

NOTICE INVITING TENDER (NIT)
FOR
LEASING OF 4th and 5th FLOOR
OF
OLIC HEAD OFFICE BUILDING



ODISHA LIFT IRRIGATION CORPORATION LTD
(A GOVT. OF ODISHA UNDERTAKING)
PLOT NO.17/2, NAYAPALLI, BHUBANESWAR-751012



ODISHA LIFT IRRIGATION CORPORATION LTD.

(A GOVT. OF ODISHA UNDERTAKING)

PLOT NO. 17/2, NAYAPALLI, BHUBANESWAR-12

Phone No. 0674-2390195, Fax No. 0674-2395844, email ID: olicltd123@bsnl.in, olicltd@ymail.com

NOTICE INVITING TENDER (NIT) FOR LEASING OF BUILDING

No. IT-02/ 2026- 5672

/ OLIC Date : 29.07.2026

Odisha Lift Irrigation Corporation Ltd (OLIC), a Government of Odisha Undertaking invites sealed bids from eligible individuals, firms, companies, institutions, banks, financial organizations, government bodies and other legally constituted entities for taking on lease of the building owned by the OLIC on an "As Is Where Is", "As Is What Is", and "Whatever There Is" basis. The bids will be received from 30.07.2026 (11AM) to 14.08.2026 (4 PM) and the technical bid will be opened on 14.08.2026 at 4.30 PM .

Details of the Property

- **Location:** Plot No. N-17/2, Nayapalli (Nuasahi), Bhuaneswar-751012
- **Type of Property:** Office Building
- **Land Area:** About 44, 000 Sq. Ft.
- **Built-up Area:** 16372 Sq. Ft (4th Floor-8391 Sq. Ft & 5th Floor-7981 Sq. Ft)
- **Number of Floors:** 4th & 5th Floor (Two floors)
- **Parking Facility:** Available - 3120 Sq. Ft.
- **Permitted Usage:** Office/Commercial/Institutional purposes only subject to applicable laws and statutory approvals.

For detailed terms and conditions, interested parties may obtain/download the tender document from the office of the undersigned or from the website [http://: odishalift. com](http://odishalift.com)

The authority reserves the right to accept or reject any or all officers without assigning any reason thereof.

Bhusamal
29/07/2026
Managing Director
OLIC Ltd, Bhubaneswar



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Lease Period

The property will be offered on lease for an initial period of [5/10] years, extendable by mutual consent on terms and conditions to be agreed upon .

Eligibility Criteria

The bidder shall:

1. Be an individual, partnership firm, company, LLP, Government organization, PSU, statutory body, Bank, financial institution, educational institution, or any legally recognized entity.
2. Have the legal capacity to enter into a lease agreement.
3. Not have been blacklisted or debarred by any Central/State Government Department, PSU, or statutory authority.

Earnest Money Deposit (EMD)

An Earnest Money Deposit of **Rs. 50,000/- (Rupees Fifty Thousand) only in shape of Bank Draft** in favour of FA & CAO, OLIC Ltd, Bhubaneswar shall accompany the bid in the prescribed form. The EMD of unsuccessful bidders will be refunded without interest, while that of the successful bidder shall be adjusted/refunded as per the tender conditions.

Tender Schedule

Particular	Date & Time
Publication of Tender	30.07.2026 at 11.00 AM
Availability of Tender Documents	30.07.2026 at 11.00 AM
Site Inspection	31.07.2026 to 13.08.2026 (11AM to 4.00 PM during working days)
Last Date & Time for Submission of Bids	14.08.2026 up to 4.00 PM
Opening of Technical Bids	14.08.2026 at 4.30 PM
Opening of Financial Bids	To be notified to technically qualified bidders

Bid Submission

Interested bidders shall submit:

- Technical Bid containing eligibility documents as per details enclosed .
- Financial Bid quoting the monthly lease rent per Sq. Feet for built of area and parking separately in the prescribed format enclosed .
- EMD and other documents as specified in the tender document failing which tender will be rejected.

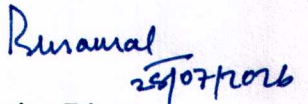
Selection Method

The selection shall be based on:

- Evaluation of eligibility criteria.
- Compliance with the tender conditions.
- Highest monthly lease rent (H-1) offered by the technically qualified bidder, subject to acceptance by the Competent Authority.

General Terms

1. The building shall be leased on an "As Is Where Is" basis.
2. The successful bidder shall execute the Lease Agreement within 15 days after issuance of the Letter of Acceptance.
3. Applicable taxes, stamp duty, registration charges, electricity, water charges, municipal taxes (as applicable under the lease terms), and other statutory dues shall be borne by the successful lessee on actual basis ..
4. The lessee shall not sublet or transfer the leased premises without prior written permission of the lessor.
5. The lessor reserves the right to accept or reject any or all bids, wholly or partly, without assigning any reason, and the decision of the Competent Authority shall be final and binding.
6. Any dispute arising out of the tender or lease agreement shall be subject to the jurisdiction of the courts at Bhubaneswar.


Managing Director
OLIC Ltd, Bhubaneswar

ANNEXURE-I**TECHNICAL BID****Tender for Letting Out Office Building on Lease**

Tender No.: _____

Name of Property: _____

Last Date of Submission: _____

1. Particulars of the Bidder

Sl. No.	Particulars	Details
1	Name of Applicant/Organization	
2	Constitution (Company/PSU/Govt./Partnership/Proprietorship/LLP/Others)	
3	Registered Address	
4	Correspondence Address	
5	Contact Person	
6	Designation	
7	Mobile Number	
8	Email ID	
9	Website	

2. Legal Details

Particulars	Details
PAN	
GSTIN	
CIN/Registration No.	
Date of Incorporation	
Nature of Business	

3. Authorized Signatory

Name:

Designation:

Mobile:

Email:

Authorization enclosed: Yes / No

4. Experience Details

Provide details of office premises currently occupied/leased or similar experience.

Organization Location Area (Sq. Ft.) Lease Period

5. Financial Capability

Please attach the following:

- Audited Financial Statements for last three years
- Income Tax Returns
- Net Worth Certificate (if applicable)
- Annual Turnover Details

Financial Year Annual Turnover (₹)

Year 1

Year 2

Year 3

6. Intended Use of Premises

Describe the proposed use of the office building.

7. Documents Enclosed

Tick (✓) the applicable documents.

Sl. No.	Document	Attached
1	PAN Copy	
2	GST Registration	
3	Certificate of Incorporation/Registration	
4	Memorandum & Articles/Partnership Deed	
5	Authorization Letter/Power of Attorney	
6	Audited Financial Statements	
7	Income Tax Returns	
8	Address Proof	
9	EMD Proof (if applicable)	
10	Any Other Documents	

8. Declaration

I/We hereby certify that:

1. The information furnished in this Technical Bid is true and correct.
2. I/We have carefully read and understood all the terms and conditions of the tender.
3. I/We agree to abide by all the conditions of the tender document.
4. I/We understand that furnishing false information may result in rejection of the bid.
5. I/We have not been blacklisted/debarred by any Government Department, PSU, or statutory authority as on the date of submission of the bid.

Place:

Date:

● Signature of Authorized Signatory

Name:

Designation:

Organization:

Seal of Organization

Checklist of Enclosures

Sl. No.	Document	Page No.
1	Covering Letter	
2	Technical Bid Form	
3	Organization Profile	
4	Registration Documents	
5	PAN & GST	
6	Authorization Letter	
7	Financial Statements	
8	Income Tax Returns	
9	Declaration	
10	Other Supporting Documents	

FINANCIAL BID

Tender No.: _____

Name of Work: Letting out of Office Building on Lease Basis

Sl. No.	Description	Amount (₹)
1	Monthly Lease Rent Offered (Exclusive of GST)	_____
2	GST (if applicable)	As applicable
3	Total Monthly Amount Payable	_____

Declaration by Bidder

1. I/We have carefully examined all the terms and conditions of the tender document.
2. I/We hereby offer to pay a monthly lease rent of Rs. _____ (Rupees _____ only) excluding applicable GST.
3. Applicable taxes, duties, and statutory levies shall be paid as per Government rules.
4. The quoted amount shall remain valid for the period specified in the tender.
5. I/We understand that the bidder quoting the **Highest Monthly Lease Rent (H-1)** and meeting all eligibility criteria shall normally be considered for award of the lease, subject to the tender conditions and approval of the competent authority.

Bidder Details

- Name of Bidder: _____
 - Authorized Signatory: _____
 - Designation: _____
 - Signature: _____
 - Date: _____
 - Seal of the Firm
-

Evaluation Clause (to include in the tender)

The financial bids of only those bidders who qualify in the technical evaluation shall be opened. The bidder offering the **highest monthly lease rent (H-1)**, exclusive of GST and complying with all terms and conditions of the tender, shall normally be considered for award of the lease, subject to approval by the Competent Authority.