



उत्तर प्रदेश ग्रामीण बैंक
UTTAR PRADESH GRAMIN BANK

(सरकार के स्वामित्वाधीन अनुसूचित बैंक)
(Scheduled Bank Owned by Government)

KNPRO/01/P&E/2025-26/133

Date 04-10-2025

INVITATION FOR OFFER

Uttar Pradesh Gramin BANK Regional Office Kanpur Nagar invites proposals / offers in two bid system from owners / Builders / Developers having clear and marketable titles over land and built-up property, having carpet area of carpet area of 1500 (+/- 15%) sqft for acquiring premises for opening / shifting of a Branch / Office / ATM / Residential Flats* on ownership / lease / rental basis* in the following areas in order of preference :

(i) NH 2 (Kanpur Prayagraj Highway), Rooma Kanpur Nagar

Preference shall be given to offers from Public Sector Units / Bank's / Undertakings and Government Departments.

Location of premises should be within 500 mtr (approx.) from Akbarpur Chauraha (Under Over Bridge) on national highway. Premises should consist 02 room (01 strong room, 01 stationary room) Hall and 02 Separate toilets for Male and Female Staff. Premises should be ready for possession / accommodation within a period of 6 months from the date of advertisement

Premises should be on Ground Floor with Roof available to Bank for the purpose of Installing Solar Panel, RF, V-SAT without any extra charge. Adequate space for parking of vehicles should be available within the premises without any charge. Adequate space for installation of Genset at Ground Floor shall be available without any extra charge.

Offers in two sealed envelopes in conformity with two-bid system should contain the following details.

Envelop No. (1) ANNEXURE-III Marked "Technical Bid" : should contain full technical details viz. location of premises with detailed address, plan drawn to scale with completion / occupation certificate, carpet area of each portion to be acquired, specification of internal finishes, amenities, car parking facility, distance from railway station. No indication as to price aspect be given in "Technical Bid."

Envelop No. (2) ANNEXURE-IV Marked "Financial Bid" Should contain strictly Financial details viz. Rates per Sq.ft. on carpet area, details of Municipal taxes and lease expenses etc. Carpet area (as per IS Code 3861-2002) shall exclude staircase, corridor and passage, porch, shaft and machine rooms for lifts, air-conditioning duct, loft, built-in wardrobes & shelf, intermediate pillars / columns, partitions & wall and other obstructions, verandahs, balcony, bathrooms and lavatory etc.

Offers should be valid for a minimum period of -120- days from the last date of submission. No brokerage shall be paid. Both the sealed covers marked as TB & PB superscribing advertisement reference and applicant name & address be put in one sealed cover addressed and submitted to The Regional Manager, Uttar Pradesh Gramin Bank Regional Office- Kanpur Nagar, 117/N/26 Kakadeo, Kanpur 208025 within 25 days from the day of publication of this advertisement / on or before 01-11-2025 by 15.00 hrs.*

Any decision taken by Bank at any point of time in connection with this process shall be final and conclusive and no claim or dispute from any quarter in that regard shall be entertained.

Date:- 04-10-2025



Amit

(Amit Prakash Vikrant)

Assitant General Manager



उत्तर प्रदेश ग्रामीण बैंक
UTTAR PRADESH GRAMIN BANK

(सरकार के स्वामित्वाधीन अनुसूचित बैंक)
(Scheduled Bank Owned by Government)

दिनांक:- 04.10.2025

शाखा रुमा के भवन परिसर हेतु प्रस्ताव का आमंत्रण

क्षेत्रीय कार्यालय कानपुर नगर

उत्तर प्रदेश ग्रामीण बैंक क्षेत्रीय कार्यालय कानपुर नगर द्वारा रुमा शाखा के शाखा परिसर हेतु 1500 वर्ग फीट (+/- 15%) भवन जो भूतल तथा मुख्य सड़क पर पर्याप्त पार्किंग एवं सभी सुविधाओं सहित जो कब्जे के लिए तैयार हो या 3-6 महीने की अवधि के भीतर कब्जे के लिए तैयार होने की संभावना है, के मालिकों/पावर ऑफ अटॉर्नी धारकों से लीज किराये के आधार पर प्रस्ताव आमंत्रित किए जाते हैं।

इच्छुक आवेदक अपना आवेदन (निविदा) समस्त विवरणों व परिसर स्वामित्व के प्रमाण के साथ निविदा को बंद लिफाफे में क्षेत्रीय कार्यालय कानपुर नगर को दिनांक 01.11.2025 दोपहर 03.00 बजे तक जमा करा सकते हैं।

कुल कार्पेट एरिया: 1500 वर्ग फीट (+/- 15%)

परिसर का स्थान: शाखा रुमा के पास

आवेदन जमा करने का स्थान: शाखा रुमा/क्षेत्रीय कार्यालय कानपुर नगर

आवेदन जमा करने की अंतिम तिथि: 01.11.2025 दोपहर 03.00 बजे तक

निविदा की अन्य नियम व शर्तें :

1. भवन स्वामी द्वारा वैकल्पिक विद्युत् व्यवस्था हेतु रूफ टॉप सोलर पैनल, नेटवर्क के लिए RF, VSAT antenna लगाने हेतु भवन छत पर स्थान दिया जायेगा एवं शाखा परिसर के बाहर जनरेटर स्थापित करने व पार्किंग हेतु जगह भवन स्वामी द्वारा प्रदान की जायेगी जिसके लिए कोई अलग से किराया नहीं दिया जायेगा।
2. पानी की व्यवस्था (वाशरूम में, वाशबेसिन इत्यादि में)
3. महिला व पुरुष के अलग अलग टॉयलेट होना अनिवार्य है।

बिना उक्त शर्तों के कोई भी प्रस्ताव क्षेत्रीय कार्यालय द्वारा स्वीकार नहीं किया जायेगा। अन्य किसी भी नियम/शर्त तथा जानकारी के लिए शाखा रुमा या क्षेत्रीय कार्यालय से संपर्क किया जा सकता है या <https://upgb.bank.in> पर देख सकते हैं।

Aman

(अमित प्रकाश विक्रान्त)

सहायक महाप्रबन्धक

JS



Annexure-III
TECHNICAL BID

1	Name of Owner	
2	Telephone No. / Mobile No.	
3	Complete Address of Site / Premises Offered	
4	Copy of ownership proof (attach copy)	
5	Floor offered with details of Carpet area. Quote to be in Carpet area and not any other area	
6	Year of construction	
7	Whether said property has Municipal Approval for commercial use. (Attach Copy)	
8	Details of sanctioned plan (Copy to be furnished on demand)	
9	Details of completion / occupation certificate (Copy to be furnished on demand)	
10	Whether the colony is finally approved by Govt. (Submit the proof)	
11	Specifications of Internal Finishes	
12	Amenities	
13	Electrical Load	
14	Water Supply Connection	
15	Type of Structure – RCC / Load Bearing	
16	Parking availability	
17	V-SAT Antenna Space	
18	Distance from Railway / Station etc.	

CARE:

- No indication as to price aspect be given in Technical Bid.
- Technical bid and Financial bid are to be submitted in separate sealed covers marked as TB& FB superscribing advertisement reference, name of the applicant and address of the applicant.
- Both the sealed covers (TB & FB) be put in one sealed cover marked as offer for premisesat.



Annexure -IV
FINANCIAL BID

1.	Full Name of Owner	
2.	Location of Premises	
3.	Rental rate per sq.ft. of Carpet area. Quote to be incarpet area only and not any other area. (Only Ground floor premises to be offered) _____ per sq.ft. per month (inclusive of taxes)	
4.	Municipal Taxes. To be borne by landlord invariably	
5.	Taxes including revision in future To be borne by Landlord invariably. Please note that Municipal taxes / cess/ services to be borne by Landlord. Service charges like Societycharges, maintenance charges to be borne by the Bank.	
6.	Other charges like Society Charges / Maintenancecharges / Charges for Amenities (Please quantify)	
7.	Goods & Service Tax (GST) on rent (to be borne by whom)	
8.	Period of Lease	
9.	Desired enhancement in rent	
10.	Cost of execution of Lease Deed to be shared inproportion	50:50
11.	Interest free rent advance required, if any	
12.	Loan amount required for construction / renovationof premises. If any	
13.	Any other condition, If any.	

