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## **KBS REIT II Signs New 27,855-Square-Foot Lease at Horizon Tech Center**



SAN DIEGO, (Feb. 9, 2016) – [KBS Real Estate Investment Trust II](#) (“KBS REIT II”), a non-traded real estate investment trust based in Newport Beach, California, announced today the signing of a new 27,855-square-foot lease at Horizon Tech Center in San Diego with [Ingenu](#), the pioneer in delivering connectivity exclusively to machines connecting to the Internet of Things (IoT).

Built in 2008, Horizon Tech Center consists of three, two-story, LEED Gold-certified office buildings. The property, which has 10-foot ceilings, contains 157,884 rentable square feet and is situated on an 11.35-acre site in the Scripps Ranch community in northern San Diego County. Accessible and in close proximity to major thoroughfares, the building is located on Meanley Drive, just east of Scripps Ranch Road, and adjacent to Interstate 15.

“We are pleased that Ingenu has made Horizon Tech Center its home,” said Tim Helgeson, senior vice president at KBS. “The property is not only energy efficient with state-of-the-art security and building systems, which our tenants certainly appreciate, it also provides access to great scenery and walking trails at nearby Evan’s Pond. We look forward to a long relationship with Ingenu.”

Ingenu, an expert in wireless technology, is building the first wireless [Machine Network™](#), which will be the world’s largest IoT network dedicated to connectivity for machine-to-machine devices. The IoT is anticipated to include up to 50 billion devices over the next decade – bringing the ability to communicate wirelessly with things like remote meters, sensors, vehicles, and home appliances.

Jay Alexander at JLL represented KBS REIT II and Ron Miller at Colliers represented Ingenu in the transaction.

### **About KBS**

KBS Capital Advisors is the external advisor to KBS Real Estate Investment Trusts (REITs), 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-affiliated companies have

completed transactional activity in excess of \$31.1 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 II's ability to invest in and manage a diverse portfolio, and the performance of Horizon Tech Center and of the San Diego real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS REIT II's and/or Horizon Tech 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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