

# Builder

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## Del Webb To Build 240 Homes in Phase One at Terramor in Southern California

New 55+ communities will meet buyer demand in an underserved Baby Boomer population.

By Mary Salmonsens



The Terrace Club at Terramor.

Forestar Toscana Development Company, a joint venture between developer Foremost Companies and an affiliate of investor Starwood Capital Group, have announced that PulteGroup's Del Webb brand will be building the first two neighborhoods in Terramor, a 961-acre master-planned community in Temescal Valley, near Corona, California. Taken together, Cortina and Ardena by Del Webb will contain 240 new 55+ homes, which will range from 1,579 to 2,172 square feet in size.

Cortina and Ardena by Del Webb will represent over 50% of the 55+ home sites in the first phase of Terramor, which has been approved for 1,443 single-family homes in a mix of 55+ and all-ages neighborhoods. A six-acre recreation facility is also under development; known as the Terrace Club, the site will contain an indoor and outdoor pool, cabana, fitness center, sports facilities and a 20,000 square-foot clubhouse exclusively for 55+ resident use. The community will also include nature trails and paseos, as well as numerous outdoor parks and outdoor activity areas.

Given the lack of new 55+ housing options in the region, Steve Cameron, president of Foremost Companies, believes that the upcoming Del Webb neighborhoods will meet the demands of a discerning Baby Boomer population. "The first two neighborhoods at Terramor offer an incredible opportunity to address regional housing demand, while providing sophisticated and modern housing for the 55+

demographic desiring a vibrant, social, and comfortable lifestyle," said Cameron in a release. "Foremost Companies is proud to partner with Starwood Capital Group on this truly unique and thoughtfully-planned development."

Cortina and Ardena by Del Webb are expected to open this spring.

#### About the Author



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Mary Salmonsens is a recent graduate of the S.I. Newhouse School of Public Communications at Syracuse University. As an Editorial Intern with Hanley Wood's residential construction group, she covers demographics, local markets, and finance for Builder and Multifamily Executive magazines.