



Media Contact:

Janelle Joseph
Prosek Partners for KBS
(212) 279-3115, ext. 119
jjoseph@prosek.com

KBS REIT II Signs 21,031 Square Feet at Granite Tower in Denver



DENVER (Aug. 16, 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 renewal of a 21,031-square-foot lease at Granite Tower with Robinson Waters & O’Dorisio, P.C., a Denver-based law firm handling commercial real estate transactions, restructurings, finance, bond work and related litigation.

Granite Tower is a landmark, Class A office tower located in Denver’s central business district. The property is LEED Gold-certified with 31 stories and 562,709 square feet of rentable space. Granite Tower offers tenants on-site reserved parking, outdoor patios and an on-site restaurant. The property is located within walking distance of a fitness center, hotels and various dining and shopping options.

Granite Tower is also located within one mile of Union Station and near routes 70 and 25, providing tenants with easy access to and from Denver’s suburbs. The property is conveniently situated near University of Colorado-Denver and University of Denver, as well as various entertainment options including Coors Field and Sports Authority Field at Mile High. Granite Tower’s location in the Lower Downtown neighborhood allows tenants to enjoy the oldest neighborhood in Denver and its unique culture.

“We look forward to continuing our relationship with Robinson Waters & O’Dorisio, P.C.,” said Mark Brecheen, senior vice president at KBS and asset manager for the property. “Granite Tower’s prime location provides tenants with a 24/7 live, work, play environment in the growing market of Denver, and we believe that the property’s onsite amenities and accessibility add to its appeal.”

“Being located in proximity to our institutional finance clients, both the federal and state courthouses and the capitol creates efficiencies,” said John W. O’Dorisio, co-managing shareholder of Robinson Waters & O’Dorisio, P.C., a 34-lawyer law firm.

Pete Staab and Nathan Johnson of Newmark Grubb Knight Frank represented KBS REIT II and Garth Tait of Silverbrae Commercial Realty, Inc. represented Robinson Waters & O’Dorisio, P.C. in the deal.

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 \$31.9 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and seven non-traded REITs. For information, visit 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 KBS REIT II's ability to invest in and manage a diverse portfolio, the performance of Granite Tower and the performance of the Denver real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS REIT II'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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