

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: Five (5) dedicated spots with
additional visitor and handi-
capped parking.

ZONING: Industrial District

PROPERTY TAXES: \$8,048.56

SALE PRICE: \$585,000



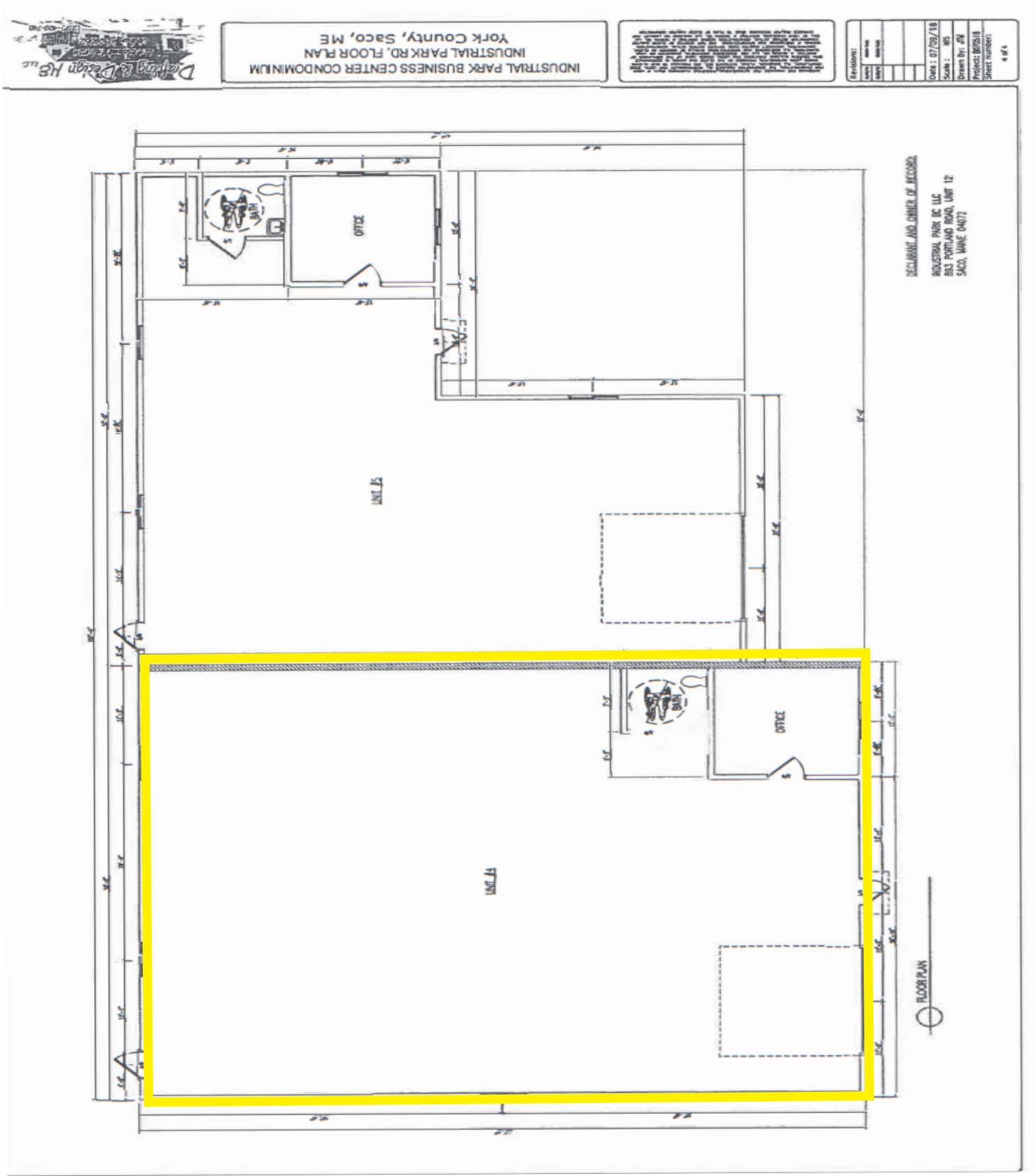
PHOTOS

24 Industrial Road | Saco, ME



FLOOR PLAN

24 Industrial Road | Saco, ME



FIVE MILE DEMOGRAPHICS

24 Industrial Road | Saco, ME



KEY FACTS

55,240

Population

44.2

Median Age

2.1

Average Household Size

\$81,562

Median Household Income

EDUCATION

4%

No High School Diploma



27%

High School Graduate



29%

Some College



40%

Bachelor's/Grad/Prof Degree

BUSINESS



2,309

Total Businesses



24,630

Total Employees

EMPLOYMENT



White Collar

67%



Blue Collar

22%



Services

12%

2.4%

Unemployment Rate

INCOME



\$81,562

Median Household Income



\$51,543

Per Capita Income



\$225,554

Median Net Worth

2025 Households by income (Esri)

The largest group: \$100,000 - \$149,999 (20.4%)

The smallest group: \$25,000 - \$34,999 (5.6%)

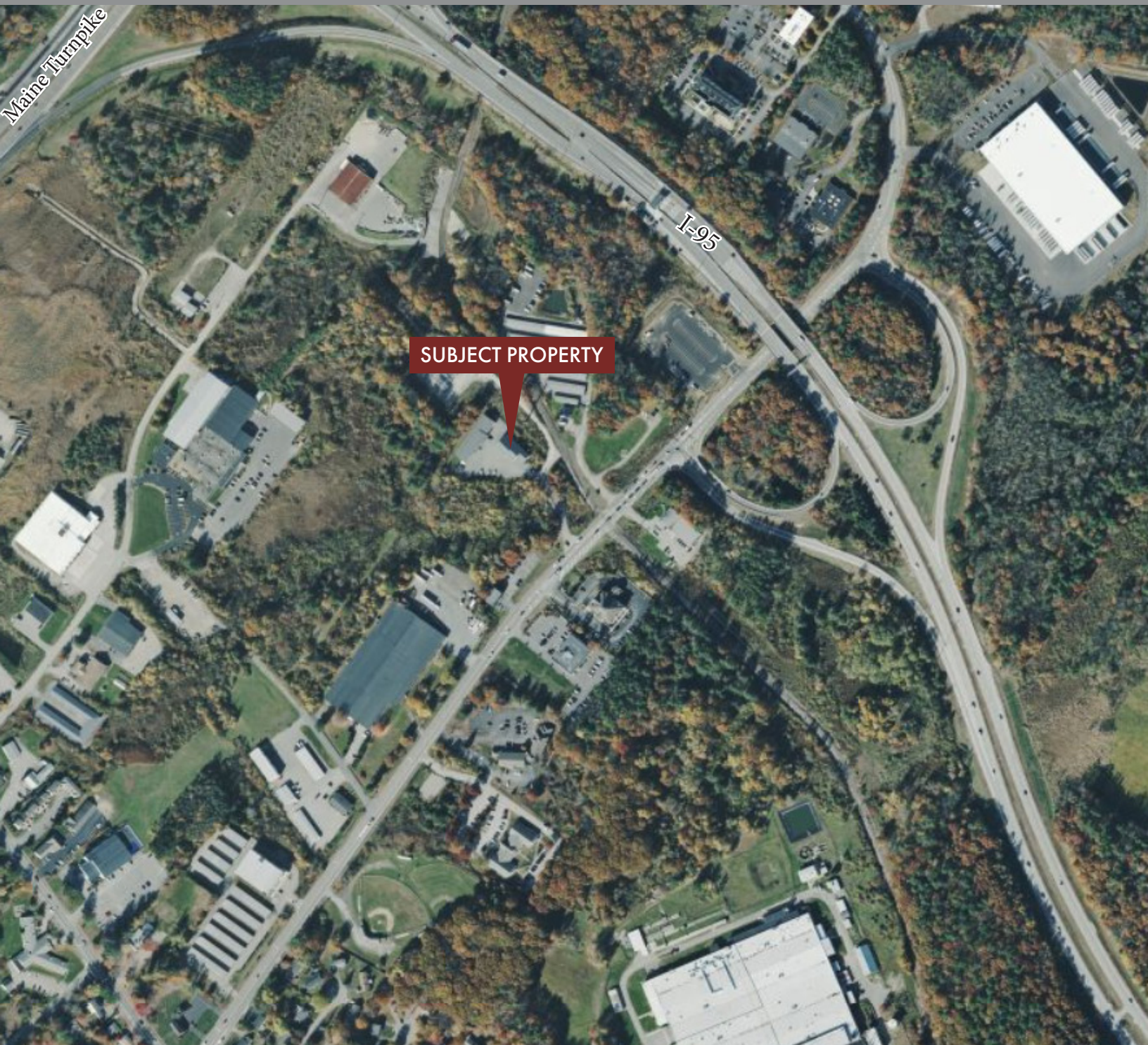
Indicator ▲	Value	Diff	
<\$15,000	7.0%	+1.5%	
\$15,000 - \$24,999	6.3%	+1.3%	
\$25,000 - \$34,999	5.6%	+0.9%	
\$35,000 - \$49,999	10.2%	+0.7%	
\$50,000 - \$74,999	17.5%	+1.9%	
\$75,000 - \$99,999	11.1%	-0.6%	
\$100,000 - \$149,999	20.4%	-2.9%	
\$150,000 - \$199,999	9.0%	-1.9%	
\$200,000+	13.1%	-0.6%	

Bars show deviation from York County

Source: This infographic contains data provided by Esri (2025), Esri-Data Axle (2025).

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