

Tender reference: ARO/Estb-Estate/2024-2025/ET02

Tender document / Tender Terms & conditions

Expression of interest / online offers in the form of Price Bid are invited from the interested parties for sale of Company owned flats which location and size is mentioned hereunder, on "As is where is" basis" with the following terms and conditions.

Sl.	Property Address	Property Type	Area / Size of Property	Reserve Price (Rs)	Non-refundable Tender Fee Rupees	EMD Rupees
1	A-4, 1st floor, H N Apartment, Beside Tirthankar Apartment, Near Naranpura Railway Crossing, Vadaj, Ahmedabad – 380 013	Flat	940 Square Foot	27,91,000/- (Rupees Twenty seven lacs ninety One thousand)	Rs.1,500/- + GST (Rupees One Thousand Five Hundred)	Rs.1,15,000 /- (Rupees One lakh fifteen thousand)
2	A-5, 2nd floor, H N Apartment, Beside Tirthankar Apartment, Near Naranpura Railway Crossing, Vadaj, Ahmedabad – 380 013	Flat	810 Square Foot	26,47,000/- (Rupees Twenty six lacs forty seven thousand)	Rs.1,500/- + GST (Rupees One Thousand Five Hundred)	Rs.1,15,000 /- (Rupees One lakh fifteen thousand)
3	A-6, 2nd floor, H N Apartment, Beside Tirthankar Apartment, Near Naranpura Railway Crossing, Vadaj, Ahmedabad – 380 013	Flat	940 Square Foot	27,54,000/- (Rupees Twenty seven lacs fifty four thousand)	Rs.1,500/- + GST (Rupees One Thousand Five Hundred)	Rs.1,15,000 /- (Rupees One lakh fifteen thousand)



एस. एन. मीना
क्षेत्रीय प्रबंधक
S. N. MEENA
Regional Manager

2
24-9-2024

Authorised Signatory
The New India Assurance Co. Ltd.
Ahmedabad Regional Office.

Signature with Stamp of Bidder

Name of the Bidder: _____

Date: _____, Place: _____

(Cont)

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- Agent/s / Broker/s should not participate in this tendering process.
- It is allowed to submit bid / quotation for any or all of the properties proposed for sale.
- **H1 will be identified for each property separately.**
- **Tender Fee as mentioned separately for each flat** is payable by Demand Draft / Pay Order drawn in favour Of "The New India Assurance Company Limited" payable at Ahmedabad .- **Non-refundable.** Scanned copy of the Demand Draft / Pay Order is to be uploaded as an attachment to Price Bid.
- **Earnest Money Deposit as mentioned separately for each flat** is payable by Demand Draft / Pay Order drawn in favour Of "The New India Assurance Company Limited" payable at Ahmedabad :- **Refundable** to unsuccessful bidders within 45 (Forty Five) days from the date of opening the tender & **adjustable** against the final price quoted by the successful bidder. Scanned copy of the Demand Draft / Pay Order is to be uploaded as an attachment to Price Bid.
- The EMD made by the bidder will be forfeited if (1) he / she / it withdraws his / her / its tender after acceptance, (2) he / she / it withdraws his / her / its tender before the expiry of the validity period of the tender (3) violates any of the provisions of the terms and conditions of this tender specification.
- **Offline documents** :- Duly signed & stamped Tender document along with original Demand Drafts / Pay Orders must be submitted in sealed envelope stating "**Tender reference: ARO/Estb-Estate/2024-2025/ET02**" to our Company **on or before 03.30 p.m. of 28/10/2024**. If the last date for submission of offline documents happens to be a holiday due to some unforeseen circumstances, then the Offline documents can be submitted by 11.00 A.M. on the next working day.
- **Reserve price** for the each flat is **given separately**. Interested parties have to quote their purchase price higher than the reserve price.
- The participant should have sound financial position as the successful bidder must pay the **full purchase price within 60 days** from the date of opening the tender and get the property transferred in his / her / its name.
- As a pre-requisite for participation in the tender, bidders/participants are required to obtain a valid Digital Signatory Certificate / Token. The cost of obtaining the digital certificate shall be borne by the bidders/participants.
- The system shall not allow submission of more than one tender / Price Bid by any participant through the same Digital Signatory Token & mobile number.



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- **Documentation & Legal charges** to get the flat transferred in the records of Revenue Authorities are to be borne by successful bidder / buyer party.
- **Inspection of Flats at Ahmedabad:** Interested parties may approach our Ahmedabad Regional Office for inspection of the flats located at Ahmedabad during office hours between 10.00 a.m. to 01.30 p.m. and 02.00 p.m. to 05.45 p.m. from 25/09/2024 to 25/10/2024 (except Saturday, Sunday & Public Holidays).
- **Facility to submit the Tender document / Price Bid** on our E-tender portal <https://www.tenderwizard.com/niaeproc> shall be available from 10.00 a.m. on 25/09/2024 to 03.30 p.m. on 28/10/2024.
- At any time prior to the last date of receipt of bids, the Company may, for any reason, whether at its own initiative or in response to clarifications requested by the prospective bidders, modify the tender documents by clarifications. The clarifications, if any, issued by the Company at any time before the due date of submission of the bid will become part of the tender document and would be notified on the official web-site of NIA (<https://www.newindia.co.in/portal/TenderNotice>) as well as our E-Tender portal (<https://www.tenderwizard.com/niaeproc>) only.
- **Corrigendum / amendment**, if any, shall be notified on the site <https://www.tenderwizard.com/niaeproc> In case any corrigendum/ amendment is issued after the submission of the bid, then such vendors, who have submitted their bids, shall be intimated about the corrigendum/ amendment by a system-generated email (In case of open corrigendum/ amendment will be on the public dash board and no mail will be fired for the vendor who has not participated by that time). It shall be assumed that the information contained therein has been taken into account by the vendor. They have the choice of making changes in their bid before the due date and time.
- **Tender shall be opened on 28/10/2024 during 04.00 p.m. to 04.30 p.m.**
- **The tender is liable to be rejected *inter alia*:** (1) If it is not in conformity with the instructions mentioned herein, (2) If it is not accompanied by the requisite Tender Fees and EMD, (3) If it is not properly signed by the bidder (4) If it is received in Physical Form or it is received by Telex, Telegram or Email (5) If requisite tender fees, EMD and other papers etc. as per requirement of this tender are not received **on or before 03.30 p.m. of 28/10/2024.**



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- The Company reserves the right to reject all or any of the offers in full or in part without assigning any reason thereof.

- This procedure is subject to changes if any, and the procedure adopted by the Company for opening the tender shall be final and binding on all the parties.

- Vendors are advised in their own interest to ensure that their bids are submitted in e-Procurement system well before the closing date and time of bid.

- No responsibility will be taken by and/or the e-Procurement service provider for any delay due to connectivity and availability of website. They shall not have any liability to vendors for any interruption or delay in access to the site irrespective of the cause. It is advisable that vendors who are not well conversant with e-tendering procedures, start filling up the tenders much before the due date / time so that there is sufficient time available with him / her to acquaint with all the steps and seek help if they so require. Even for those who are conversant with this type of e-tendering, it is suggested to complete all the activities ahead of time. It should be noted that the individual bid becomes viewable only after the opening of the bid on/after the due date and time. Please be reassured that your bid will be viewable only to you and nobody else till the due date/ time of the tender opening. The non-availability of viewing before due date and time is true for e-tendering service provider as well as New India Assurance officials.

- New India Assurance and/or the e-Procurement service provider shall not be responsible for any direct or indirect loss or damages and or consequential damages, arising out of the bidding process including but not limited to systems problems, inability to use the system, loss of electronic information etc.

- In case of any clarification pertaining to e-Procurement process, the bidder / participant may contact the following agencies / personnel:

Sr. No	Particulars	Company Name	Contact Details
1	For e-tendering Support	M/s. Antares Systems Limited	080 – 40 48 2100 Mr Sushant (Mobile: +919731468511) lokesh.hr@etenderwizard.com
2	For Tender related Queries	The New India Assurance Co. Ltd.	Estate & Establishment Department. 5 th Floor, Popular House, Ashram Road, Ahmedabad – 380 009. 079 – 26553245 & 26553247




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Price Bid Tender document

Name of the participating bidder					
Address of the participating bidder					
Contact number of the participating bidder		Mobile:	Landline with STD code:		
Nature of business of the participant					
E-mail ID of the participant					
PAN of the participant					
GSTIN of the participant					
Offered price for the property		Particular of Demand drafts / Pay Order			
Description	Amt (Rs.)	Number	Date	Amt (Rs.)	Toward
A-4, H N Apartment, Ahmedabad				1,770/-	Tender Fee
				1,15,000/-	EMD
A-5, H N Apartment, Ahmedabad				1,770/-	Tender Fee
				1,15,000/-	EMD
A-6, H N Apartment, Ahmedabad				1,770/-	Tender Fee
				1,15,000/-	EMD
Name & address of Issuing Bank Branch					

I / We, Mr./Mrs./Ms./Messrs _____ do hereby declare that I / We have inspected the said flats and investigated the rights / title, nature, extent, quality etc. and gone through and have understood the Tender document (Tender reference: ARO/Estb-Estate/2024-2025/ET02) / Terms & conditions of sale and shall be abided by the same.



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