



Skidmore District Gem Obtains LEED Gold Certification

Newly renovated, environmentally sensitive and energy efficient, Block 300 positioned as prime Portland corporate location

PORTLAND, July 7, 2014 – With nearly 100,000 square feet of new leases executed in 2014 and the recent completion of a major lobby renovation and extensive building upgrades, Rubicon US REIT's Block 300, located at 308 SW Second Avenue, is setting the pace for corporate locations in the Rose City.

The building's latest success is confirmation it has earned LEED® Gold certification for Existing Buildings: Operations & Maintenance™, something that Gil Clark, asset manager with operating partner Chicago-based Kaufman Jacobs, says is "yet another reason Block 300 is one of the most desirable spaces in the city."

"This acknowledgement from the USGBC is a testament to how well the building was designed and how well it is operated and maintained by our management team," said Clark. The LEED green building certification program is the nationally accepted benchmark for the design, construction, and operation of green buildings. Among other highlights, Block 300 performed exceptionally well in the categories of alternative commuting transportation, energy efficient performance, indoor environmental quality and innovation in operations. "We are very proud of this achievement."

The General Services Administration vacated nearly half of the 360,000 square foot building in late 2013, creating an opportunity for the ownership group, a joint venture between Kaufman Jacobs, Starwood Capital Group and JPMorgan, to reimagine the building and create a sustainable appeal to creative tenants through a multimillion-dollar capital improvement program. The freshly completed upgrades, combined with the building's large open floor plates and convenient CBD location have proven to be a winning formula, as evidenced by recently executed leases with technology tenants Puppet Labs and Cvent.

According to Clark, Block 300's capital improvement program included a fully renovated lobby, fitness center and elevator cabs, among other common area and amenity improvements. The renovations utilize premium, environmentally conscious materials and finishes and feature unique elements such as a living green wall and an interactive Philips Lumiblade OLED light installation, the first of its kind in North America

Block 300 is represented the JLL agency leasing team of **Mark Friel**, senior vice president, **Jake Lancaster**, senior vice president, and **Buzz Ellis**, managing director.

For additional information on the property, visit www.block300.com.

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