

# FOR SALE | INDUSTRIAL CONDO

24 Industrial Park Road | Saco, ME



## HIGHLIGHTS

- 3,150± SF industrial condominium
- Exceptionally clean and move in ready
- Currently utilized as private garage for classic cars and collectibles
- Suitable space for storage, workshop or business use

**SALE PRICE: \$585,000**



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# PROPERTY SUMMARY

24 Industrial Road | Saco, ME



**OWNER:** David Terricciano  
Revocable Trust

**DEED:** Book 18678, Page 253

**ASSESSOR:** Map 69, Block 7, Unit 4

**LOT SIZE FOR CONDO  
ASSOCIATION:** 1.05± AC

**BUILDING SIZE:** 14,388± SF

**AVAILABLE SIZE:** 3,150± SF

**YEAR BUILT:** 2018

**CONSTRUCTION:** Masonry

**ROOF:** Asph/F Gls/Cmp

**SIDING:** Vinyl

**FLOORING:** Custom polished concrete

**CEILING HEIGHT:** 14'

**OVERHEAD DOOR:** One (1) 14'

**ELECTRICITY:** Circuit breaker

**HVAC:** Hot water; gas

**UTILITIES:** Public Water & Sewer

**SECURITY SYSTEM:** Full interior and perimeter  
security with a motion  
detector

**AUTOMOTIVE LIFT:** One (1) 9,000 lb lift available

**RESTROOM:** One (1)

**SPRINKLER:** Yes

**SIGNAGE:** Available on road

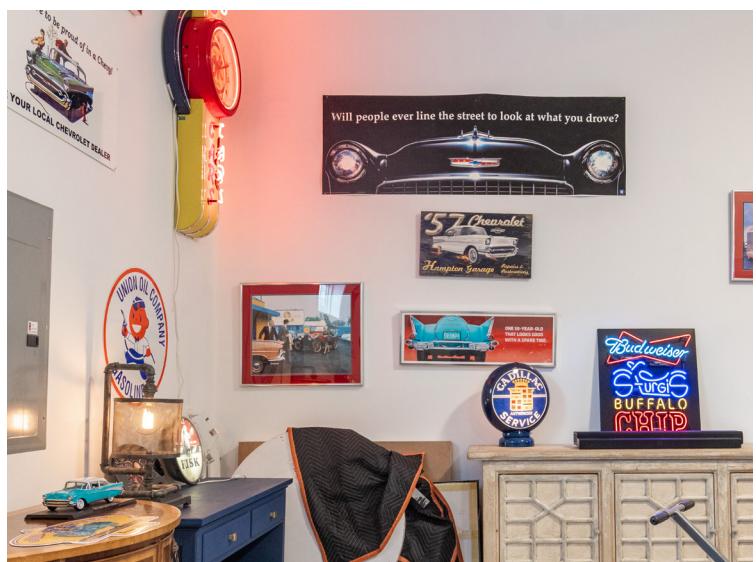
**DUMPSTER PAD SITE:** Available

**PARKING:** Six (6) dedicated spots with  
additional visitor and handi-  
capped parking.

**ZONING:** Industrial District

**PROPERTY TAXES:** \$6,933.86

**SALE PRICE:** \$585,000



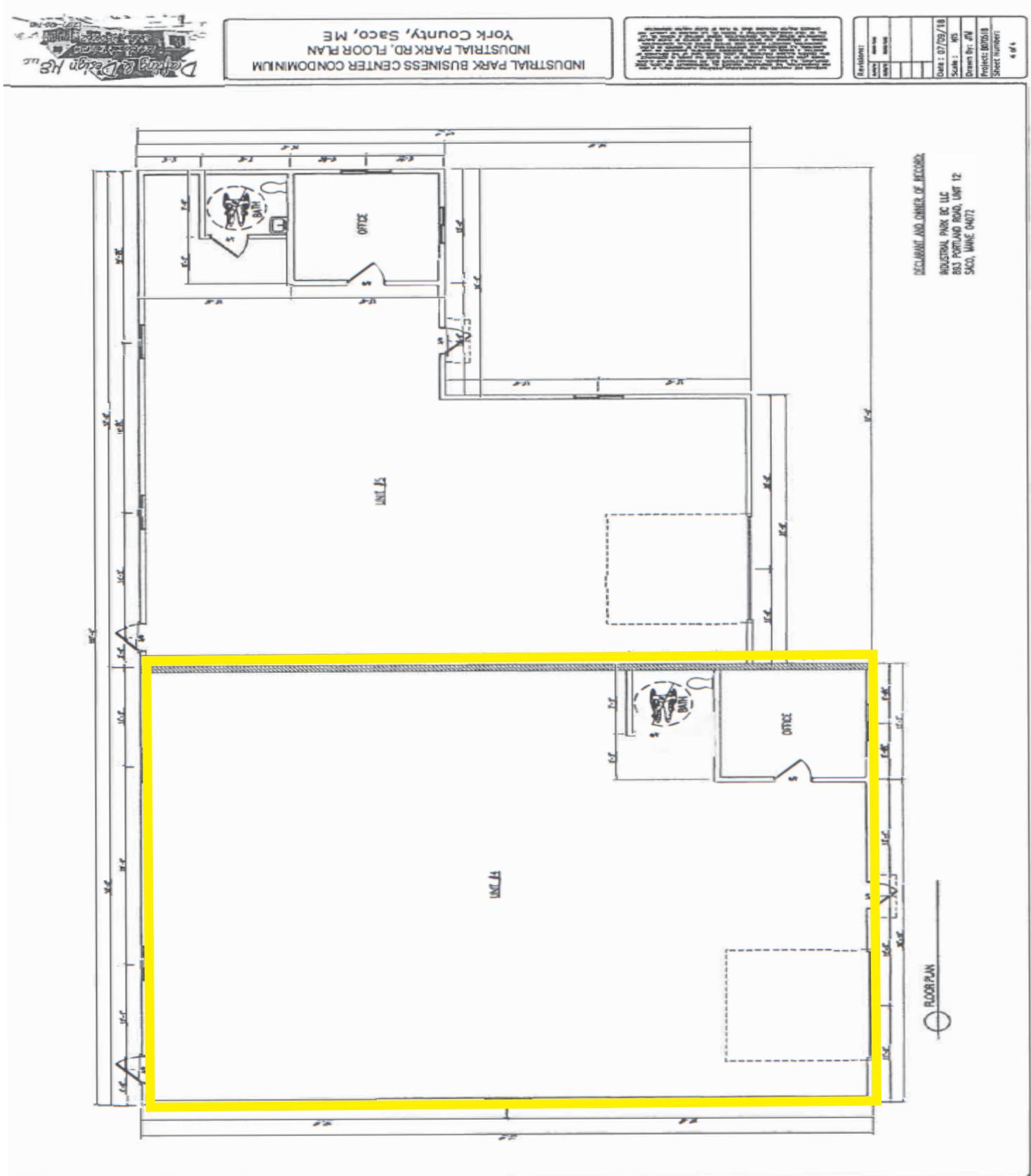
# PHOTOS

24 Industrial Road | Saco, ME



# FLOOR PLAN

24 Industrial Road | Saco, ME



# FIVE MILE DEMOGRAPHICS

24 Industrial Road | Saco, ME



## KIYI ACTIVI

55,240

Population



Average Household Size

44.2

Median Age

\$81,562

Median Household Income

4%

No High School Diploma



21%

High School Graduate

29%

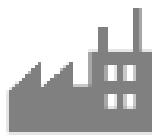
Some College



40%

Bachelor's or Higher Degree

## BUSINESS



2,309

Total Businesses



24,630

Total Employees



67%

White Collar



22%

Blue Collar



12%

Services



2.1%

Unemployment Rate

## INCOME



\$81,562

Median Household Income



\$51,513

Per Capita Income



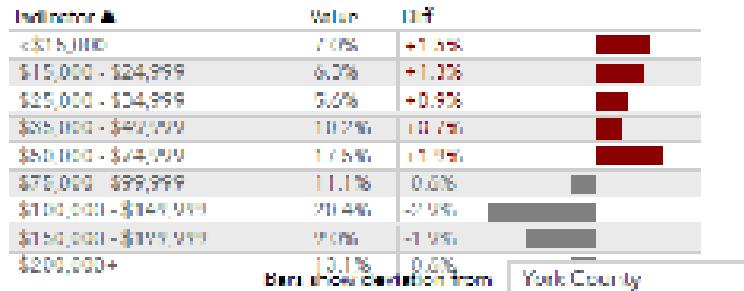
\$225,554

Median Net Worth

## 2025 Households by Income (Est.)

The largest group: \$100,000 - \$149,999 (26.4%)

The smallest group: \$25,000 - \$34,999 (3.0%)



Source: This infographic contains data provided by Esri (2012), Esri DataValue (2012).

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