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### **Skanska to Lease 41,000 Square Feet at Allen Plaza, Major Mixed-Use Development Downtown**

The Southeast regional office of Skanska USA Building Inc. is leasing 41,000 square feet of office space at Allen Plaza, a thriving mixed-use development in downtown Atlanta. Skanska, formerly Beers Construction, has been located in downtown Atlanta since 1907.

Skanska expects to move from its current office headquarters on 70 Ellis Street to 55 Allen Plaza by September of 2007. 55 Allen Plaza is a 14-story building with 346,000 square feet of office space. Leigh Martin of CB Richard Ellis' Atlanta office represented Skanska in the lease transaction.

Over its 100-year history, Skanska has built some of Atlanta's signature office buildings and sports complexes, including 191 Peachtree, Bank of America Plaza, the Georgia Dome, Omni Hotel, High Museum of Art and Olympic Stadium-Turner Field.

"We are thrilled with our decision to relocate to Allen Plaza and committed to playing a continued role in downtown's resurgence," said Steve Laux, Area General Manager of Skanska's Atlanta office. "This new space aligns perfectly with our business shift to a full-service construction management firm."

Named in honor of former Atlanta mayor and civil rights leader, the late Ivan Allen, Jr., Allen Plaza is a nine-block development by Barry Real Estate Companies that currently includes two office buildings – 30 and 55 Allen Plaza – with the luxury "W" hotel and residences under construction. The goal is to establish a new business district and revitalize a part of the city in need of renewal.

"This is a big win for Allen Plaza and the overarching vision of our development," said Hal Barry, chairman of Barry Real Estate. "We admire and appreciate Skanska's dedication to downtown Atlanta and look forward to welcoming them to their new home in Allen Plaza. It's a great day for our development and a great day for what is happening in the heart of our city."

Allen Plaza is bordered by the Centennial Olympic Park, the new Georgia Aquarium, and the World of Coca-Cola to the west. Peachtree Street, with its urban setting of office towers, sits to the east. The development has

direct access to the I-75/I-85 Downtown Connector and is directly adjacent to the Civic Center MARTA rail station. The area is teeming with new construction that will bring condominiums, shops and top quality office space.

“This important decision by Skanska to keep its presence downtown is yet another sign of the continued growth and progress of downtown Atlanta,” said A. J. Robinson, president of Central Atlanta Progress. “We have seen some of our city’s most exciting projects come to life in Skanska’s hands.”

Skanska USA Building Inc. is a leading national and local provider of construction, pre-construction consulting, general contracting and design-build services to a broad range of U.S. industries including life sciences, healthcare, education, high-tech, aviation, transportation and sports and entertainment. Skanska USA Building also provides pharmaceutical validation services to clients. The company, part of the Skanska AB global group of companies, is headquartered in Parsippany, New Jersey, and has approximately 3,800 employees.

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