



**APPAREL EXPORT
PROMOTION COUNCIL**

18,370 sq.ft.

**Unfurnished Premises Available
for Lease on Prime Location**

at

**Ground Floor, Plot No.118/119,
Survey No. 64, Madhapur,
Serilingampally, Hyderabad**

**Site Available for
Inspection**

**Please contact Mr. Rahmat
9133446494**

**Last date for Submission
of e-quotes at
tenders@aepecindia.com
by 19-04-2021**

**For Property & other details
please log in our website at
www.aepecindia.com**



NOTICE INVITING QUOTATIONS FOR

LEASING OUT OF GROUND

AT

PLOT NO. 118/119,
SURVEY NO. 64, MADHAPUR,
SERILINGAMPALLY, HYDERABAD, TELANGANA-500081

Date of Advertising of NIQ	27.03.2021
For Site Inspection Please contact to Sh. Rehmat at 9133446494	Any working day during 10 am to 5pm on pre appointment
Last Date for submission of e-quotation at tender@aepecindia.com	19.04.2021
Date of opening of e-quotation	20.04.2021

Apparel Export Promotion Council

(Sponsored by Ministry of Textiles, Govt. of India)

Apparel House, Sec-44,

Institutional Area,

Gurgaon

Website: www.aepecindia.com

Dated: 26.03.2021



Dated: 26th March, 2021

E-QUOTATION FOR LEASING OUT OF PREMISES AT, PLOT NO. 118/119, SURVEY NO. 64, MADHAPUR, SERILINGAMPALLY, HYDERABAD, TELANGANA

E-quotations are invited from the interested Companies/Corporate/MNCs for leasing out the premises at, Plot No. 118/119, Survey No. 64, Madhapur, Serilingampaly, Hyderabad, Telangana-500081 for “Institutional purpose”

The e-quotations should be submitted in the prescribed format of Letter of Intent (LOI)/Quotation as detailed in **Annexure-1** along with company/firm profile at tender@aepcindia.com

E-Quotation should be mailed at tender@aepcindia.com superscripted as “Quotation for leasing of AEPC premise at Hyderabad” latest by 19.04.2021.

The quotations will be opened on 20th April 2021 at 11.30 AM at **Apparel House, Sector-44, Gurgaon - 122003** in the presence of such agencies who may wish to be present.

1. Introduction

Apparel Export Promotion Council (AEPC), (*Spd. by: Ministry of Textiles, Govt. of India*) having 18370 sq. ft. office space at Plot No. 118/119, Survey No. 64, Madhapur, Serilingampaly, Hyderabad, Telangana with ample open space area.

2. Key Features of Premises

The building named VASTRA BHAWAN, at Ground Floor, Plot No. 118/119, Survey No. 64, Madhapur, Serilingampaly, Hyderabad, Telangana is in a prime location very near to Hi tech city of Hyderabad and suitable for Institutions and training centers, MNCs, Corporate, Companies PSUs etc.

❖ Distance from “Hi-tech City Metro Station”	200 Mtr (Waking Distance)
❖ Distance form Nearest MMTS Station	02 Km
❖ Distance from Airport	23 Km
❖ Distance from Secunderabad Railway Station	12 Km

3. Proposed Area to be rented out

The Total Area of the land is 3.6029 acre. On this, total three blocks are constructed, out of which two newly constructed blocks are available for leasing.

Out of total land area, around 0.2321 acre (10000 Sq. Ft) is covered by the old building currently utilized by M/s Apparel Training & Design Centre (ATDC) and running its training Centre for vocational training courses in the field of apparel.

Two newly constructed blocks (only ground floor) with super area around 10000 sq. ft. each (Total Super Area around 20000 sq. ft of both the blocks) and carpet area 9185 sq. ft. each (Total Carpet area 18370 sq. ft of both the blocks) is available for lease.

Space : Unfurnished single hall around 10000 sq. ft. each
Ventilation : Arch in the middle of the Hall for sunlight.
Connectivity : Both the blocks are connected with Path way
Washroom : 4 Washroom in each block plus 1 as handicap friendly.

4. Available Provisions in the premises

- ✓ Ample Open Space for parking etc.
- ✓ Water and Sewerage connection obtained from HMWSSB
- ✓ Peaceful and calm area
- ✓ Building surrounded with lush green trees
- ✓ Easily approachable from Main Road, Metro Station etc.

5. Period of Lease

The lessee may use the said premises for **Three to Five years with Two years Lock-in-period** which may further be extended on mutual agreed terms subject to the approval of AEPC.

6. EARNEST MONEY DEPOSIT

- (a) The Earnest Money of Rs. 20,000/- (Rupees Twenty Thousand only) to be transfer electronically through RTGS/NEFT as per Bank details given below:

Bank & Branch	Indian Overseas Bank Sec-44, Gurgaon, Haryana
IFSC	IOBA0001804
SB Account No.	180401000020000
Account holder name	Apparel Export Promotion Council

- (b) Micro and Small Enterprises (MSEs) as defined in MSE Procurement Policy issued by Department of Micro, Small and Medium Enterprises (MSME) are exempted from EMD upon submission of Registration Certificate from MSME Department.

- (c) It may be noted that any Quotation without Earnest Money except MSME Firms is liable to be rejected at the discretion of AEPC.
- (d) The EMDs of the unsuccessful bidders will be refunded by way of RTGS/NEFT without any interest within 30 days.

7. Maintenance of the premises.

The lessee would require to maintain the premises under its control, at its own cost.

8. Electricity & Water Charges.

The lessee shall be liable to pay all such charges of usage of electricity and water tax:-

- from electric/water meter exclusively for the subject premises if both the blocks are rented out to the single tenant as per bill to the concern authority.
Or
- as per the average rate if both the blocks are rented out to different tenants. In this case AEPC will identify the usage of both the blocks separately by using the Sub Meter and charges distributed to all the tenant by dividing the total bill by the total unit consumed of each bill period.

9. LOI Format

The Interested Companies/MNCs/Firms/Institutions may submit their e-quotations at tender@aepecindia.com mail id in the following prescribed format. For any further details please contact at 8527948128, 9873210457

Annexure-1

LETTER OF INTENT (LOI) / QUOTATION ON COMPANY LETTER HEAD

Sr. N	PARTICULARS	LOI/Quotation
1	Detailed Address of the Property to be leased out	BLOCK 1 of PLOT NO. 118/119, SURVEY NO. 64, MADHAPUR, SERILINGAMPALLY, HYDERABAD, TELANGANA And/or Block 2 of PLOT NO. 118/119, SURVEY NO. 64, MADHAPUR, SERILINGAMPALLY, HYDERABAD, TELANGANA
2	Earnest Money Deposit (EMD) (By way of Electronic transfer only)	Rs. 20,000/- transfer through RTGS/NEFT vide UTR No. : _____ Dated : _____ Amount Rs. _____

3	MSME Registration Status (Registered or not Registered)	If Registered, MSME Registration no. (Scanned Copy of Registration Certificate to be enclosed)
4	Area to be taken on Lease: (Bid may be submitted for Single or both the blocks)	Total Area 18,370 Sq. ft. Block 1 (Ground Floor) 9185 Sq. Ft. Block 2 (Ground Floor) 9185 Sq. Ft.
5	Lease Tenure (to be specify)Years
6	Lock-in-periodYears
7	Lease Rent	Rs./- per sq. ft per month + GST.
8	Fit-Out / Rent-Free Period (to be specify)	
9	Escalation in Rent (to be specify)	The Lease rent shall be subject to escalation @ _____% after every _____ Years on the last paid Lease rent
10	Interest Free Refundable Security Deposit	Equivalent to 6 months Lease Rent as an interest-free refundable security deposit through Bank Transfer.
11	Taxes, Levies and Duties	The Lessor shall be liable to bear and pay all the Municipal Taxes and Property Tax in respect to the subject premises.
12	Maintenance Charges	The lessee would require to maintain the premises under its control, at its own cost.
13	Electricity / Water Charges	The electricity / water charges shall be borne by the Lessee as per actual/Average rate (In case of average rate, usage will be calculated through Sub Meter and distributed to all the tenant by dividing the total bill by the total unit consumed of each bill period.)
14	Stamp Duty and Registration charges	The Stamp Duty and Registration charges in respect of the Lease Deed shall be borne and paid by Lessee.
15	Company Profile	Please attach the Company Profile
16	LOI Negotiation / Termination / withdrawal right	AEPC has the right of negotiation / termination / cancellation /withdrawal of LOI at any stage before execution of LLA without assigning any reason
17	Condition of LOI	Conditional LOI will not be considered and summarily rejected.

18	Validity of LOI	The validity of above LOI terms should be 90 days
19	Bank details for refund of Earnest Money Deposit (EMD), in case of unsuccessful bidder	Name of Bank: _____ Branch: _____ Accountholder Name: _____ Account No. : _____ IFSC Code: _____

Date:

Place:

Signature
Name & Designation of Authorized Person
Name of Company / Agency with Seal

Images:



