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Luxury residential community will include dozens of Las Colinas homes

\$140 million home project is planned next to Fluor headquarters.



The houses will be built on more than 22 acres adjoining Fluor's corporate headquarters in Irving. (DMN files)

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By [Steve Brown](#)

8:43 AM on Sep 2, 2022



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A new Las Colinas housing community will bring about six dozen high-end homes next to the headquarters building for Fluor Corp.

The more than 22-acre single-family home neighborhood is estimated to have a value of \$140 million and will be constructed at Las Colinas and La Villita boulevards in Irving.

Dallas-based Alexander Hunt Distinct Homes will build the project, which was approved Thursday night by Irving's city council.

"There is a need and demand for executive housing in Irving," said builder Mark Alexander, who lives in Irving but has been unable to find a site for large custom houses. "Currently there is no land available for new residential construction in Las Colinas."

Alexander is buying the land from Fluor for the gated community.

"We've been closely working with Fluor Corp. and the Las Colinas Association in planning this project, and we have their full support," he told Irving's council. "The houses would be from 4,000 to 5,000 square feet approximately."



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“The price ranges would be from \$1.7 million to \$2.2 million.”

Irving’s planning staff had recommended against approving the new homes, which would be built on land currently zoned for commercial construction.

But real estate broker Matt Heidelbaugh of Cushman & Wakefield, who has represented Fluor, said there’s little likelihood that offices will be built on the tract. “We have had zero office users express any interest in this property,” Heidelbaugh said. “The executive housing in Irving has been grossly underserved.

“Fluor is 100% behind this — they love the use.”

Alexander said the Fluor property is one of the few remaining locations in that area of Irving that can be used for single-family homes. Most of the remaining development sites in Las Colinas are set aside for commercial or apartment development.

[Irving recently rezoned](#) the largest remaining vacant property in Las Colinas’ centerpiece Urban Center for construction of a 1.6 million-square-foot office

campus for Wells Fargo.



Dallas-based Alexander Hunt Distinct Homes currently builds custom houses in North Dallas. (Alexander Hunt Distinct Homes.)



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