



Real Estate
Investment
Trust II

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KBS REIT II Sells One Liberty Plaza Notes

***KBS REIT II sells the notes secured by Class-A Manhattan tower
for an economic gain of approximately \$48.6 million***

IRVINE, Calif. (Oct. 22, 2013) – [KBS Real Estate Investment Trust II](#) (KBS REIT II), a Newport Beach, Calif.-based public, non-traded real estate investment trust, announced it has sold its first mortgage notes on One Liberty Plaza for \$114.3 million, amounting to an economic gain of approximately \$48.6 million after closing costs.

KBS REIT II's investment in the One Liberty Plaza notes represented a secured interest in a first mortgage on the 53-story, Class-A office building in Manhattan's World Financial Center (World Trade Center) submarket. KBS REIT II purchased the two promissory notes in February 2009 for \$66.7 million — a 42-percent discount to the par value at the time of acquisition. The REIT received interest income over its holding period of \$33.0 million. The combined economic gain and the income earned on this \$66.7 million investment totaled \$81.6 million.

The 2.1 million-square-foot [One Liberty Plaza](#) is located at 5 Church Street in New York, situated on a block bounded by Broadway, Liberty Street, Church Street and Cortlandt Street. The area contains the second largest inventory of Class A office space in Downtown Manhattan.

About KBS

KBS Capital Advisors is an affiliate of KBS Realty Advisors, a private equity real estate company and SEC-registered investment advisor founded in 1992. Since its inception, KBS and its affiliated companies have completed transactional activity of approximately \$26 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and five non-traded REITs. For information, visit www.kbscapital.com.

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