

Regional Office, Patna

Ref: ROPAT: PSS:186/A

30.05.2022

Reg :-Premises requirement for Bhabhua Branch at Ekta Chawk ,Bhabhua, Kaimur,(Bihar) -821101.

Union Bank of India invites offer for premises in two bid systems for Bhabhua Branch at or near by Ekta Chowk, Bhabhua Bihar -821101. The premises should be in approved commercial building preferably at ground floor confirming to the conditions stipulated by concerned government authority for commercial use admeasuring approximately 1400 sq ft. +- 10% (including 200 sq. ft to 250 sq. ft for strong room) carpet area. Further conversion/parking charges/service tax etc. will be borne by the landlord/landlady only.

Interested parties, who are ready to lease out their available premises located at preferably at Ground Floor / First floor with parking at the above said place with the requisite details on long term lease basis preferably for more than 15 years may apply.

Some of the terms and conditions, which an applicant should ensure while applying for the proposed premises:-

- Applicant will be required to provide proof of ownership and NOC for opening of office from the competent authority at their own cost at the time of finalization.
- The applicant must have a clear title of the property.
- The premises must be suitable from the point of view of security and have all civic facilities such as adequate sanitary arrangements, water and electricity. Natural light & ventilation.
- The premises should be strong and modern and should provide for natural structural safety from hazards of fire, theft and collapse.
- The applicant of premises will have to execute bank's standard lease deed and bear the cost of execution and registration of lease deed.
- The applicant should bear all taxes (Present and future) including service tax, parking charges, cesses ,etc. related to premises.
- Branch site should preferable be on the main road having proper power connection with proper load.
- Applicants having a larger area than our above requirement must give an undertaking to agree to offer space as per Banks requirement in absence of which such application are liable to be rejected.

The applicant must submit the technical offer in the given format as in Annexure –V , containing technical details should be marked as envelope no.-1 and should be superscribed with Technical bid and commercial offer in the given format as in Annexure –VI , containing financial details should be marked as envelope no. 2 and should be supersubscribed with Financial Bid. Both these covers duly sealed should be put under third envelope super scribed with offer of premises for Bhabhua branch and it should also bear the Name, Address and contact number of applicant on all three envelopes. The third envelope duly sealed should be addressed to the below mentioned address:-

The chief Manager
Union Bank of India
Regional Office,
1st Floor, Nasheman Bhawan
Mazhrul Haq Path, Patna-800001

The application as above should be submitted in the Bank's website/e-procurement portal and submit the same to Regional Office, Patna between 10 am to 4 pm on all working days from 10 AM, 09.06.2022 to 3.30 PM, 29.06.2022 .


Chief Manager

OFFER OF BANK'S PREMISES ON LEASE/ RENTAL BASIS

FORMAT OF TECHNICAL BID

With reference to your advertisement in the local daily/ Bank's website/ e-Procurement Portal dated -----, I/We hereby offer the premises owned by us for housing your branch/office on lease basis.

PART A: GENERAL INFORMATION

I. Name of the owner/s:

II. Share of each owner, if any,
under joint ownership:

III. Location:

A. Name of the building/scheme:

B. Sector No.:

C. Street:

D. Full Address alongwith PIN code & prominent
landmark

E. Locality
(Residential/Commercial/Industrial/Mixed):

PART B: TECHNICAL INFORMATION

I. Building

A. Carpet Area of the premises(in sq.ft):

Whether ready to offer area as required by Bank?

Dimension (LxWxH) in feet Carpet Area(Sq. Ft)

i. Hall

ii. Toilet/Washrooms

iii. Strong Room, if any.

B. Floor particulars

(Basement/Ground / Lower or Upper ground/Mezzanine/ First floor): (give area of each floor)

C. Age of the building:

D. Frontage in feet:

E. Access /distance from Main Road:
(Mention whether it is on main road)

F. Type of Building:
(Residential/Commercial/ Industrial)

G. Type of Construction
(Load bearing/ RCC/Steel framed)

H. Pillars in premises offered (specify no.)

I. Floor numbers and height of each
floor including Basement, if any:
(Clear floor height from floor to ceiling)

PART C : OTHER PARTICULARS :

1. Lease period offered

2. Amenities available / proposed:

- (a) Separate electricity meter
- (b) Sanctioned Electrical power/ load
- (c) Car Parking facility:
- (d) Continuous water supply
- (e) Water supply facility
(Municipal supply/Well/Borewell):
- (f) No. of toilets:

3. Whether separate water meter is provided:

4. Whether plans are approved by local authorities:

5. Time required for giving possession:

6. Whether agreeable to provide for rooftop for
installation of V-SAT/Solar panels/Tower any other
bank's equipments (YES/NO) :

7. Any other information not covered above:

Place:

Signature

(Landlord/ Owner)

Date:

Address _____

Phone No. _____

OFFER OF PREMISES ON LEASE / RENTAL BASIS

FORMAT OF PRICE BID

With reference to your advertisement in the local dailies/banks Website/e-Procurement Portal dated -----, I/We hereby offer the premises owned by us for housing your branch/office on lease basis.

PART A: RATES OFFERED

Rate per sq.ft. (carpet area) / lump sum monthly Rent:

PART B : OTHER DETAILS

- i. Amount of Municipal/ Panchayat/ Local Taxes per annum:
- ii. Monthly Maintenance charges
(like society charges/charges for amenities, etc):
- iii. Any other charges per month:
(please specify)
- iv. Municipal/ Panchayat/ Local Taxes to be borne by: *
- v. Maintenance charges to be borne by: *
- vi. Any other charges to be borne by: *

* Please mention (landlord or Bank)

PART C: TOTAL DEMAND (per month)

- | | |
|---------------------------------------|-------|
| I. Rent. | : Rs. |
| II. Municipal/ Panchayat/ Local Taxes | : Rs. |
| III. Maintenance charges | : Rs. |
| IV. Any other charges | : Rs. |
| V. Total | : Rs. |

Place:

Signature

Date:

(Landlord/Owner)

Address:

Phone No.-----