

PulteGroup's Central Texas Division Breaks Ground on Del Webb Lost Pines Community, First 55+ Community in Austin Market After 30+ Years

One of the nation's pioneers in active-adult homebuilding expands presence in top retirement destination with 500+ home community in historic Bastrop, Texas.



PulteGroup, Inc. (NYSE: PHM), the nation's third-largest homebuilder, announced that its Central Texas division has broken ground on Del Webb Lost Pines, the company's first 55+ active adult community in the Austin area in over three decades. The groundbreaking ceremony held on July 10th in Bastrop, Texas, signals PulteGroup's strategic expansion into one of the nation's fastest-growing retirement markets.

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Located within The Colony master-planned community in historic Bastrop, just 30 minutes from Austin, Del Webb Lost Pines will feature over 500 residences across 160 acres upon full buildout. The community is strategically positioned to serve the rapidly expanding 55+ demographic in Texas, which recently topped national rankings as the number one state for retirees.

"Del Webb Lost Pines represents a significant milestone in our continued growth strategy, bringing our proven active-adult lifestyle concept to one of America's most dynamic retirement markets," said Matt Koart, Executive Vice President and Chief Operating Officer of PulteGroup. "Austin's growth, combined with Texas's appeal to retirees, creates an ideal opportunity for Del Webb to serve this underserved market with our resort-style amenities and engaging community lifestyle."

The project launched phase one of construction, featuring over 260 residences, with home sales and a grand opening anticipated in Q1 2026. The community will offer three home series, featuring one-story designs with open floor plans, spacious kitchens, and energy-efficient construction, all tailored to today's active-adult homebuyers who prioritize wellness, health, and social connection.

Central to the Del Webb Lost Pines experience will be a state-of-the-art amenity center expected to open in late 2026. The expansive clubhouse will feature a fitness center, aerobics classes, multi-purpose hobby rooms, golf simulator, and social spaces, while outdoor amenities include a resort-style pool, bocce and pickleball courts, and miles of

walking trails throughout the naturally beautiful Texas Hill Country setting adjacent to the Colorado River.

Pablo Rivas, Division President of PulteGroup Central Texas, emphasizing the community's significance, said "Given Austin's growth and the rapidly expanding 55+ demographic, Del Webb Lost Pines will fill tremendous demand with beautiful, consumer-inspired home designs and upscale amenities. It's been decades since a new Del Webb community opened in the Austin area, and we're excited to showcase the Del Webb lifestyle to Bastrop and the greater Austin region."

A full-time Lifestyle Director will oversee programming and events, ensuring residents have abundant opportunities to connect with neighbors and pursue their interests.

Del Webb Lost Pines joins PulteGroup's national portfolio of active-adult communities, reinforcing the company's position as America's leading builder serving the 55+ market. The expansion into the Austin area demonstrates PulteGroup's strategic focus on high-growth markets where demographic trends and economic conditions align with demand for quality active-adult housing.

About Del Webb

Del Webb is a national brand of PulteGroup, Inc. (NYSE: PHM). Del Webb is the pioneer in active adult communities and America's leading builder of new homes designed for pre-retirement and retirees. Del Webb builds consumer inspired homes and communities for active adults ages 55+ who want to continue to explore, grow and learn, socially, physically and intellectually as they look forward to retirement. For more information on Del Webb, visit delwebb.com.

About PulteGroup

PulteGroup, Inc. (NYSE: PHM), based in Atlanta, Georgia, is one of America's largest homebuilding companies with operations in more than 45 markets throughout the country. Through its brand portfolio that includes Pulte Homes, Centex, Del Webb, DiVosta Homes, and John Wieland Homes and Neighborhoods, the company is one of the industry's most versatile homebuilders able to meet the needs of multiple buyer groups and respond to changing consumer demand. PulteGroup's purpose is building incredible places where people can live their dreams.

For more information about PulteGroup, Inc. and PulteGroup brands, go to pultegroup.com; pulte.com; centex.com; delwebb.com; divosta.com; and jwhomes.com. Follow PulteGroup, Inc. on X: [@PulteGroupNews](https://twitter.com/PulteGroupNews).

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