



THE AUCTION ROOMS

LET HISTORY INSPIRE

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Elevate Your Workspace in the Heart of Edinburgh's New Town!

Atom Group, dedicated to excellence in Edinburgh's New Town, proudly presents The Auction Rooms – a cutting-edge, flexible office space designed for the evolving needs of modern businesses.

In response to the shifting landscape of work environments, The Auction Rooms offers a decentralised, agile workspace in a prime central location, departing from traditional workplace structures. Meticulously planned for nearly a year, this flexible office space is Atom Group's answer to the rising demand for collaborative, adaptable workspaces in Scotland's capital.



THE AUCTION ROOMS



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Uniquely designed for
doing business, sharing
ideas and cultivating
creativity

Memberships

Our memberships offer more than just access; they unlock a world of flexible, tailored workspace solutions

Choose from our range of memberships where you can enjoy access to dynamic workspaces equipped with top-tier amenities. As a member, you'll immerse yourself in a vibrant network of professionals, fostering collaboration and growth opportunities. Whether you seek occasional access or a dedicated workspace, our memberships cater to diverse needs, providing the resources and environment to thrive.

Experience the convenience of a prime central location without compromising on tranquility, all while enjoying customisable workspaces, priority meeting room access, and exclusive services.



THE AUCTION ROOMS





Private Secure Office

Enjoy the privacy and focus you need to thrive in your own dedicated office space. Choose from a variety of sizes and layouts that can accommodate individual workstations or small teams, with the flexibility to scale up as your business grows.

- Secure RFID access
- Data Points & WIFI enabled
 - Fully furnished
 - Task & Feature Lighting
- Single price per month/desk
 - All services included
- Credit allocation for bookable spaces
 - Access to boardroom facility
 - Access to separate meeting rooms
 - Access to member's lounge
- Townhall events - ballroom hire on request
 - Space allocated in server room
 - Cycle storage
- Showering & changing facilities
 - Car parking by negotiation

Owned Desk

With owned desks, members benefit from the added convenience of personal storage spaces. Each desk is equipped with designated storage solutions, enabling individuals to securely store personal belongings, work documents, and essential supplies. This combination of flexibility and personalisation fosters a comfortable and efficient work setting, contributing to a positive and productive atmosphere.

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Open Desk

In this modern workplace setting, traditional cubicles are replaced with an expansive layout of shared desks, providing members with the freedom to choose their workspace based on their tasks and preferences. The absence of physical barriers encourages spontaneous interactions and teamwork, facilitating a culture of innovation.

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Meeting Rooms

Discover an array of meticulously designed meeting spaces within The Auction Rooms, each offering its unique ambiance and purpose. Each room is equipped with cutting-edge technology and premium amenities, ensuring an environment that seamlessly blends elegance with productivity. Elevate your business encounters in these distinguished spaces, where every detail is crafted to make your meetings impactful and memorable.



The Whisky Room

Nestled within the prestigious confines of The Auction Rooms, The Whisky Room stands as a testament to sophistication and versatility. This bespoke meeting room exudes an air of refinement, offering a unique blend of modern functionality and timeless charm.



The Jewellery Room

The Jewellery Room epitomises a fusion of sophistication and functionality. Inspired by the allure of fine craftsmanship, this meeting space is a testament to refined aesthetics and versatile design.



The Gun Room

The Gun Room seamlessly blends traditional charm with modern functionality. Whether conducting executive meetings or team collaborations, this adaptable space caters to diverse professional needs while maintaining an atmosphere of sophistication.



The Art Room

Perfect for those seeking a stimulating environment that harmonises creativity with functionality, The Art Room sets the stage for inspired collaborations and productive engagements.

Members Lounge

Our memberships offer more than just access; they unlock a world of flexible, tailored workspace solutions

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Elevate Your Experience

Enjoy top-of-the-line facilities and amenities that are designed to meet your every need. From high-speed internet and modern meeting rooms to comfortable breakout areas, shower rooms, bike stores, as well as well-stocked refreshment stations, we've thought of every detail to ensure you can work efficiently and comfortably.



THE AUCTION ROOMS



Wellness & Events

Connect with fellow members and tap into the collective knowledge of our community through a range of exciting collaborations, events and workshops.

Unlock special access to members only events and wellness sessions and workshops, providing you with the tools to nourish your body and soul. We strive to create an environment that fosters well-being and work-life balance.

Our Atom Concierge team is actively forging valuable partnerships for our members, with exciting developments expected between January and March. Stay tuned for an expanding ecosystem that adds even more value to your membership.



Specification

Whether you're seeking privacy, collaboration or hosting a client, we have a solution perfectly tailored to your requirements. We understand that every business venture is unique, and we offer versatile spaces that can adapt to your changing needs.

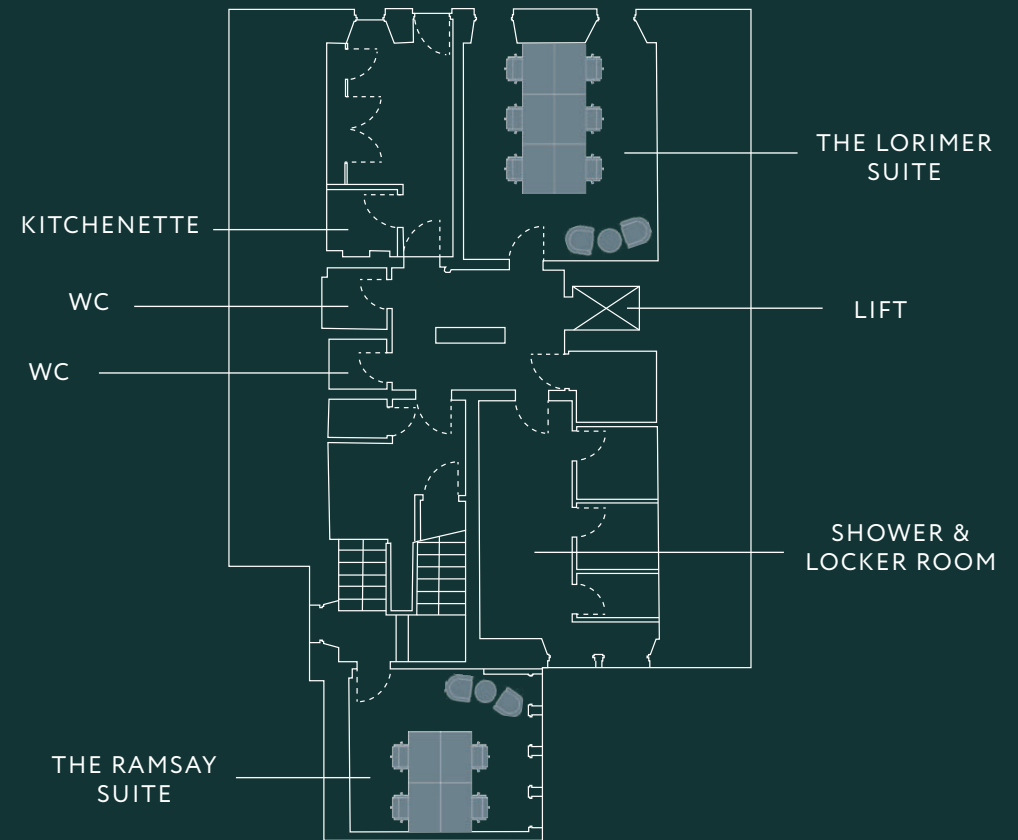
- Workplace hospitality delivered by the Atom Concierge team.
- Seamless high-speed resilient and secure connectivity.
- Extended business hours open 7am to 7pm or by request.
- Sumptuous modern boardroom for client or team meetings.
- Dedicated meeting rooms video conference enabled.
- Soundproofed meeting pods – 1 and 2 persons for private conversations.
- Concentration and quiet work areas.
- Secure private offices.
- Open desk or owned desk workstations.
- Members lounge for social connection and breakout space.
- Townhall space – venue hire option(members only) for larger events.
- Partnerships with local business offering membership perks.
- In house healthy eating options through catering partner Canteen.
- Coffee, Tea and fresh fruit docks throughout the building.
- Cycle infrastructure including repair station and secure bike storage
- On-site shower facilities.
- On-site locker and storage facilities.
- Secure off-street parking. (available by negotiation)
- EV car charging port.
- RFID secure access control,
- Automated heating and LED lighting controls.
- Modernised office building offering operational and environmental efficiency achieving EPC B status.
- Lift access to all floors.

Floor Plans

Lower Ground Floor

Descending to the lower ground floor unveils a world of tailored functionality and personalised amenities within The Auction Rooms. This floor can be accessed separately through the lower ground entrance or through the main building. Meticulously crafted private offices provide exclusive spaces for focused work and confidential discussions, fostering an atmosphere conducive to productivity and creativity.

Adjacent to these offices, a well-appointed kitchenette offers a chance to refuel with a coffee or lunch. Complementing these facilities are the locker and shower rooms, catering to an active lifestyle by providing secure storage and refreshing amenities for a seamless transition between work and leisure. This thoughtfully designed space ensures professionals can thrive in an environment that harmonises practicality with comfort, allowing for a fulfilling and versatile workday experience.

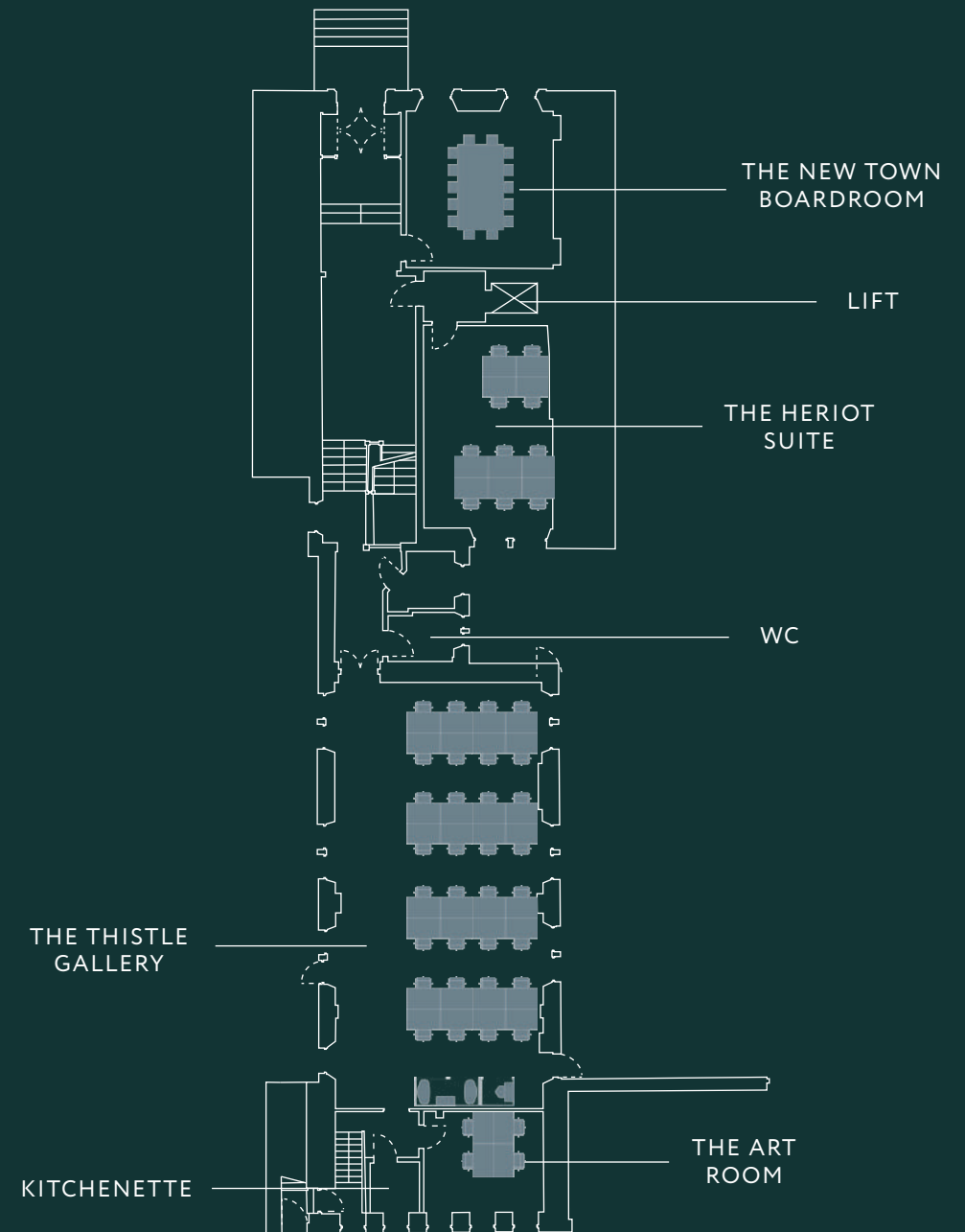


Floor Plans

Ground Floor

The ground floor level of The Auction Rooms is a vibrant hub designed to cater to diverse work styles and professional needs. Here, a state-of-the-art boardroom and meeting rooms facilitate seamless collaboration and impactful presentations. Private offices provide sanctuaries for focused work, while open desks encourage interaction and networking in a communal setting. Tailored owned desks offer personalised workspaces within a shared environment, ensuring familiarity and comfort.

A kitchenette to the rear of the building serves as a social epicenter, fostering connections and a chance to refuel during breaks. Meanwhile, discreet phone booth pods provide privacy for confidential calls or focused tasks within the open desk Thistle Gallery. This meticulously crafted space promotes versatility, encouraging collaboration, networking, and productive endeavors within a dynamic and supportive community.

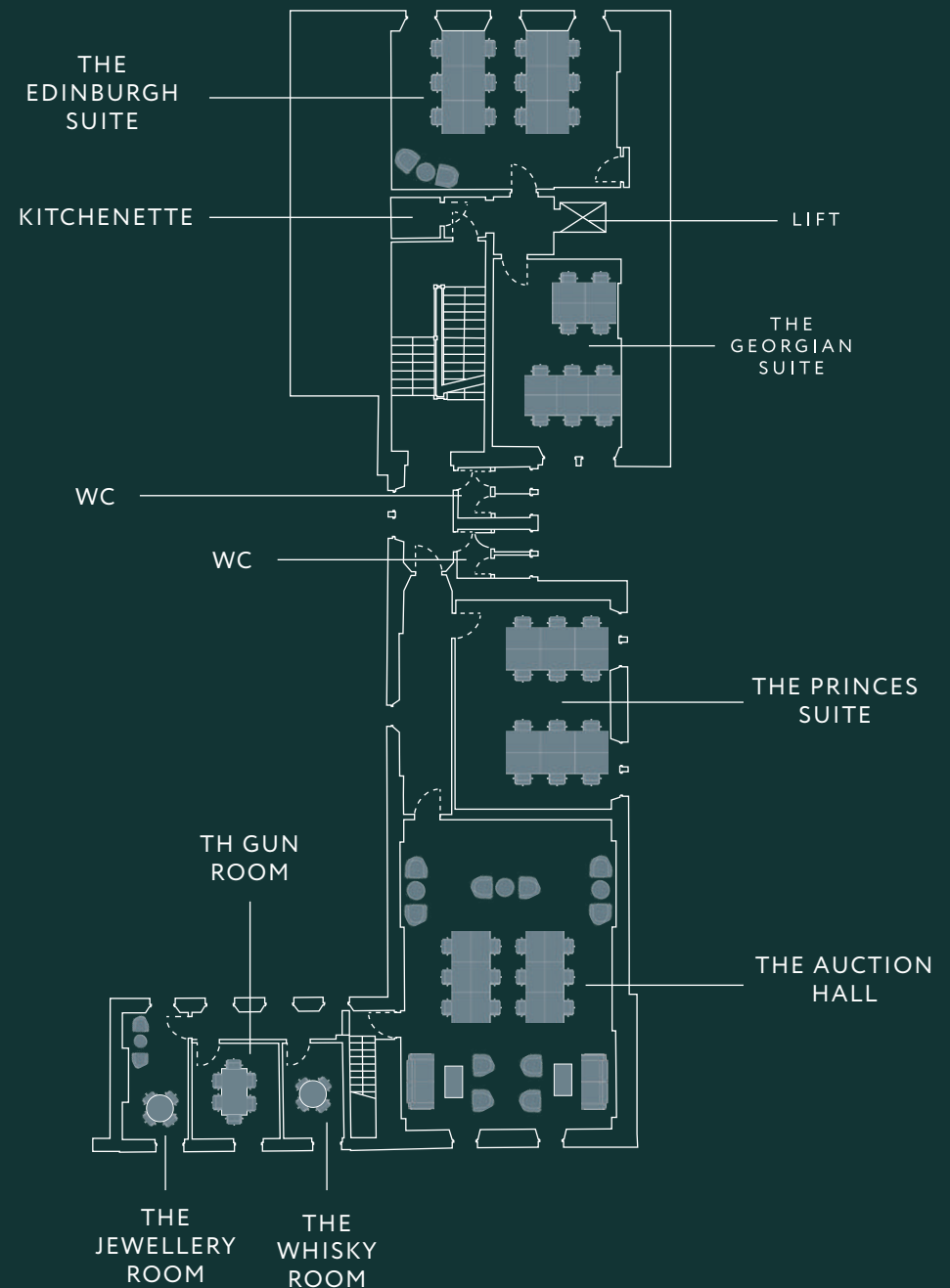


Floor Plans

1st Floor

Ascend to the 1st floor and immerse yourself in a tailored workspace designed for diverse professional needs. Encounter meticulously designed private offices offering exclusive environments for focused work and confidential discussions, fostering productivity and concentration. Adjacent to these spaces, a well-appointed kitchenette invites moments of relaxation and casual interactions, promoting a sense of community among occupants. Explore the versatility of three purpose-built meeting rooms, each equipped with cutting-edge technology to facilitate seamless collaboration and impactful presentations.

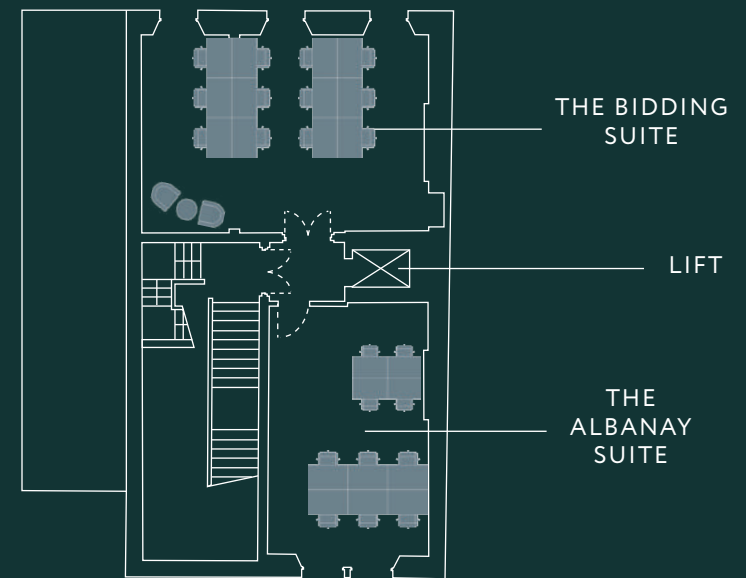
Additionally, indulge in the sophisticated comfort of the Members Lounge—a relaxed yet vibrant space boasting inviting sofas, coworking tables, and an open-plan kitchen, fostering a more relaxed and collaborative atmosphere for networking and creativity. This floor offers a spectrum of work environments catering to varied preferences, ensuring professionals thrive in an environment that encourages productivity, comfort, and meaningful connections.



Floor Plans

2nd Floor

Discover a secluded retreat on the 2nd floor of The Auction Rooms, offering private offices designed to embrace serenity and showcase remarkable views of Edinburgh's New Town and the Firth of Forth. These thoughtfully tucked-away private spaces provide an unparalleled setting for focused work, enveloping professionals in quiet privacy while allowing them to draw inspiration from the awe-inspiring views. With each office offering stunning vistas, this floor provides a serene environment that fosters productivity and creativity, ensuring professionals can immerse themselves in their tasks while experiencing the tranquil beauty of the surrounding landscape.

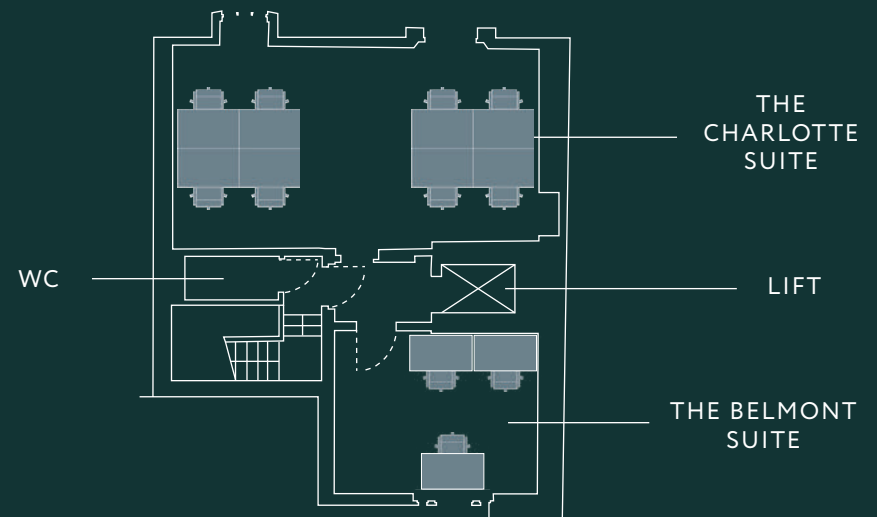


Floor Plans

3rd Floor

Benefiting from both lift and stair access the top floor of the Auction Rooms, presents a hidden oasis boasting unparalleled vistas across Edinburgh's New Town, the picturesque Firth of Forth, and onwards to Fife. This floor offers meticulously designed private offices and a meeting room strategically positioned to capture the breathtaking scenery, creating an exclusive haven for undisturbed work immersed in the captivating surroundings.

Within the front office, an integrated kitchenette adds convenience, allowing professionals to enjoy a quick break while still basking in the inspiring views that enhance productivity and creativity. The 3rd floor at The Auction Rooms provides a secluded retreat where professionals can find solace in focused tasks.





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