

## SUCCESS STORY

# Food Manufacturer

HANOVER, MD

Securing a specialized manufacturing and distribution facility for a growing food production company

### CLIENT OBJECTIVES

A food manufacturing and distribution company needed to secure new space to support its expanding operations. The goal was to find a facility near its existing footprint in the BWI/Howard County area that could meet stringent operational and infrastructure requirements tied to food-grade production.

### STRATEGIC PLANNING

The Cresa team collaborated closely with the client's facilities and engineering teams to define technical requirements and accelerate site qualification. In a tight industrial market, they took a patient, targeted approach—conducting due diligence and uncovering off-market options. The team ultimately secured a new-construction facility that could be modified during development to meet food-grade standards, minimizing buildout costs and expediting occupancy.

### RESULTS

- **Strategic Location:** Identified a facility in close proximity to existing operations, supporting distribution efficiency
- **Customization Opportunity:** Secured a building under construction that could be tailored to food-grade specifications
- **Speed to Market:** Reduced timeline by structuring a phased improvement schedule
- **Collaborative Planning:** Worked in tandem with client's technical teams to streamline site evaluation and design alignment

### PROJECT HIGHLIGHTS



BWI/Anne  
Arundel

Submarket



228,085 SF

Space

### PROJECT TEAM



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