



UNITED INDIA INSURANCE CO. LTD

REGIONAL OFFICE: UI TOWERS P.B.NO.1020, 3-5-817&818, BASHEERBAGH, HYDERABAD-500029

Phone: 040 23236367 / 23299959, Fax: 040 23243595, E-mail: rohyderabad@uiic.co.in

Technical Bid

Note : To be put in a separate envelope superscribed "Technical Bid for BO Dharmavaram"

1. Details of Owner

Name and address for communication with the Owner	
Telephone No.	
Mobile No.	
E Mail ID if any	

II. Details of Premises offered :

a) i) Address of the premises offered. ii) Whether premises offered is in a Mall ? lii) Period of lease offered (Minimum Lease period should be 9 years, with escalation of 15% after every 3 years).	
b) i) Carpet area in square feet (excluding Balcony, staircase, Veranda, toilets, Common areas, etc. Rent rate will be considered on the basis of Carpet area only). ii) Whether premises offered is in the shape of a Hall or rooms ? lii) Number of Halls or rooms	



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c) (i) Floor on which the premises offered is situated	
(ii) Is it a Multi-storied Building? If yes, mention the total number of floors in the building.	
d) Usage of Property (As approved by Competent Authority) (Commercial/Residential/others)	
e) Year of Construction of the Building:	
f) Width of the road where the property is located	
g) No. of Toilets provided inside the premises.	
h) No. of Toilets outside the premises but on the same floor for common use.	
i) Proximity to Banks / Commercial Complexes/Transport/Railway facilities.	
j) Specification of the construction/material used. 1) Class of construction 2) Type of construction i) RCC framed construction ii) Load bearing walls iii) Any other construction iv) Clear height from floor to ceiling (in ft.) v) Earthquake resistance level of construction	
k) Special Hazards like water logging etc. in the area.	
l) Adverse features like polluting Industries, Garbage Yard etc., situated nearby, if any	
m) Whether the premises is ready for occupation	YES / NO (Strike out whichever is not applicable)



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n) Whether the building has underground/overhead water storage tank?	YES / NO (Strike out whichever is not applicable)
o) Any established easements regarding right of way/passage for mains of water/electricity?	YES / NO (Strike out whichever is not applicable)
p) Does the site or portion fall near underground cable/Metro Railway site?	YES / NO (Strike out whichever is not applicable)
q) Enclose Lay-out plan of the building	Enclosed / Not enclosed
r) Type of flooring provided in premises	

III) Other Details:

a) Whether the Premises is in good condition or requires major repairs.	YES / NO (Strike out whichever is not applicable)
b) Whether the locality is prone to hazards like Inundation/flooding etc.	YES / NO (Strike out whichever is not applicable)
b) Whether there is cross-ventilation and provision for adequate sunlight.	YES / NO (Strike out whichever is not applicable)
c) Whether all Municipal and local laws are complied with.	YES / NO (Strike out whichever is not applicable)
d) Availability of covered/open parking place, and whether reserved parking can be provided.	
e) Whether Lift facility is available. If so, give details.	YES / NO (Strike out whichever is not applicable)
f) Whether Generator/Power backup is available for offered premises.	YES / NO (Strike out whichever is not applicable)

IV) Amenities:

a) Whether water supply is available round the clock	YES / NO (Strike out whichever is not applicable)
b) Whether 3-Phase Power supply is available or not, and if not, whether the owner is ready to	



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provide 3-phase electric supply with separate meter for the premises	
c) Sanctioned Load of electricity.	_____ KVA
d) Location of nearest Fire Station in the vicinity and its distance from the offered premises	
e) Locality's proximity to the following places in Kms:	
1) Railway Station KMs
2) Market/Super Market KMs
3) Hospital KMs
4) Bank KMs
5) Bus stand KMs
f) Details of boundary and adjacent buildings:	
1) North by:	
2) East by:	
3) South by:	
4) West by:	
g) Safety and Security arrangement	
h) Whether Fire Exit provided	YES / NO (Strike out whichever is not applicable)
i) Availability of space on roof of the building for installation of V-SAT if required	YES / NO (Strike out whichever is not applicable)
j) Is Anti-lightning device/lightning arrester available?	YES / NO (Strike out whichever is not applicable)
k) Is Proper sanitary/sewerage system available?	YES / NO (Strike out whichever is not applicable)



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I / We confirm that the above information is complete and true in all respects. I / We hold clear title to the property and the lease is offered in full and complete compliance of all applicable local rules and regulations. I / We also confirm that if our premises is selected, we shall enter into a lease with United India Insurance Company Limited as per the said Company's Standard Lease format and shall also bear 50% of the Stamp Duty and other expenses incurred in connection with the registration of the Lease Deed.

PLACE :

SIGNATURE

DATE :

NAME / SEAL

Note: This Technical bid should be sent in a separate envelope closed, sealed and superscribed "TECHNICAL BID FOR BRANCH OFFICE, DHARMAVARAM" on it.

IMPORTANT : The Technical Bid above, and the Financial Bid given below should **be sent in two separate envelopes** closed, sealed, and superscribed "TECHNICAL BID" & "FINANCIAL BID" respectively on them. **Both these envelopes should clearly mention the name of the bidder who is submitting the bid.** Both the envelopes shall be then put in a bigger envelope which will be super-scribed 'OFFER OF PREMISES FOR BRANCH OFFICE, DHARMAVARAM' and submitted to our office at the address given above.