



Media Contact:

Cristina Martinez
Prosek Partners for KBS
(212) 279-3115, ext. 215
cmartinez@prosek.com

KBS Strategic Opportunity REIT Signs Over 11,000 Square-Foot in Leases at Bellevue Technology Center

BELLEVUE, Wash., (September 9, 2015) – [KBS Strategic Opportunity REIT](#), a public, non-traded real estate investment trust based in Newport Beach, California, announced today the signing of new leases with Inspur USA for 4,418 square-feet and MOD Pizza for 6,823 square-feet at Bellevue Technology Center. Inspur USA, a leading IT outsourcing services provider, is a new tenant at the property, while MOD Pizza, a fast, casual pizza brand headquartered at Bellevue Technology Center, is an existing tenant that expanded its lease. MOD Pizza now occupies a total of 22,595 square-feet at the property.

Bellevue Technology Center is a nine-building, class A/B office campus totaling 330,508 square-feet, located in Bellevue, Washington. The property sits on 46 acres of land, includes a 576 unit underground parking garage, and is located half a mile south of Microsoft's headquarters.

"We are excited to welcome Inspur USA to this property and are thrilled about MOD Pizza's growth within the property," said Jeff Rader, senior vice president for KBS Capital Advisors. "Bellevue Technology Center is an attractive property with great amenities, and we believe that the Puget Sound region is one of the most dynamic office real estate markets in the country right now, benefiting from strong employment growth in the high-tech sector."

Bellevue Technology Center's amenities include a state-of-the-art fitness facility with locker rooms, a full-service café, an expansive common area, a conference area, a collaborative area with flat screens and Wi-Fi. Additional amenities include secured on-site bike storage, a sports court and a beach volleyball court, and landscaped walking/jogging trails. The property is also surrounded by six Metro transit stops, including a "Rapid Ride" stop.

Mark Flippo, JJ Shephard and Charlie Malley with JLL represented KBS Strategic Opportunity REIT in the transaction. Glenn Combs with Flinn Ferguson represented MOD Pizza and Bill Cooper and Taylor Olson with Colliers represented Inspur USA.

About KBS

KBS Capital Advisors is KBS Strategic Opportunity REIT's external advisor and is an affiliate of KBS Realty Advisors, a private equity real estate company and registered investment advisor founded by Peter Bren and Charles J. Schreiber in 1992. Since its inception, KBS-affiliated companies have completed transactional activity in excess of \$30.5 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and six 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 statements relating to KBS Strategic Opportunity REIT's ability to invest in and manage a diverse portfolio, and the performance of Bellevue Technology Center and of the Bellevue real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS Strategic Opportunity REIT's and/or Bellevue Technology 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.

#