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## **KBS REIT III Acquires CrossPoint at Valley Forge**

WAYNE, Pa., (Aug. 21, 2015) – [KBS Real Estate Investment Trust III](#) (KBS REIT III), a non-traded real estate investment trust based in Newport Beach, California, announced the acquisition of CrossPoint at Valley Forge, a Class A office building located within the suburban market of Wayne, Pennsylvania.

Built in 1974 and gut renovated in 2014, CrossPoint at Valley Forge is a 272,360-square-foot, LEED Gold-certified and Energy Star-rated building. The property includes amenities such as a fitness facility and a café with indoor and outdoor seating, Wi-Fi and television monitors. The surrounding neighborhood includes amenities such as the King of Prussia Mall, the second largest mall in the United States, a Wegman's and a Walmart Supercenter. The neighborhood will soon be improved with a lifestyle center that will include LA Fitness, Nordstrom Rack, Del Frisco's and Starbucks, among others.

"We believe that the property's central location near a growing amenity base will have a positive impact on the tenants of CrossPoint at Valley Forge," said KBS Regional President Marc DeLuca. "We also believe that this node on the Wayne/King of Prussia border is becoming an incredibly attractive live, work, and play community that will contribute to the path of growth for the property."

CrossPoint at Valley Forge is located near the intersection of the Pennsylvania Turnpike and I-76. The property also has direct access to Route 202, a well-traveled business route that runs parallel to Pennsylvania Turnpike. Additionally, the property is situated approximately one mile from 1000 Continental, an office asset purchased in February 2014, by a KBS-affiliated company.

"We believe the renovations delivered at the property coupled with the area's expanding amenity base will serve to deepen the tenant pool for the property. A pool which already includes Teleflex, Rovi, Medecision, Lewis Brisbois and Principal Financial," said KBS Vice President Shannon W. Hill.

Mike Margolis, Dave Dolan, Brett Segal and Jeff Mack of Newmark Grubb Knight Frank brokered the transaction.

## **About KBS**

KBS Capital Advisors is KBS REIT III's external advisor and is an affiliate of KBS Realty Advisors, a private equity real estate company and registered investment adviser founded by Peter Bren and Charles J. Schreiber in 1992. Since its inception, KBS-affiliated companies have completed transactional activity in excess of \$32 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and six non-traded REITs. For information, visit [www.kbs.com](http://www.kbs.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 statements relating to KBS REIT III's ability to invest in and manage a diverse portfolio, and the performance of CrossPoint at Valley Forge and of the Pennsylvania real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS REIT III's and/or CrossPoint at Valley Forge'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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