



CWD
REAL ESTATE INVESTMENT

TRUST BUILDING
40 Pearl St NW
Downtown Grand Rapids, MI

Completed in 1892, the Michigan Trust Building is one of the most iconic structures in Grand Rapids. The building was designed by renowned architect Solon S. Beman, designer of many of Chicago's landmarks, and it is regarded as one of his major works. Long considered the most prestigious office address in the City, 40 Pearl has been the site of many important happenings in Grand Rapids' history. Among those, Vice President Theodore Roosevelt gave a campaign speech here in 1900 and Gerald R. Ford started his law career here on the 4th floor. Although it has contributed significantly to our formation as a City, CWD has restored 40 Pearl to ensure that its best years are still ahead. The Trust Building's awe-inspiring architecture, impressive on-site amenities, and flexible floor plans are as ready to serve your business today as they were 120 years ago.

Come join businesses like Start Garden, Norris Perne and French, Terra Bagels and take advantage of this premier address in the City! The building's location at the center of Grand Rapids' Business District means that it is literally steps from all that Downtown has to offer, including: our City's diverse selection of hotels and restaurants, Van Andel Arena, 20 Monroe Live, DeVos Convention Center, and The Federal Building and Kent County Courthouse.







120+

YEARS OLD

The Trust Building was built in 1892 by the Michigan Trust Company and was designed by Solomon S. Beman. At the time, the Trust Building was the tallest building in Grand Rapids and the state of Michigan. Today, the Trust Building stands a historic landmark within the city's Central Business District.

120,000

SQUARE FEET

Across its 10 floors, the Trust building has a variety of spaces for businesses of any size. There is also spacious community space complete with conference spaces, kitchennette, and restrooms.

30+

UNIQUE TENANTS

The Trust Building's impressive co-tenancy consists of a variety of professionals across different industries. On-site banking, coffee shop, and full-service restaurant & winery make it easy to meet up with clients, co-workers, and friends.



DOWNTOWN GRAND RAPIDS



Use your mobile phone camera for directions to any downtown location of CWD Real Estate.



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|-------------------|----------------------|---------------------|---------------------|---------------------|
| A 50 Louis | D 111 Lyon | G 80 Ottawa | J 300 Ottawa | M 171 Monroe |
| B 25 Ionia | E 38 W Fulton | H 125 Ottawa | K 50 Monroe | N 180 Monroe |
| C 40 Pearl | F 37 Ottawa | I 200 Ottawa | L 169 Monroe | O 250 Monroe |

Contact CWD for more information:

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