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Developer Hines set to launch Asturia

By [Laura Kinsler](#) | Tribune Staff 

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ODESSA — Home buyers shopping along Pasco’s State Road 54 corridor will soon have another option as Hines Inc. announced it is nearing the launch of Asturia.

The eco-friendly developer [tapped](#) Ashton Woods Homes and David Weekley Homes as the builders for the former Behnke Ranch property. Hines Managing Director Lane Gardner said the first phase, which opens in the spring, is comprised of a total of 248 single-family home lots, including an array of traditional neighborhood homes with rear-alley entry and conventional suburban lots.

“The home prices are going to range from \$225,000 to \$500,000,” Gardner said.

The community will also feature an amenity center with a “resort-style” pool, fitness club and extensive trail network.

The Texas-based developer [paid \\$21 million](#) in 2013 for the 536-acre parcel, which had approved zoning and entitlements in place. On State Road 54 west of the Suncoast Parkway, Asturia is slated for 550 single-family homes, 200 townhomes, 433 multifamily units, 200,000 square feet of commercial space, 180,000 square feet of office space and 350,000 square feet of office/light-industrial space.

David Weekley also builds in nearby Longleaf and in Metro Development’s new community, [Union Park](#), just south of Wiregrass Ranch. Asturia will be Ashton Woods’ first entry into the Pasco County market.

Construction on Asturia started in late 2014. The community is between two other megadevelopments — [Starkey Ranch](#) to the west and Bexley Ranch to the east — that also are in the first phase of development.

Gardner confirmed that the company also is negotiating with an apartment developer, Integra Junction, that recently filed preliminary plans with the county for a 320-unit apartment complex at Asturia. The project would contain six 4-story buildings with detached and attached garage parking, a clubhouse and leasing office. It would be on a 15.4-acre parcel closest to the Suncoast Parkway interchange.

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