



Media Contact:

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

KBS REIT II Signs Over 18,000 Square Feet at Granite Tower in Denver



DENVER (Jan. 9, 2018) – [KBS Real Estate Investment Trust II](#) (“KBS REIT II”), a non-traded real estate investment trust based in Newport Beach California, announced today that CoBiz Financial, a diversified financial services company, renewed and expanded their lease at Granite Tower in Denver for a total of 18,529 square feet.

Granite Tower is a landmark, Class-A office tower located in Denver’s central business district. The 31-story property encompasses 562,709 rentable square feet and is LEED Gold-certified for its environmental performance and sustainable design. Onsite amenities include reserved parking, outdoor patios as well as an on-site restaurant. Granite Tower is also within walking distance to a fitness center, various hotels as well as dining and shopping options.

The property is located within the northwest quadrant of the Denver central business district submarket and at the gateway to Denver’s Lower Downtown Historic District (LoDo). Granite Tower is approximately a 30-minute drive from the Denver International Airport, and within a two-hour flight of two-thirds of the U.S. The area surrounding the property offers tenants numerous live-work-play amenities, including Coors Field and Sports Authority Field at Mile High. The area is also home to two universities, University of Colorado-Denver and University of Denver.

“We are happy to help a long-term tenant with their ever-changing needs at Granite Tower,” said Mark Brecheen, senior vice president for KBS and asset manager for the property. “This short-term renewal and expansion was important for CoBiz and KBS was happy to help.”

Greg Holm of CBRE represented CoBiz Financial while Nathan Johnson and Pete Staab of Newmark Grubb Knight Frank represented KBS 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 \$35 billion via 16

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.

#