



Real Estate
Investment
Trust II

FOR IMMEDIATE RELEASE

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KBS REIT II Sells Metropolitan Center in East Rutherford, N.J.

EAST RUTHERFORD, N.J., (July 1, 2014) – [KBS Real Estate Investment Trust II](#) (“KBS REIT II”), a public non-traded real estate investment trust based in Newport Beach, Calif., has sold its Metropolitan Center office building in East Rutherford, N.J., for \$108.7 million to One Met Center, LLC, which is owned and operated by Vision Properties, a wholly owned subsidiary of Arena Capital Group.

Metropolitan Center is a 421,317-square-foot, 15-story, LEED Gold-certified office building located at One Meadowlands Plaza at the intersection of Route 3 and the New Jersey Turnpike. The property also is adjacent to MetLife Stadium and the American Dream development which is set to include 1.7 million-square-feet of retail and 1.2 million-square-feet of attractions and dining. Metropolitan Center also features top-class amenities and panoramic views of the Manhattan skyline.

“We believe Metropolitan Center is the premier office building in this marketplace due to its location and ease of access to and from Manhattan,” said KBS Capital Advisors Senior VP/Market Leader Shannon W. Hill. “Location, along with high quality finishes and amenities, will be the foundation for continued success under new ownership.”

About KBS

KBS Capital Advisors is KBS REIT II’s external advisor and is an affiliate of KBS Realty Advisors, a private equity real estate company and SEC-registered investment adviser founded in 1992. Since its inception, KBS and its affiliated companies have completed transactional activity of approximately \$30 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and five non-traded REITs. For information, visit www.kbscapital.com.

This release may contain forward-looking statements within the meaning of Section 27A of the Securities Act of 1933, as amended and Section 21E of the Securities Exchange Act of 1934, as amended, including KBS REIT II’s ability to invest in and manage a diverse portfolio, the performance of the Metropolitan Center property and the performance of the East Rutherford, N.J., real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS REIT II’s or Metropolitan Center’s actual results, performance or achievements to be materially different from any future results, performance or achievements expressed or implied by such forward-looking statements.

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