

VILLA TERESA

RESIDENCES

Classen Drive & N. Dewey Avenue
MIDTOWN / OKLAHOMA CITY, OK



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CONSTRUCTION PROGRESS
JULY 20TH, 2020

A detailed, monochromatic illustration of oak leaves and acorns, rendered in a fine-line, engraved style. The leaves are large and lobed, with prominent veins. Several acorns are scattered throughout, some on short stems and others more isolated. The background is a solid, muted brown color, which makes the white text stand out.

A FAMILIAR
STREET

—
A NEW
WAY OF
LIFE

VILLA TERESA

RESIDENCES



CITY & SOLACE

At the city center, Villa Teresa has reimagined a Midtown residence, providing a mix of the mellow and the metropolitan. Villa's contemporary architecture and concealed courtyards make up a self-contained sanctuary, set to the backdrop of the downtown Oklahoma City skyline.

Metropolitan Mellow

In the heart of the capital core, Villa Teresa Residences offers a duality of dwelling—a collection of tri-level townhomes and fashionable flats that have reimagined the lifestyle of a Midtown resident. Contemporary architecture, married with the history-rich grounds and timeless design, combine to form a reflection of life at Villa Teresa—a balanced life of active social scenes and serene solitude, a stirring community and a comfortable escape.

SPACIOUS FLATS

TRI-LEVEL TOWNHOMES

COLLABORATIVE BUILDOUTS

PERSONALIZED SPACES

SWEEPING, DOWNTOWN VIEWS

EASILY ACCESSIBLE BY FOOT, BIKE, BUS, CAR OR STREETCAR



Project Timeline

Villa Teresa can be found in the center of the city, fully enveloped by the ever-growing community bringing life to the state's capital. The Villa grounds encompass a collection of unique architecture, rich history, vibrant social displays, and intentional landscaping, all set against grand backdrops of the downtown skyline.

Once home to the Carmelite Convent and accompanying Catholic grade school, the property is rich with a history of celebration, education, and the pursuit of a peaceful existence. After six years of vacancy, Villa will once more join the community, reimagining that same peaceful existence in a residential application.

1917

Constructed in 1917, two Oklahoma City families—the Lowerys and Andersons, built and occupied the houses that would later become Villa Teresa.

1933

The Carmelite Sisters of St. Therese opened The Villa Teresa Convent and School, soon solidified as a pillar of inclusive support within the community.

2005

Villa Teresa hosts the Midtown Board, including future owners, Marva Ellard and Billie Woodring, sparking decades of interest in historic preservation.

2012

Following the closure of the Carmelite Convent and School, the Villa Teresa property is purchased by out-of-state developers, building concern for the historic properties future.

2017

Marva Ellard and Billie Woodring purchase the property, restoring public confidence in its continued preservation.

2021

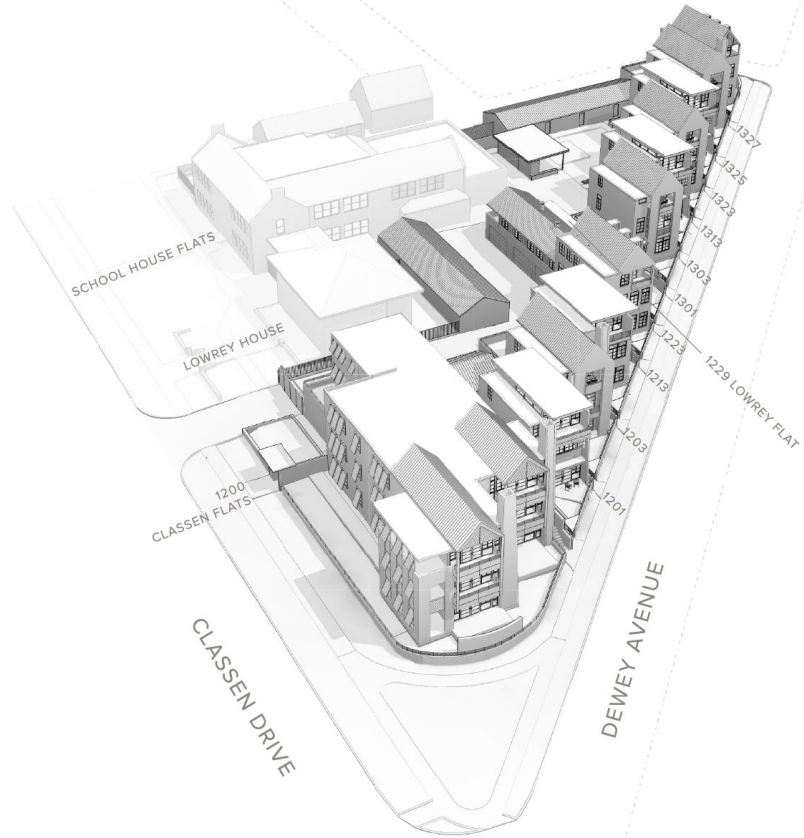
The Villa Teresa Residences welcomes first families into their new homes—Villa's first residents in nearly ten years.



Property

SITE PLAN

Villa Teresa's spacious flats and tri-level townhomes redefine life in Midtown. Historic grounds fuse with the contemporary architecture, lined with towering oak trees. Villa offers a quiet contrast to the endless commercial, social, and dining potential waiting for you just across the way. The Residences present the unique combination of elevated design, customizable materials, distinctive history, and a growing community.



Property

DEWEY TOWNHOMES

2,030 TO 2,548 SQ. FT.

2 - 3 BEDROOMS, 2.5 - 3.5 BATHS

3 FLOORS

2 PRIVATE GARAGE SPACES

VIEW OVERLOOKING MIDTOWN

COVERED PATIO OR BALCONY

FRONT TERRACE

STUNNING GROUNDS

PERSONALIZED FINISHES

HISTORIC NEIGHBORHOOD

WALKING/BIKING/PEDESTRIAN FRIENDLY

Ten three-story townhomes, ranging in size from 2,030 sq.ft. to 2,548 sq. ft., line Dewey at a forty-five-degree angle, providing a unique Midtown view. Each townhome features a front terrace and balcony, as well as two private garage spaces.



Property

CLASSEN FLATS

CORNER OF CLASSEN AND DEWEY

1,720 TO 2,333 SQ. FT.

2 BEDROOMS, 2.5 BATHS

2 PRIVATE GARAGE SPACES

VIEW OF DOWNTOWN SKYLINE

COVERED PATIO OR BALCONY

STUNNING GROUNDS

PERSONALIZED FINISHES

HISTORIC NEIGHBORHOOD

WALKING/BIKING/PEDESTRIAN FRIENDLY

At the corner of Classen and Dewey, the Classen Flats are made up of three stories and six flats. The Flats range from 1,720 sq. ft. to 2,333 sq. ft. Overlooking the spectacular downtown skyline, each flat features a large covered patio or balcony, fireplace, elevator access, and two garage spaces.



Property

THE LOWERY FLAT

REMODELED CARRIAGE HOUSE

1,321 SQ. FT.

2 BEDROOMS, 2 BATH

2 ENCLOSED PARKING SPACES

SPACIOUS OUTDOOR DECK

STUNNING GROUNDS

PERSONALIZED FINISHES

HISTORIC NEIGHBORHOOD

WALKING/BIKING/PEDESTRIAN FRIENDLY

The 1,321 sq. ft. two-bedroom Lowery Flat once served as the carriage house apartment of the historic Lowery House. Reimagined, remodeled, and enlarged, the Lowery Flat features a spacious outdoor deck and two enclosed parking spaces.



Neighborhood



A balanced being of life and leisure. Villa Teresa is settled in between the vibrant Midtown community and the historic homes of Mesta Park. With instant access to this current of commerce, Villa offers a relaxed reflection to the lively midtown environment. The scenic grounds grant a welcome break from the active metropolitan mood—a quiet respite with endless opportunities waiting just across the way.

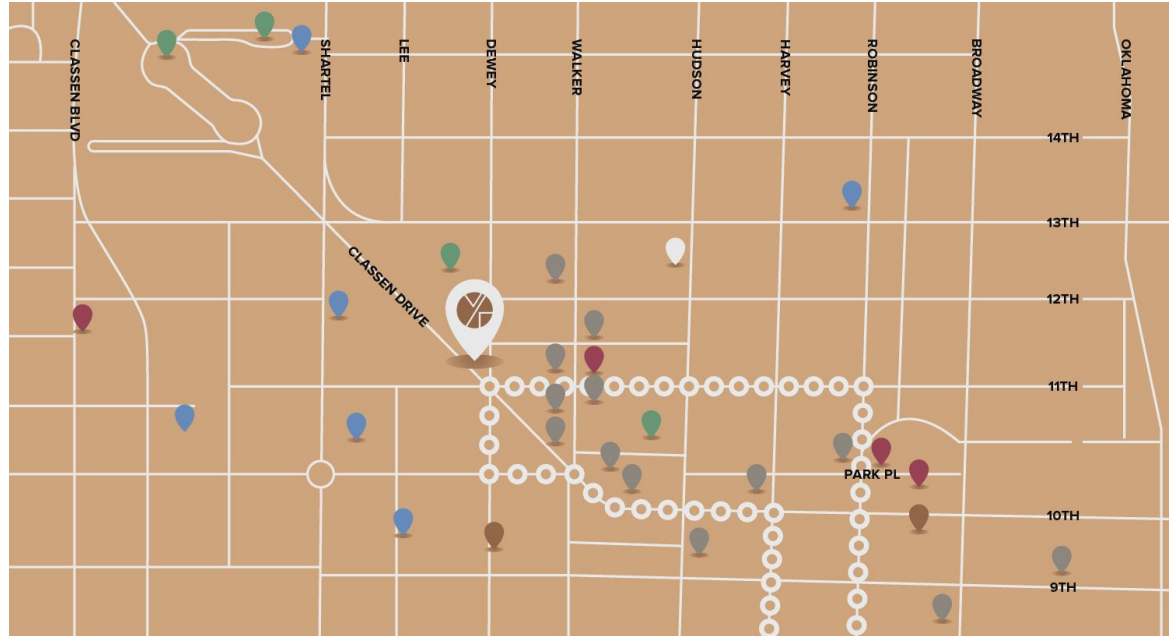




Access

Villa Teresa offers a duality of dwelling. This sanctuary of solitude is a quick dash from downtown, minutes from the medical community—behind Midtown's busy bookshops, corner cafes, and stirring streetcars. The neighborhood offers an endless supply of social opportunities for any lifestyle.

- RESTAURANTS
- BARS
- PARKS
- COFFEE SHOPS
- MEDICAL
- STREET CAR ROUTE



Team DEVELOPERS

A Passion for Preservation

Marva Ellard and Billy Woodring have a proven commitment to this city's continued preservation. The Villa Teresa partners are looking forward to preserve the past.



————— BILLY WOODRING

————— MARVA ELLARD

Team ARCHITECTS

Founded in 2005 by Brian Fitzsimmons, AIA, Fitzsimmons Architects has garnered a reputation for their ability to balance form and function, an active role in local economics, and a focused investment in Oklahoma City's urban expansion, cultural development, and historic preservation.

The work of Fitzsimmons is characterized by their capacity to establish, interpret, and express purpose through functional design and an informed aesthetic understanding.

fitzsimmons architects



BRIAN FITZSIMMONS



BRIAN HUNTER

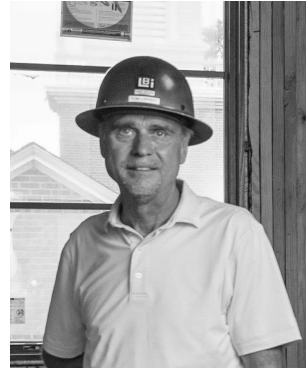
Team CONSTRUCTION

With one-hundred years of experience, market understanding, and dedication, Lippert Bros., Inc. has solidified a reputation of integrity, skill, and craftsmanship. The Firm remains competitive as a driving force in the construction industry, placing an emphasis on commercial, industrial, and government projects.

Lippert Bros.' sound structural work draws a parallel to the firm base of family support and growth integral to the company's lasting reputation as an industry authority.



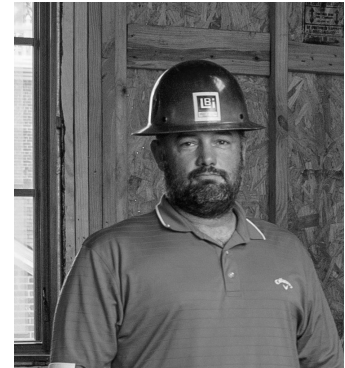
TOM LIPPERT



SHELBY LIPPERT



BRIAN PEACE



Contact

Villa's story has been pulled from the past to and into the present. Reach out and we will explore how you fit into the future.

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VILLA
TERESA
RESIDENCES



VILLA TERESA
RESIDENCES

TRI-LEVEL TOWNHOME
1213 N DEWEY AVE

3 BEDS

3.5 BATHS

2013 SQ. FT.

VILLATERESAOKC.COM INFO@VILLATERESAOKC.COM

VILLA TERESA
RESIDENCES

TRI-LEVEL TOWNHOME
1213 N DEWEY AVE

Midtown Residence, Reimagined

This Villa Teresa Residence is a spacious tri-level townhome at 1213 N. Dewey Avenue, tucked behind towering oaks and overlooking the city center. Villa's contemporary architecture is embodied in this 3 bedroom, 3.5 bath with 18' tall vaulted ceilings in the 2nd floor living room. This singularly unique home boasts 2013 SF of living space, an attached two car garage, and an enclosed front terrace as well as wonderful views of Midtown from the 3rd floor balcony. The design created by Fitzsimmons Architects is a modern reflection of the historic neighborhood. At Villa, you'll have the opportunity to personalize the space with finishes, colors, cabinets, countertops, to compliment your Top and Simmons fixtures and Miele Appliances. Interiors have been carefully constructed with intention and purpose to include hardwood floors in all common spaces and Polle architectural series windows.

CITY & SOLACE

VILLATERESAOKC.COM INFO@VILLATERESAOKC.COM

Floorplans

Villa's spacious townhomes and tri-level flats are designed to provide an elevated living experience. In partnership with Fitzsimmons Architects, Villa Teresa Residences presents a marriage of contemporary architecture, timeless sensibility, historic grounds, and easy access to the City's vibrant downtown.

[DOWNLOAD FLOORPLANS](#)

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R E S I D E N C E S