



REQUIREMENT OF OFFICE/BRANCH PREMISES

Offers in two separate sealed covers containing technical details and financial details on prescribed format are invited from the interested parties, who are ready to lease out (on long terms preferably for 10/15 years or more) their readily available premises in **Mangalore, Karnataka** area of the following places with the following requisite details.

Location	Preferred Floor	Carpet Area
KSR Road, Hampankattai, Magalore, Karnataka, Pin-575001	Ground Floor and within 1 KM of existing premises	1000-1200 Sq.ft. Approx.

Note: Carpet area will not include the Followings

1. Common areas shared with other co-tenants.
2. Areas covered by walls, Pillars.
3. Space covered by toilets, staircase, uncovered verandah, corridor and passage.

The following terms & conditions should be complied with, while submitting the offer for the proposed premises:

1. Applicant will be required: (i) to provide proof of ownership along with application and (ii) NOC for opening of Bank/ATM from Competent Authority of their own cost at the time of finalization.
2. The offerer must have a clear title to the property.
3. Premises should preferably be located on ground floor. There could be few exceptions like premises in Malls, Shopping Centre etc. where infrastructure facilities like lifts, escalators are available.
4. The premises must be suitable from the security point of view and have all basic amenities such as adequate sanitary arrangements, water and electricity, natural light and ventilation.
5. The premises structure should be strong enough to bear the weight of Strong Room, Strong Room Doors, Safe & Lockers Cabinet. Construction for Strong Room as per Bank's specification should be done by the Landlord.
6. The offerer will have to execute Bank's Standard lease deed and bear the cost of execution and registration of Lease Deed.
7. The offerer should bear all the taxes, non-conforming/misuse charges, cesses etc. if imposed, related to the premises.
8. The offerer is to provide space for Generator Set, Toilets and Parking space free of cost.

अंचल कार्यालय यूको बैंक सामान्य प्रशासन विभाग UCO Bank, Zonal Office, General Administration Dept. ,

द्वितीय तल, 2nd Floor, 13/22 के.जी.रोड, K.G.Road , बेंगलूर BANGALORE – 560 009

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9. The offerer is to provide three-phase power connection with minimum power load of 10 KVA for the purpose.
10. Earnest Money Deposit (EMD) amount has to be deposited by the way of Demand Draft in favour of **UCO Bank, Zonal Office, Bangalore** by bidders in order to become eligible to participate in tendering/bidding process. EMD amount for shifting of **Mangalore** is Rs.5000.00 (Rupees Five Thousand only). EMD of unsuccessful bidder will be released (without any interest) against their request letter after completion of selection process of Lowest One (L-1) bidder. EMD of (L-1) will be released (without any interest) after execution of lease agreement. However, if L-1 bidder withdraws their acceptance, UCO Bank will have right to forfeit the EMD amount without making any reference.

The cover containing technical detail should be marked envelope no. 1 and super-scribed with Technical Bid and the cover containing financial details should be marked as envelope no. 2 & super-scribed with Financial Bid. Both these covers duly sealed should be put up in the third cover super scribed with "Offer of Premises for UCO Bank, Branch – **Mangalore**" and it should also bear the name, address and contact number of the offerer on all the three envelopes. The third cover duly sealed should be addressed to the Zonal Manager, UCO Bank.

The offer must be submitted within prescribed time schedule. No offer after the closing date will be entertained.

The offer as above should be submitted in the Bank's prescribed format only which may be obtained from Zonal Office, Bangalore or downloaded from Bank's website.

The Bank reserves the rights to accept or reject any or all offers without assigning any reasons whatsoever.

No brokerage will be paid by the Bank.


(Rajesh Kumar)
DCM & Zonal Head



Encl: Details of formalities and documents required for premises.
Part-I form for Technical Bid
Part-II form for Financial Bid