

Bank Of Maharashtra

New premises Offer Document with specifications

Offer should be submitted in two separate covers marked (1) Technical (2) Commercial as below:

Cover 1: Technical Bid:

This should contain technical specifications such as (1) Location, (2) Site Plan, (3) Architectural design of the premises, (4) Type of construction, (5) Built up area, (6) carpet area, (7) Infrastructure / Amenities available, (8) Electricity Connection available, (a) III Phase/ Single Phase, (9) AC ducting, (10) Ventilation, (11) Exhaust availability, (12) Place for display of the Sign Board in the frontage of the Branch premises, (13) Probable date of handing over possession of premises and any other relevant data.

PLEASE NOTE: No indication be given about the price in Technical bid.

Cover 2: Commercial BID:

This should contain following,

1. (a) Lease Rent for the month @ per square feet (specify the period for revision, if any) (b) The Sale Price of the property with the rate per Sq. foot for the area
2. Terms & Conditions relating to all the Rent, Rates, Cess, Taxes, Charges if any
3. Deposit with / without interest in case of Lease
4. Rent enhancement period if any and the terms and conditions thereof
5. Expenses relating to the Registration Stamp duty of the lease deed / Purchase Agreement
6. Internal repairs/painting and any other terms and conditions
7. Details as for the Original Title with the names & addresses of those persons eligible and having clear marketable title to deal and dispose off the property and to pass better title to the bank in case of Sale Agreement

Permissions & other facilities for Branch Premises:

Permission from the (1) landlord/ Society/Co-op Society / is required for the installation of lease line, (2) Electricity supply, (3) Necessary alteration / modifications in the site (4) Air conditioners, (5) Ventilation (6) Exhaust ducting (7) Furniture (8) Lighting arrangements (9) Placing of sign boards with neon lights etc.

The validity period of the offer should be minimum six months and the period of lease agreement should be for a period of 15 years with a clause for Renewal.

Parking Facility: Availability of the Parking facility for the bank customers.

The bank reserves the right to accept / reject any offer without assigning any reason whatsoever, we shall not entertain any offer received from the brokers /agents.

Note: This Advertisement is to get larger number of applicants with a view to have the best and prime location for our branch and hence the bidders who have already submitted the applications may also re-apply afresh.

TECHNICAL BID

Date of opening the bid: _____

(N.B.: Please do not make any mention / indication about lease rates / sale price etc. in this form as this is a Technical Bid)

APPLICATION FOR THE Branch site for BANK OF MAHARASHTRA

The Zonal Manager
Bank of Maharashtra
Zonal Office
Latur.

Date: _____

In response to your advertisement in the news paper _____ dated _____, I / We offer following property on lease / out right sale for your proposed Branch. The details are as under:

1) Name of the Owner(s) /Joint Owner / Co-Owner -----

2) Address of the Owner for correspondence -----

with name of contact person Telephone No. -----

3) Location of the offered premises with complete Address -----

(Please give complete land mark, and exact location) -----

4) Floor on which the premises are located : Ground / First / Mezzanine

5) Measurements of the proposed premises (Ft) : Length: Width: Height:

Carpet Area (Sq.Ft.) :

Road Frontage :

6) Present position of the premises : 1)Self Occupied / Vacant / Rented

2) Vacant plot/Under construction/Constructed

(Offers should be submitted for premises which are ready for possession)

7) Premises to be given on (strike whichever is not applicable): Lease Rent (Years) /Outright Sale basis

8) Electricity Connection (III /Single Phase) _____

(In case Bank selects the premises, separate electric meter will be provided)

9) Ventilation / Exhaust for AC Available / Not available

10) Facility for Sign Board with neon lights Available / Not Available

11) Permission from landlord / Coop Society /

Municipal authorities for Branch Obtained / Not obtained

I / we understand that above information is subject to verification and scrutiny by the Bank. Before finalization of the deal, the bank shall get the Search title Report and No encumbrance from the designated authorities with a view to get Clear title and to avoid litigations, at the cost of the lesser/Seller of the Branch property.

We the within named Owners/ holding Right to dispose off the said property declare herein that, we shall be bound by all the Rules and Regulations of the Bank and shall abide by the terms and conditions of the Bank as for dealing leasing/sale of the said property with the Bank.

I / We agree to make necessary changes in the premises if required by the Bank.

Commercial Bid giving details of rent / sale price & other related conditions etc is separately enclosed herewith in a closed cover marked as "Commercial Bid"

The jurisdiction for all the legal disputes shall be Latur, where the bank has its Zonal Office.

Yours faithfully

1)

2)

3)

4)

COMMERCIAL BID

APPLICATION FOR THE BRANCH site for BANK OF MAHARASHTRA

1) Name of the Owner(s) /Joint Owner / Co-Owner -----

2) Address of the Owner with Telephone No.

3) Location of the Branch Premises with complete Address
(Please give complete land mark, and exact location)

4) Premises to be given on (strike whichever is not applicable) Lease Rent / Outright Sale basis

5) Offer Price (Lease Rent per month) _____

(Lease rent should be given per sq. ft. for carpet area only)

6) Deposit amount if any _____

7) Sale Price (in case of outright sale)

(Sale Rates be quoted per sq. ft. for carpet area only)

Property Rent / Taxes / Maintenance Charges _____

(mention the proportionate share or approx. amount)

9)Registration Charges / Stamp duty(out right sale) _____

(mention the aprox. amount to be borne by)

10)Electricity Connection (III /Single Phase) _____

Available /Not available

11) Any other relevant information not covered above:

Please note that the above information is subject to verification and scrutiny. Before finalization of the deal, the bank shall get the Search title Report and No encumbrance from the designated authorities with a view to get Clear title and to avoid litigations, at the cost of the Lessor/Seller of the Branch property.

The jurisdiction for all the legal disputes shall be Latur, where the bank has its Zonal Office.

We the within named Owners/ holding Right to dispose off the said property declare herein that, we shall be bound by all the Rules and Regulations of the Bank and shall abide by the terms and conditions of the Bank as for dealing leasing/sale of the said property with the Bank.

Yours faithfully

1)

2)

3)

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