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Calare Properties develops 125,000 s/f industrial facility - ARCO National Construction serves as general contractor

July 07, 2023 - Owners Developers & Managers



Saco, ME Calare Properties (Calare) celebrates the completion of 45 Industrial Park Rd., a class A warehouse/logistics development. The nearly 125,000 s/f facility will serve as a key distribution hub for a globally recognized snack food manufacturer. Project costs were not disclosed.

“In bringing this modern facility to fruition, we are pleased to deliver a premier space that will support the business goals of this renowned organization while also contributing to the thriving industrial real estate market in Southern Maine,” said Albert Manley, vice president of acquisitions at Calare. “We’re thrilled to welcome such a dynamic tenant to 45 Industrial Park Rd. and to continue delivering value to this growing market through strategic vision and investment.”

Calare purchased the site in the fall of 2021 and entitled the land for industrial usage with construction commencing in the summer of 2022. 45 Industrial Park Rd. features 32-ft. clear height ceilings, 25 loading docks, office space spanning 8,500 s/f, and a 3,500 s/f fleet service garage.

ARCO National Construction served as the project's design-build general contractor.

"Maine has so much to offer and has seen constant population growth over the past 10 years with significant expansion across most business and service sectors", noted Todd Barclay, SVP of Calare Properties. "This is our second real estate project in Maine and we are committed to growing our business in the state. It has been a great experience."

The 31-acre site is located one mile from I-95 with access to key points throughout Maine, New Hampshire, and Massachusetts. An estimated 25 million people reside within five hours of the project, providing a central hub for distribution operations.

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