

UNIQUE SELF-CONTAINED OPPORTUNITY TO LET
WITH F1(A) EDUCATION PLANNING CONSENT

2 MARGARET STREET, BIRMINGHAM B3 3JN

THE OLD
STOCK
EXCHANGE

THINK ABOUT YOUR PERFECT SPACE. WE'LL MAKE IT HAPPEN.

IT'S
TIME
TO
TAKE
STOCK.



Steeped in financial heritage, The Old Stock Exchange in Birmingham's central business district is looking to the future, providing a rare chance for educational providers to really think about what they need from 24,825 SQ FT of space.

As we seek to pre-let this five storey building with original double height banking hall, the final design will be made to occupier requirements; keeping the central core and traditional period features that honour its distinctive past.

It all starts with a blank canvas. Think about your perfect space, we'll make it happen.

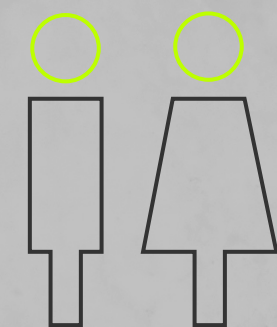




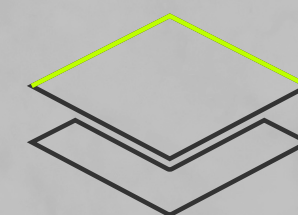
BRING
YOUR
VISION
TO LIFE

An inspiration board to highlight how the Victorian spaces could be transformed, whilst retaining key features.

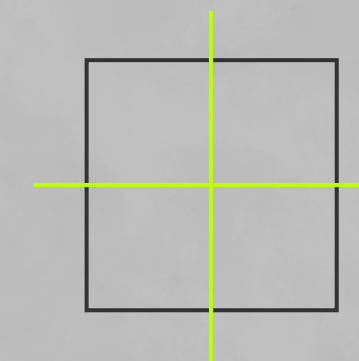
TAKE . NOTE



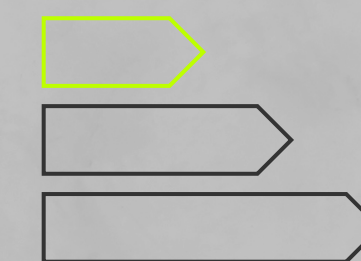
WC FACILITIES ON EACH FLOOR



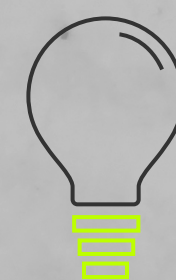
DOUBLE HEIGHT FEATURE BANKING HALL



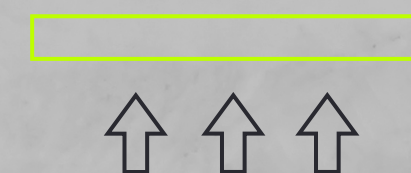
EASILY DIVISIBLE FLOORPLATES



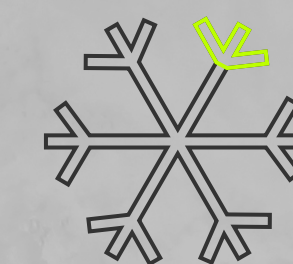
TARGETING EPC B



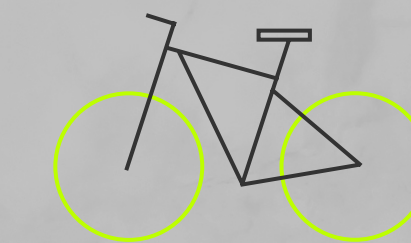
LED LIGHTING



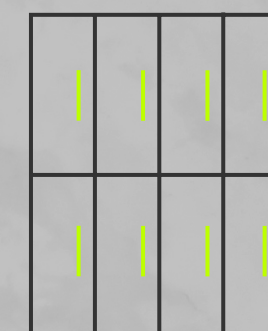
RAISED ACCESS FLOOR



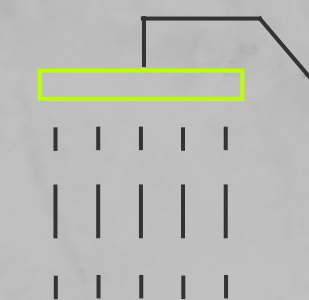
A/C AND FRESH AIR REQUIREMENTS DESIGNED TO SUIT



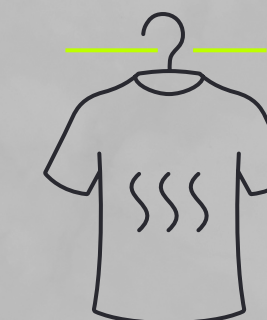
AMPLE BICYCLE STORAGE OPPORTUNITIES



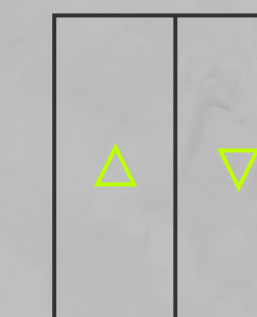
LOCKERS



SHOWERS

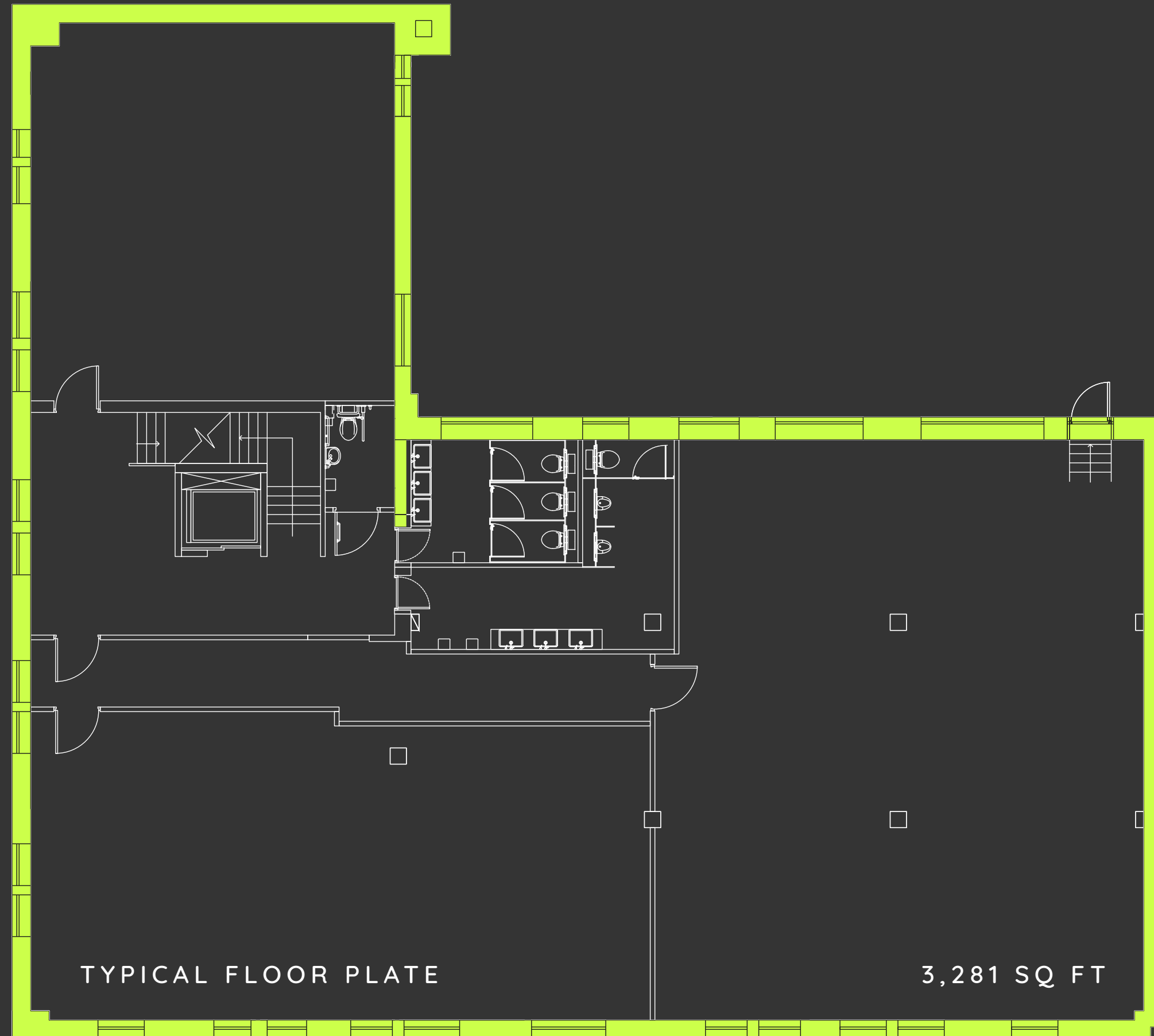


DRYING ROOM



8 PERSON LIFT

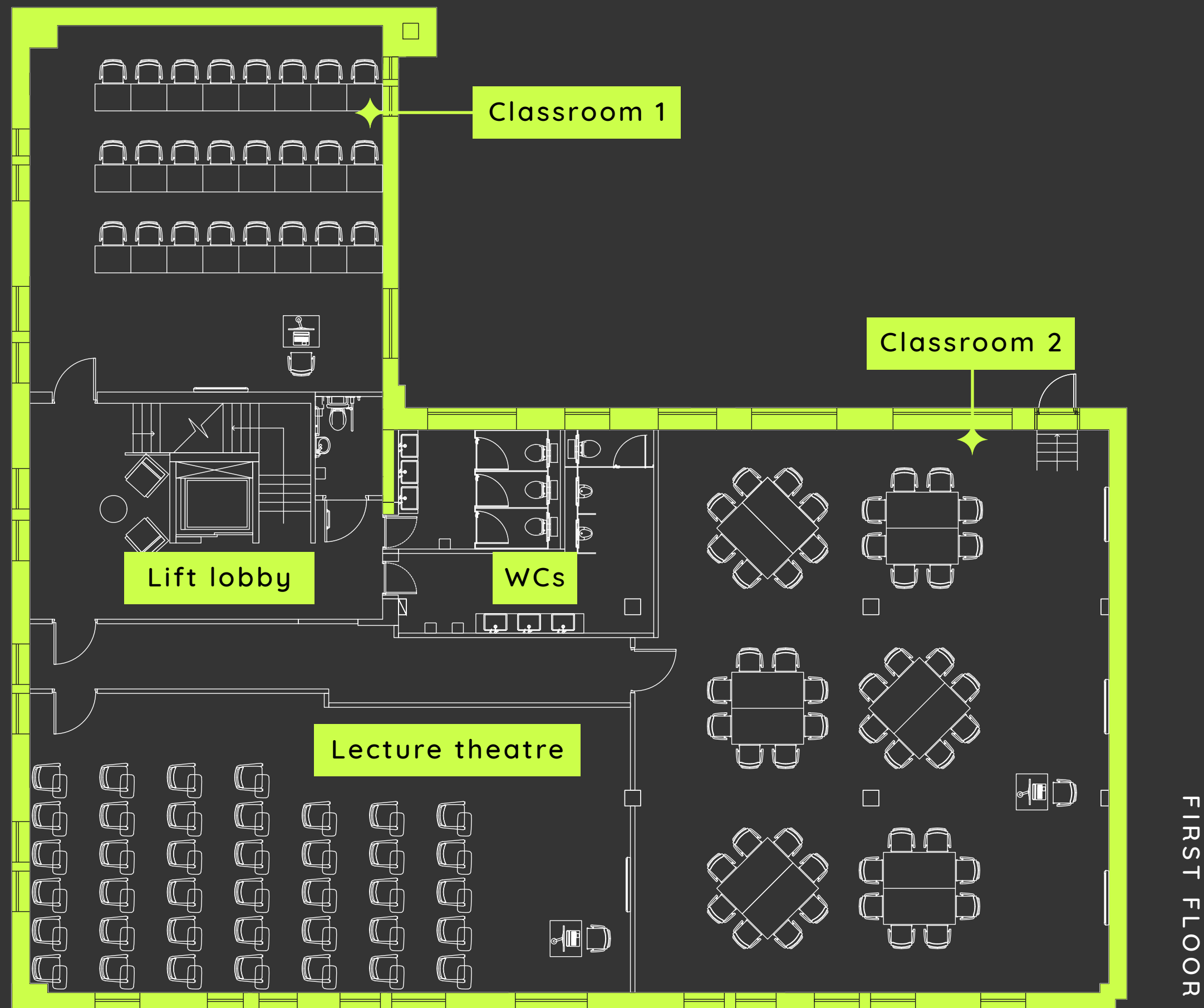




FLOOR.PLAN.S

Measurements in accordance with IMPS 3 (Offices).

FLOOR	SQ FT	SQM
Fifth Floor	3,325	308.9
Fourth Floor	3,313	307.8
Third Floor	3,270	303.8
Second Floor	3,311	307.6
First Floor	3,281	304.8
Upper Ground	1,754	162.9
Ground Floor	4,012	372.7
Basement	2,559	237.7
TOTAL	24,825	2,306.2



FIRST FLOOR

EXAMPLE FIT OUT

Considering teaching space, lecture theatres, accessible WCs, and classrooms.

FIT OUT SCHEDULE	FIRST FLOOR
Classroom 1	24 people
Classroom 2	33 people
Lecture Theatre	59 people





PLACES TO EXPLORE



The Old Stock Exchange sits amongst a diverse architectural landscape, with cafés, restaurants, and excellent transport links from Birmingham New Street, Snow Hill and Metro stations; all within 5 minutes' walk.



CAFÉS

1. Pret A Manger
2. Damascena
3. Costa
4. Second Cup
5. Starbucks
6. Java Roastery
7. 200 Degrees
8. Urban Café

GRAB 'N' GO

1. Tortilla
2. Gregg's
3. Eat 4 Less
4. Tim Horton's
5. Tesco Express

RESTAURANTS

1. Dishoom
2. Alberts Schloss
3. Nando's
4. The Briar Rose - JD Wetherspoon

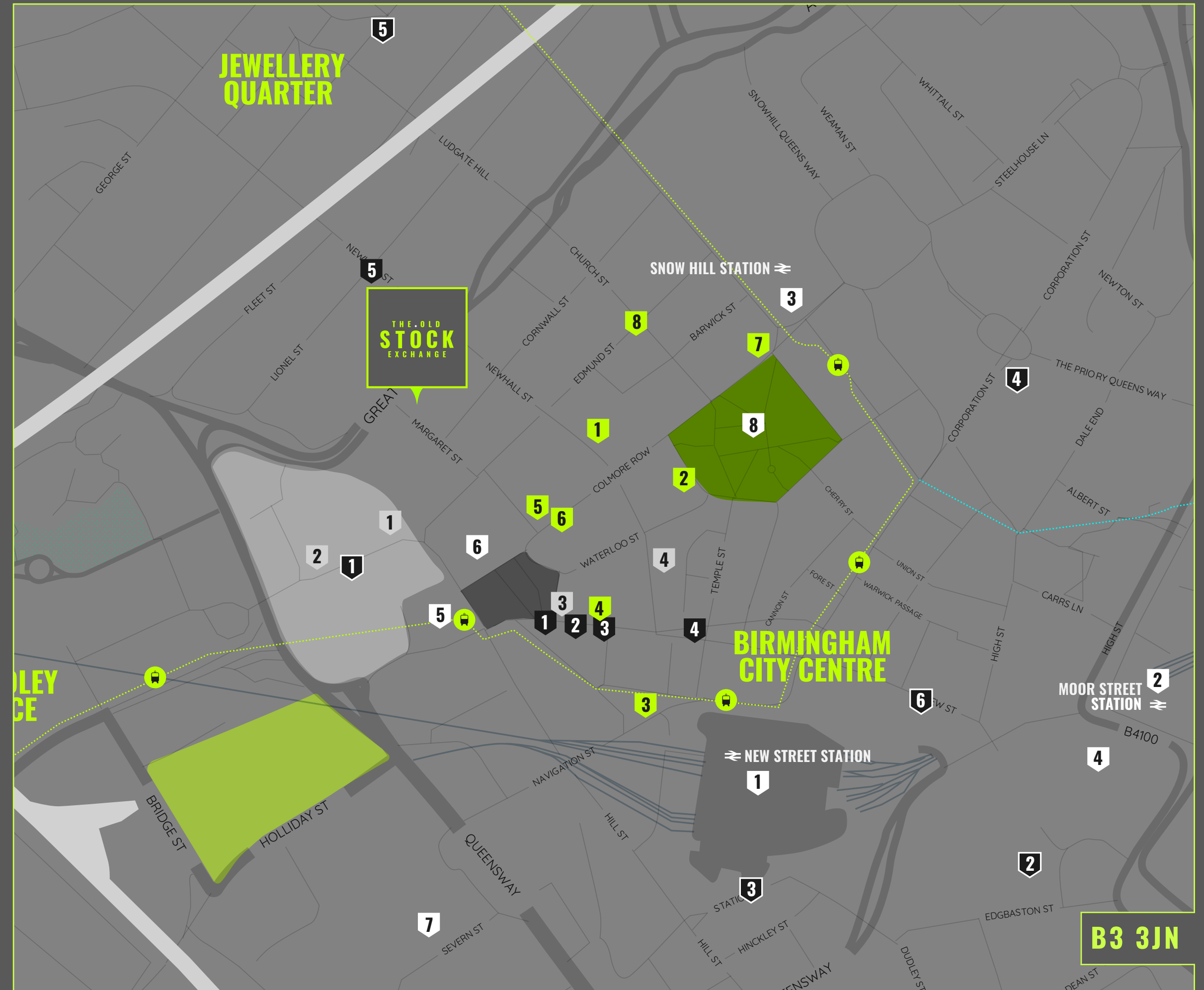
WALKING DISTANCE

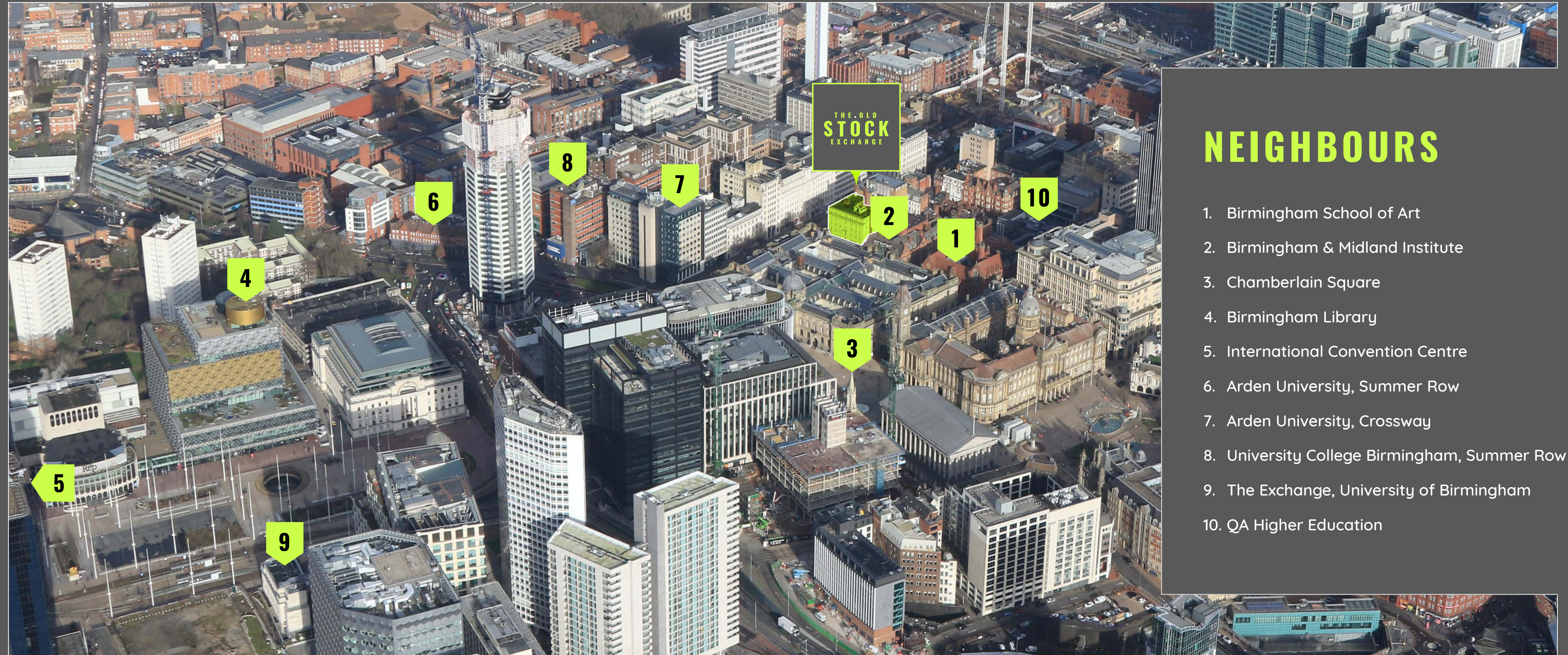
1. New Street Station
8 Mins
2. Moor Street Station
14 Mins
3. Snow Hill Station
6 Mins
4. Bullring
13 Mins
5. Town Hall
4 Mins
6. Museum & Art Gallery
2 Mins
7. Mailbox
9 Mins
8. St Philip's Cathedral
5 Mins

ACTIVITIES

1. F1 Arcade
2. Treetop Adventure Golf
3. The Electric Cinema
4. Escape Hunt, Birmingham Central
5. The Jam House

- Victoria Square
- Paradise
- Arena Central
- St Phillip's Square
- Metro Stops
- Metro
- Future Metro Extensions





NEIGHBOURS

1. Birmingham School of Art
2. Birmingham & Midland Institute
3. Chamberlain Square
4. Birmingham Library
5. International Convention Centre
6. Arden University, Summer Row
7. Arden University, Crossway
8. University College Birmingham, Summer Row
9. The Exchange, University of Birmingham
10. QA Higher Education

1.3M

UNDER 25s
LIVING IN THE REGION

150+

GLOBAL FLIGHTS
FROM BIRMINGHAM
AIRPORT

25.5%

WEST MIDLANDS
GROWTH RATE OVER
THE LAST FIVE YEARS

90%

UK POPULATION
LESS THAN FOUR
HOURS AWAY

THE . BEST . OF . BIRMINGHAM

8

UNIVERSITIES
WITH 55,000
GRADUATES

13,500

LIFE SCIENCES
COMPANIES

13,900

TECH COMPANIES
IN BIRMINGHAM

#1

THE LARGEST TECH
CENTRE OUTSIDE
OF LONDON

IT'S . TIME . TO . TAKE . STOCK

THE . OLD
STOCK
EXCHANGE

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