

**क्षेत्रीय कार्यालय महाराजगंज व शाखा कटहरी के भवन परिसर हेतु**  
**प्रस्ताव का आमंत्रण**

क्षेत्रीय कार्यालय महाराजगंज के भवन परिसर हेतु मूलभूत सुविधाओं से युक्त पार्किंग की व्यवस्था सहित 3000 वर्गफीट कारपेट एरिया के भवन परिसर लीज/ किराये पर लिए जाने की आवश्यकता है (भूतल पर स्थित भवन परिसर को प्राथमिकता दी जाएगी) ।

शाखा कटहरी के भवन परिसर हेतु मूलभूत सुविधाओं से युक्त पार्किंग की व्यवस्था सहित 1000 (+/- 15%) वर्गफीट कारपेट एरिया के भवन परिसर लीज/ किराये पर लिए जाने की आवश्यकता है (भूतल पर स्थित भवन परिसर को प्राथमिकता दी जाएगी) ।

विस्तृत जानकारी एवं आवेदन पत्र के लिए बैंक की वेबसाइट : [www.barodaupbank.co.in](http://www.barodaupbank.co.in) से डाउनलोड किए जा सकते हैं, पूर्ण रूप से भरे आवेदन/ प्रस्ताव दिनांक 15-जून-2024 शाम 5:00 बजे तक क्षेत्रीय कार्यालय- महाराजगंज में स्वीकार किए जायेंगे। बैंक द्वारा इस सम्बन्ध में लिया गया कोई भी निर्णय अंतिम एवं सर्वमान्य होगा एवं इस सम्बन्ध में किसी और के दावे पर कोई विचार नहीं किया जाएगा।

दिनांक: 22.05.2024

  
  
क्षेत्रीय प्रबंधक  
महाराजगंज



बड़ौदा यू.पी. बैंक  
Baroda U.P. Bank

## ANNEXURE-II

(Website Advertisement Format)

### INVITATION FOR OFFER

**BARODA U.P. BANK, Regional Office Maharajganj** invites proposals / offers in two bid system from owners / Builders / Developers having clear and marketable titles over land and built-up property, having carpet area of **Approx 278 sqmtr (3000sqft )** for acquiring premises for shifting of our **Regional Office Maharajganj**.

Preference shall be given to offers from Public Sector Units / Bank's / Undertakings and Government Departments.

Location of premises should be within 5 km. (approx.) from nearest Railway Station/ Bus Station. Premises should consist Hall, Kitchen, 4 Toilets and bathrooms. Premises should be ready for possession / accommodation within a period of 3 months from the date of advertisement.

Premises should invariably be on Ground Floor with Roof available to Bank for the purpose of Installing Solar Panel, RF, V-SAT without any extra charge.

Adequate space for Parking of Vehicles should be available within the premises without any charge.

Adequate space for installation of Genset at Ground Floor shall be available without any extra charge.

Offers in two sealed envelopes in conformity with two-bid system should contain the following details.

**Envelop No. (1) - Marked "Technical Bid"** :- should contain full technical details viz. location of premises with detailed address, plan drawn to scale with completion / occupation certificate, carpet area of each portion to be acquired, specification of internal finishes, amenities, car parking facility, distance from railway station. No indication as to price aspect be given in "Technical Bid." **ANNEXURE-III**

**Envelop No. (2) Marked "Financial Bid"** :- Should contain strictly Financial details viz. Rates per Sqft. on carpet area, details of Municipal taxes and lease expenses etc. Carpet area (as per IS Code 38612002) shall exclude staircase, corridor and passage, porch, shaft and machine rooms for lifts, air-conditioning duct, loft, built-in wardrobes & shelf, intermediate pillars/ columns, partitions & wall and other obstructions, verandahs, balcony, bathrooms and lavatory etc. Offers should be valid for a minimum period of -120- days from the last date of submission. No brokerage shall be paid. Both the sealed covers marked as TB & PB super scribing advertisement reference and applicant name & address be put in one sealed cover addressed and submitted to **The Regional Manager, Baroda U.P. Bank, Regional Office- Nichloul Road Mahrajganj, Distt- Mahrajganj, 273303**, on or before by **15-Jun-2024 by 5.00 PM**.

**Any decision taken by Bank at any point of time in connection with this process shall be final and conclusive and no claim or dispute from any quarter in that regard shall be entertained.**

**Regional Office: Baroda U.P. Bank, Nichloul Road, Mahrajganj (UP) 273303, Mob:7392971875**





**ANNEXURE-III**

**SUGGESTED FORMAT FOR TECHNICAL BID**

1	Name of Owner	
2	Telephone No. / Mobile No.	
3	Complete Address of Site / Premises Offered	
4	Copy of ownership proof (attach copy)	
5	Floor offered with details of Carpet area. Quote to be in Carpet area and not any other area	
6	Year of construction	
7	Whether said property has Municipal Approval for commercial use. (Attach Copy)	
8	Details of sanctioned plan (Copy to be furnished on demand)	
9	Details of completion / occupation certificate (Copy to be furnished on demand)	
10	Whether the colony is finally approved by Govt. (Submit the proof)	
11	Specifications of Internal Finishes	
12	Amenities	
13	Electrical Load	
14	Water Supply Connection	
15	Type of Structure - RCC / Load Bearing	
16	Parking availability	
17	V-SAT Antenna Space & Solar Plate	
18	Distance from Railway / Station etc.	

**CARE:**

- No indication as to price aspect be given in Technical Bid.
- Technical bid and financial bid are to be submitted in separate sealed covers marked as TB & FB super scribing advertisement reference, name of the applicant and address of the applicant.
- Both the sealed covers (TB & FB) be put in **one sealed cover** marked as offer for premises at **REGIONAL OFFICE MAHARAJGANJ**





**बड़ौदा यू.पी. बैंक**  
**Baroda U.P. Bank**

**ANNEXURE-IV**

**SUGGESTED FORMAT FOR FINANCIAL BID**

1	Full Name of Owner	
2	Location of Premises	
3	Rental rate per sqft. of Carpet area. Quote to be in carpet area only and not any other area. (Preferably Ground floor premises to be offered). ..... per sqft. per month (inclusive of taxes)	
4	Municipal Taxes. To be borne by landlord invariably	
5	Taxes including revision in future To be borne by Landlord invariably. Please note that Municipal taxes /cess/ services to be borne by Landlord. Service charges like Society charges, maintenance charges to be borne by the Bank.	
6	Other charges like Society Charges / Maintenance charges / Charges for Amenities (Please quantify)	
7	Goods & Service Tax (GST) on rent (to be borne by whom)	
8	Period of Lease	
9	Desired enhancement in rent	
10	Cost of execution of Lease Deed to be shared in proportion	50:50
11	Interest free rent advance required, if any	
12	Loan amount required for construction renovation of premises. If any	
13	Any other condition, If any.	

**Regional Office: Baroda U.P. Bank, Nichlaur Road, Mahrajganj (UP) 273303**

