



## **ODISHA STATE FINANCIAL CORPORATION KEONJHAR BRANCH**

### **LEASING OF PREMISES**

OSFC invites “Expression of Interest” from intending bidders on or before 30.11.2013, 5.00 PM for leasing out premises having land area Ac.0.048 dec.(2100 sft) including Industrial shed of about 1210 sft at A-6,Industrial Estate, Barbil for godown/industrial activity purpose. For details, visit [www.osfcindia.com](http://www.osfcindia.com) or contact the Branch Manager, OSFC, Keonjhar Branch at Sirajuddin Chowk, Keonjhar (Phone – 06766-258139)

# Odisha State Financial Corporation

Keonjhar Branch, Keonjhar

## Leasing of Premises

OSFC invites "Expression of Interest" from intending bidders for leasing out premises having land area measuring Ac.0.048 dec. including industrial shed of about 1210 sft. at A-6, Industrial Estate, Barbil for godown/ industrial activity purpose as per the following Terms of Reference:

- 1) The lease shall be for a period of one year.
- 2) The monthly rent on account of lease shall be deposited by 7<sup>th</sup> day of succeeding month in shape of DD /Bankers Cheque favouring OSFC payable at Keonjhar.
- 3) The lessee shall deposit 6 months advance rent as Security Deposit which shall be refunded without interest consequent upon termination of lease agreement
- 4) During the period of lease, the lessee shall keep the premises good in tenantable condition and repaired as those are now with reasonable wear and tear and deliver on to the Lessor on expiry of the lease.
- 5) The lessee shall not make any additional construction/modification/ alternation of the existing structure or investment in fixed assets.
- 6) In case of any court order, the lessee shall liable to vacate the premises immediately.
- 7) The lessee shall not claim any compensation in the event of termination of the lease before the agreed period.
- 8) The lease agreement can be terminated by either of the parties by giving one month advanced notice.
- 9) The lessee shall be liable to pay compensation in the event of causing any loss or damage to the seized assets during his custody. The amount of compensation payable on account of the loss /damage of the seized assets shall be final and binding on the lessee.
- 10) The lessee shall be liable to keep the seized assets under safe custody to avoid theft, pilferage during the period of lease to facilitate handing over the assets after expiry of lease period.
- 11) The lessee shall allow the designated officer of the Corporation to inspect the seized assets as and when required.
- 12) The lessee shall not carry on or permit to be carried on any offensive trade/business on the lease hold premises during the period of lease.
- 13) The Lessor may renew or extend tenure of lease at the request of the lessee for a further suitable period with rent, terms and conditions as might then be negotiated when minimum 3 months still remain for the expiry of the lease.
- 14) The lessee shall not claim any right, title or interest on the movable, properties, machineries and equipments of the Lessor in the said premises.
- 15) The lessee shall be liable to pay all statutory dues to the Govt. agencies.
- 16) The lessee shall not transfer, create any lien or sub-let the lease hold premises during lease period.
- 17) The lease will be terminated in the event of breach of any condition of the lease agreement.
- 18) The possession of the seized assets shall be handed over to the lessee after execution of lease agreement and payment of required security deposit.
- 19) Lease period may be renewed after expiry of one year with revised condition as to be decided by Corporation.

Interested parties/bidders shall contact the Branch Manager, OSFC, Keonjhar Branch, Sirajuddin Chowk, Keonjhar (Phone-06766-258139) for further detail including inspection of the premises. The expression of interest shall be submitted to the Branch Manager, OSFC, Keonjhar Branch, Sirajuddin Chowk, Keonjhar by 30.11.2013 in sealed cover super-scribing in capital letter "Expression of Interest for accommodation" and enclosing following documents.

1. Registration Certificate of the organization.
2. Copies of updated clearance certificate in respect of I.T./ Vat / Service Tax,.
3. Pan Card Number.
4. Present activities of the concern and reasons for taking lease of the unit.
5. Experience in the field.
6. Present Address of communication with Mobile Number, E-mail I.D.
7. Offer amount for payment of monthly rental.

The In-house committee constituted will finalise the bid for selection of the lessee through the process of negotiation.

Sd/-  
Branch Manager  
Keonjhar Branch