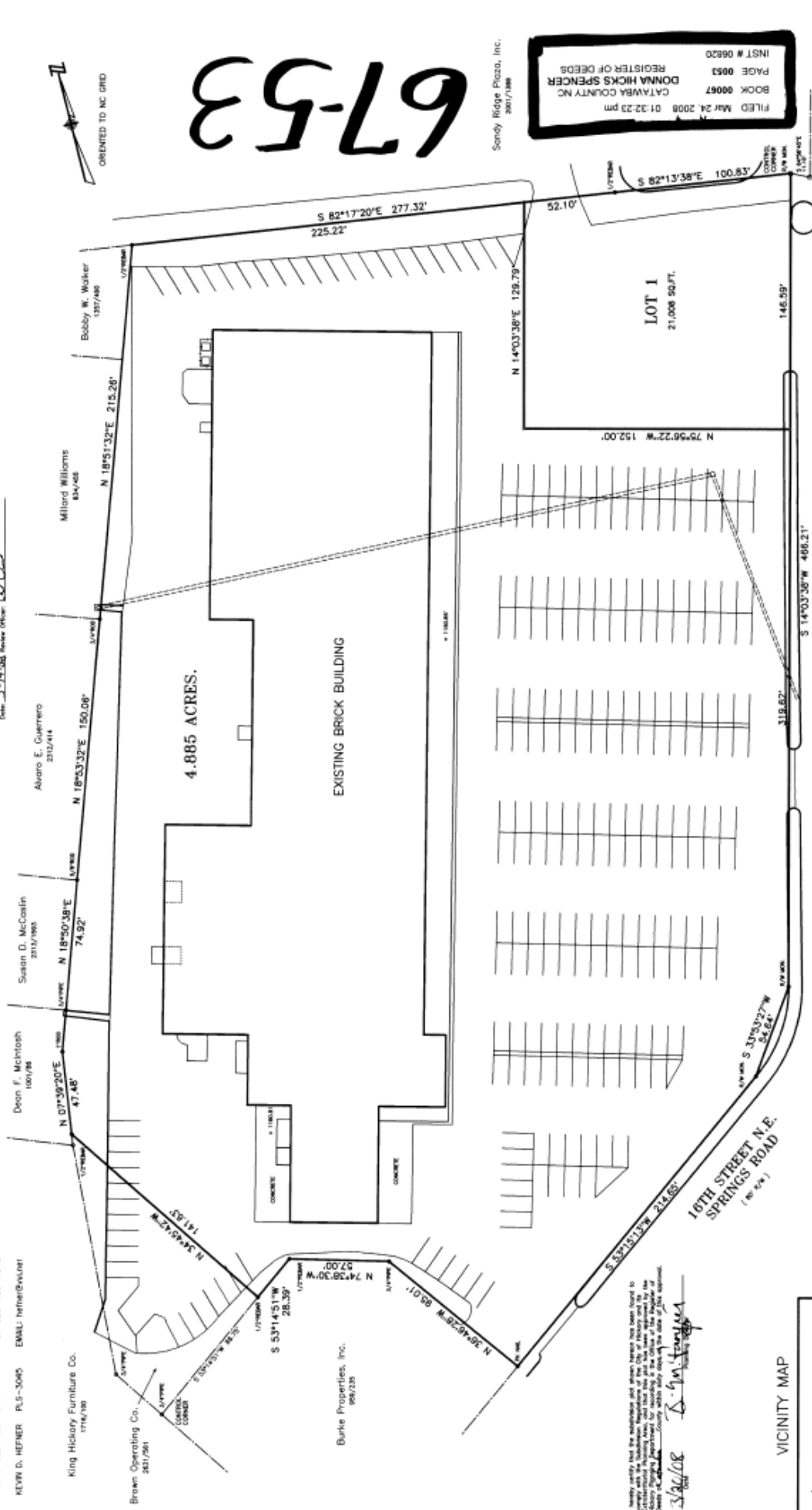
KEVIN D. HEFNER & ASSOCIATES
SURVEYING & MAPPING
P.O. BOX 6194 BETHLEHEM STATION
HICKORY, N.C. 28603
Phone: 828-495-7377 Fax: 828-495-7378
KEVIN D. HEFNER PLS-3040 EMAIL: khefner@kda.net

I, Michael D. Maurer, certify that I am the owner of the property described in this plat, and that the plat is a true and correct copy of the original plat as recorded in the public records of the State of North Carolina. I am a resident of the State of North Carolina and am qualified to execute this plat. I am not a minor, and I am not under any legal disability. I am not a party to any litigation involving this property. I am not a party to any litigation involving this property. I am not a party to any litigation involving this property.

Michael D. Maurer
Notary Public
Burke County, North Carolina
Date: 3-15-08
Notary Seal

Michael D. Maurer
Notary Public
Burke County, North Carolina
Date: 3-15-08
Notary Seal

MINOR SUBDIVISION FOR:
BROWN OPERATING COMPANY, INC.
HICKORY TOWNSHIP CATAWBA COUNTY, N.C.
DATE: FEBRUARY 28, 2008 SCALE: 1" = 40'
TAX CODE: 84H BLOCK 1 PARCEL 2A
PIN # 3713-15-63-2287
DEED REFERENCE: BOOK 956 PAGE 170
OWNERS ADDRESS: P.O. BOX 729 HICKORY, N.C. 28603
FILE: 956MAPR- PIOT: 956MAPR-1 (DRAWN BY: KDH)



STATE OF NORTH CAROLINA
COUNTY OF BURKE
FILED FOR REGISTRATION AT _____ DAY OF _____ 20____ IN THE OFFICE OF THE REGISTER OF DEEDS IN Burke County, North Carolina.
COMMISSIONER: _____
REGISTER OF DEEDS: _____
BY: _____

THESE ARE NO CONTROL MONUMENTS WITHIN 2000' OF THIS SITE.
PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, RIGHTS OF WAY, COVENANTS, RESTRICTIONS, CONDITIONS & RESERVATIONS OF RECORD AFFECTING SAID PREMISES.
AREA SHOWN DETERMINED BY COORDINATE COMPUTATIONS.
EXISTING MONUMENTS: * MONUMENT SET * COMPUTED POINT *

PROPERTY SHOWN DOES NOT LIE WITHIN A WATERSHED PROTECTED AREA.
THIS SURVEY CREATES A SUBDIVISION OF LAND THAT LIES WITHIN THE AREA OF A MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
PROPERTY SHOWN DOES NOT LIE WITHIN A FLOOD HAZARD AREA AS SHOWN ON FIRM 3710371300L.

VICINITY MAP
HIGHLAND AVE
SANDY RIDGE RD
SPRINGS RD
12TH AVE N.E.

GRAPHIC SCALE - FEET
40 0 40 80 120

67-53

LOT 1
21,000 SQ. FT.

4.885 ACRES.

EXISTING BRICK BUILDING

10TH STREET N.E. SPRINGS ROAD
(10' R/W)

SANDY RIDGE ROAD 16TH STREET N.E.
(10' R/W)

King Hickory Furniture Co.
1714/730

Brown Operating Co.
281/561

Burke Properties, Inc.
956/735

Dean F. McIntosh
1001/58

Susan D. McCain
2013/1963

Alvaro E. Cuervo
2312/414

Millard Williams
814/426

Bobby W. Walker
1337/480

FILED
Mar 24 2008 01:32:23 pm
CATAWBA COUNTY NC
DONNA HICKS SPENCER
REGISTER OF DEEDS
PAGE 0053
INST # 06820