

# **Financial Bid**

**TO BE GIVEN BY THE OWNER(S) OFFERING PREMISES ON LEASE – (Financial Details)**

( To be kept in a separate sealed envelope super scribing “Financial Bid” on the top of the envelope)

To

**ZONAL MANAGER,**

INDIAN BANK, ZONAL OFFICE,

3<sup>RD</sup> FLOOR, PROGRESS HOUSE,

54 -, PUNE – MUMBAI ROAD,

SHIVAJI NAGAR, PUNE - 411005

Dear Sir,

Sub: Offer to give on lease the premises for your Branch/s in - **Pune District – at Baramati**

I / We, refer to your advertisement dated **17.09.2018** in **Times of India / Maharashtra Times Marathi** and offer to give you on lease the premises described here below for your branch/s in **Pune District – at Baramati**

## TERMS AND CONDITIONS

|    |                                                                                     |                                                                       |                       |                          |
|----|-------------------------------------------------------------------------------------|-----------------------------------------------------------------------|-----------------------|--------------------------|
| 1. | <b>Rent</b>                                                                         | Carpet Area<br>in Sq ft                                               | Rent Rate<br>per sqft | Total<br>per month (Rs.) |
|    | a. Basic Rent                                                                       |                                                                       |                       |                          |
|    | b. Service Tax                                                                      |                                                                       |                       |                          |
|    | c. Common Maintenance etc, if any<br>(give details)                                 |                                                                       |                       |                          |
| 2. | Period of lease (minimum 10 yrs, maximum 20 yrs)                                    | _____ Yrs                                                             |                       |                          |
| 3. | Escalation in rent,                                                                 | _____ % after 5 Yrs                                                   |                       |                          |
| 4. | Cost of lease deed to be borne by                                                   | By owner / By Bank / shared by me and Bank<br>in the ratio of 50 : 50 |                       |                          |
| 5. | Water tax to be borne by                                                            | By owner                                                              |                       |                          |
| 6. | Corporation / Municipal / Tax to be borne by                                        | By owner                                                              |                       |                          |
| 7. | Service tax amount, if applicable, to be borne by                                   | By owner / Bank                                                       |                       |                          |
| 8. | Any other tax levied / Leviable by Municipal and/or Govt Authorities to be borne by | By owner / shared by me and Bank in the ratio of 50 : 50.             |                       |                          |
| 9. | Service charges / maintenance charges if any to be borne by                         | By owner                                                              |                       |                          |
| 11 | Rental deposit                                                                      | 3 months                                                              |                       |                          |

| DECLARATION |                                                                                                                                                                                                                                                                                                               |
|-------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1           | I / We, am / are aware that, the rent shall be calculated as per the carpet area which will be measured in the presence of owner/s and Bank Officials after completion of the building in all respects as per the specifications / requirement of the Bank.                                                   |
| 2.          | The concept of carpet area for rental purpose was explained to me / us and clearly understood by me / us, according to which the carpet area means area of the premises less toilet, passage, wall / columns, staircases, verandah, lobby, balcony, kitchen etc. eventhough the same is given for Bank's use. |

|    |                                                                                                                                                                                                                                                                                                                                                             |
|----|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 3. | The charges / fees towards scrutinizing the title deeds of the property by the Bank's approved lawyer will be borne by me / us.                                                                                                                                                                                                                             |
| 4. | All repairs including annual / periodical painting and annual / periodical painting will be got done by me / us at my / our cost. In case, the repairs and / or painting is / are not done by me / us as agreed now, you will be at liberty to carry out such repairs, painting, etc. at our cost and deduct all such expenses from the rent payable to us. |

- I / We further confirm that this offer is irrevocable and shall be open for 3 months from the date thereof, for acceptance by you.

Yours faithfully,

**(SIGNATURE OF OWNER/S)**

(OWNERS TO SIGN ON ALL PAGES AT BOTTOM)

Place :

Address & contact no's of owner/s

Date :