

Press Release

July 18, 2014

Skanska USA Sells 1776 Wilson Boulevard in Arlington, Virginia to Invesco Real Estate for \$90M

Skanska USA Commercial Development announced today it has sold its office property at 1776 Wilson Boulevard in Arlington, Virginia to an institutional client of Invesco Real Estate for \$90 million.

1776 Wilson Boulevard boasts 139,394 square feet of highly sustainable office and retail space, a fitness center, and a green roof terrace accessible to all office tenants. Skanska acquired the site in May 2010, and self-financed 100 percent of the development costs for the five-story, Class A project, which was completed by Skanska USA Building Inc. in November 2012. 1776 Wilson Boulevard was the first commercial office building in Arlington, Virginia to achieve LEED Platinum under the most current version of the U.S. Green Building Council's Core & Shell certification program.

The building's additional sustainable elements include:

- an on-site photovoltaic array which produces over 1.0% of the building's total energy use
- a building dashboard which monitors the building and tenant energy use levels
- an extensive green roof which reduces storm water overflow and urban heat island effects
- air sensors that regulate outdoor air intake for optimized ventilation and improved indoor air quality
- low-VOC requirements for adhesives, sealants, paints and coatings
- bike storage, shower facilities and electric car charging stations in the underground garage

1776 Wilson Boulevard is 90 percent leased. Including Skanska, current tenants are LMO Advertising, National Association of Chain Drug Stores, U.S. Civil Research & Development Foundation, Black & Veatch Corporation, Pier 1 Imports, and 100 Montaditos.

"The success of this project can be attributed to the building's efficient, sustainable design and high-quality construction," said Rob Ward, Executive Vice President for Skanska. "We feel 1776 Wilson Boulevard responded extremely well to the needs of our customers and provided first-rate finishes and amenity offerings in a great location in Rosslyn."

In addition to 1776 Wilson Boulevard in Arlington, VA, Skanska USA Commercial Development's projects in the Washington, D.C. area include 99M Street SE in the Capital Riverfront, 22M, 44M and 88M Street NE in NOMA, and 2100W Pennsylvania Avenue, NW.

For further information please contact:

Pamela Monastra, Skanska USA, tel: +404.946.7533

This and previous releases can also be found at www.usa.skanska.com

Skanska USA is one of the largest, most financially sound construction and development companies in the country, serving a broad range of industries including healthcare, education, sports, data centers, government, aviation, transportation, power, energy, water/wastewater and commercial. Headquartered in New York with 39 offices across the country, Skanska USA employs more than 9,600 employees committed to sustainable construction and development and an injury-free workplace. Skanska USA Building, which specializes in building construction, and Skanska USA Civil, which focuses on civil infrastructure, generated \$6.7 billion in revenue in 2013, representing 34 percent of Skanska's global construction revenue. Development units Skanska USA Commercial Development, which invests in and develops office and multi-family projects in select U.S. markets, and Skanska Infrastructure Development North America, which develops public-private partnerships, are both leaders in their selected markets. Global revenue of parent company Skanska AB, headquartered in Stockholm and listed on the Stockholm Stock Exchange, totaled \$21 billion in 2013. Skanska shares are publically traded in the U.S. on the OTC market under the symbol SKBSY through a Level I American Depository Receipt program.

About Invesco Real Estate

Established in 1983, Invesco Real Estate manages \$59.7 billion of real estate investments, including \$34.9 billion in direct real estate investments and \$24.8 billion in real estate securities (as of March 31, 2013). With more than 360 employees in 19 offices worldwide, the group focuses on top-down market and property fundamentals combined with bottom-up local market intelligence. Senior members of the management team have worked together for more than 25 years, contributing to the consistent implementation of Invesco's investment strategy and resulting performance. Additional information is available at www.invescorealestate.com.

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