



भारत सरकार का उपक्रम A Govt. of India Undertaking  
HEAD OFFICE: MANIPAL 576104

**Syndicate Bank: Regional Office: Coimbatore.  
Premises and Maintenance cell**

Phone : 0422 2545954  
2545955

105-106,Ponnurangam Road (West)  
R.S.Puram, Coimbatore 641002.

Offers are invited from the interested parties for leasing out their building, with a space of approximately 1200 sq ft. of carpet area for the branch with all basic amenities including dedicated parking space and a provision to construct strong room as per RBI specifications. The premises which is ready for occupation is preferred.

Interested parties having clean title to the property may send their offer in the sealed main envelope (containing two sealed envelopes, one for Technical Bid and another for Financial Bid mentioning the same over the covers) super scribed as ("**Bid for Branch at .....**")

The Technical Bid should contain structural details, dimensions, location details, sketch plan, carpet area, amenities available and readiness to construct strong room as per RBI specifications. The Financial bid should contain rate of rent demanded per square feet for carpet area (Deduction of passage, corridors, pillars, walls (internal as well as External walls), sanitary area etc.

The formats for Technical and Financial bid will be available at our following office up to 1.00 PM on 27.1.2012 and

covers should be send to the below address on or before **27.1.2012**

**Syndicate Bank, Regional Office,  
105-106 Ponnurangam Street West,  
R S Puram, Coimbatore 64100 2**

with contact address and Phone Number.

For any Technical clarification offerer's can contact to the below phone numbers

**MOBILE : 9442203677**

**LANDLINE : 0422 2545954**

Incomplete offers will be rejected. Bank reserves the right to accept or reject any or all offers without assigning any reason whatsoever and no correspondence will be entertained in this regard. No brokerage shall be paid.

**Deputy General Manager**

**ANNEXURE-9**  
**FORMAT FOR TECHNICAL BID**

From: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

To

The Deputy General Manager,  
Regional Office, Coimbatore

- Location of the premises (Mention Ward No.& full address):
- Age of the premises & quality of construction (mention whether 1<sup>st</sup> Class RCC or tiled roof etc.
- Total Carpet Area of the premises (Carpet Area shall be calculated as per the note mentioned below:
- Floor-wise details with Carpet Area (Mentioned whether Ground Floor, First Floor, etc.)
- whether agreeable to provide carpet area of approx.1200 sq.ft
- Whether adequate frontage for parking available.
- whether offerer agreeable to lease out the building for the period of five years.
- Whether premises has independent and proper access for easy movement of staff, customer and Bank's assets:
- Whether titles of the property are clear and offerer is real Owner OR Power of Attorney Holder:
- Whether premises is constructed as per approved plan of local statutory authorities and permitted to use for commercial purpose:
- Whether leasing of premises involves violation of HRC Act, ULC Act or any other Act:
- Whether independent water and electricity connection available:
- Whether offerer is agreeable to procure power load at his cost as per Bank's requirement branch-(20 KVA).
- Whether offerer is agreeable to construct strong Room at his cost/expenses as per RBI specifications attached (Specification Enclosed separately for Branch) :
- In case of vacant site please enclose sketch/approved plan and state whether the property is free from all liens and encumbrances

NOTE:

- 1.) Only the Main door and Emergency door of Vault room will be supplied by the bank.
- 2.) The carpet area shall be the covered floor area excluding the following portions to be provided free of cost/rent:  
(a)Sanitary accommodation (B) Open verandah (c) Kitchen & Pantries (d) Staircase & Mumties (e) Space occupied by pillars, columns and thickness of walls ( internal as well as External ) (f) space given for VAST Dish Antenna & compressors of Split ACs (G) Bank's Main/Sign Boards etc.

SIGNATURE/S OF THE OFFERE/S

(This format shall be sent in a separate cover super scribing "TECHNICAL BID-REF- Paper Advertisement Dated ..... Space for Branch at .....)

**ANNEXURE - 10**

**(FORMAT FOR FINANCIAL BID)**

From:

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To

**The Dy./General Manager,  
Regional Office, Coimbatore**

1. Monthly rent quoted.
2. Rate of rent per Sq ft p.m. on the carpet area floor wise. The carpet area shall be the covered floor area excluding the following portions:
  - Sanitary accommodation
  - Open Verandas, corridors & passages
  - Kitchen & Pantries
  - Staircase & Mumties
  - Space occupied by pillars, columns and thickness of walls ( internal and External)
3. Lease period
4. Taxes (specify who bear taxes)
5. Maintenance (specify who will bear maintenance charges)
6. Lease registration (specify who will bear cost of registration)
7. Whether rent should be split into rent and service charges and if so at what ratio and details of extra amenities provided to justify such splitting.

**Signature of the Offerer**

This format shall be sent in a separate cover super scribing “FINANCIAL BID – REF – PAPER ADVERTISEMENT DATED ..... Space for branch at .....”