



ANDREW YULE & COMPANY LIMITED (AYCL)
Yule House, 8 Dr. Rajendra Prasad Sarani
Kolkata-700001

Ref. No. AYCL/KW/Val/001

October 19, 2023

RFQ DOCUMENT

Subject: RFQ from registered valuers for the purpose of Rent / Lease Valuation of 3-Nos plots (as per Drawing attached) at AYCL's 16A, B and 16C Block-D, Kalyani Nadia, Pin-741235.

Andrew Yule & Company Limited wants to perform a Rent/Lease Valuation for its 03 Nos vacant Land as per Drawing located at AYCL's 16A & B and 16C Block-D Kalyani Nadia-741235.

Sl. No.	Plot No.	Carpet Area (sq ft.)
1	16A	0.32 acre (13850 Sq.ft.)
2	16B	2.58 acre (112379 Sq.ft.)
3	16C	2.51 acre (109398 Sq.ft.)

1. The Scope of the work is as follows:

- (a) Perform Rent Valuations of all area as mentioned above and a detailed report separately for each of the Area.
- (b) The firm or the person appointed for the above mentioned work will provide independent, objective and unbiased valuation service.

2. Submission of RFQs

- (a) The prospective party should be an individual or a firm.
- (b) The prospective party should be registered with relevant govt. authority. Relevant documents to be submitted in this regard.
- (c) The prospective party should clearly indicate his fees for valuation of the complete area.
- (d) Interested companies are requested to forward their Offer in sealed envelope super scribing "Tender Fees for Rent / Lease Valuation of 3-Nos plots at AYCL's 16A, B and 16C Block-D, Kalyani Nadia" along with non-refundable demand draft of Rs.118/- in favor of "ANDREW YULE AND CO. LTD (AYCL)" payable at KOLKATA.
- (e) The price bid should be submitted in as sealed envelope super scribed with the title mentioned in the subject along with the documents mentioned in the **point no. 3** to the **DGM (Business Development), 8, Rajendra Prasad Sarani, Andrew Yule & Co. Ltd., Kolkata-700001** within 5:00 pm on 9th NOVEMBER-2023.

3. List of documents to be submitted by the valuers

Self-attested copies of the below mentioned documents to be submitted along with the RFQ.

- (a) PAN Card of the Individual/ firm/company.
- (b) GST Registration Certificate of firm/Company.
- (c) Certificate of Registration/ Membership with Professional valuer Organization.
- (d) Certificate of Registration with IBBI (if registered)
- (e) Certificate of Registration with IC AI/ other professional bodies (if any)
- (f) Certificate of Registration under Section 34AB of Wealth Tax Act (In case of Partnership Firm, submit Certificate of all the Partners)
- (g) In case of Company – Memorandum & Article of Association and in case of Partnership Firm – Partnership Deed.

4. Process of selection and allocation of Work:

- (a) L1 will be selected on cumulative amount of valuation charge for rent assessment of all 03 Area mentioned above.
- (b) AYCL reserves rights to reject any or all RFQs without assigning any reason thereof.

5. Submission of Report:

- (a) The timing of the submission of the report for each assignment (i.e. Rent Valuation) is for a period of 07 days from the date on which the work order is issued to the selected party.
- (b) Along the hard copy of the report, one soft copy of the report is also required to be submitted.

6. Confidentiality:

The Firm or the persons appointed as the Valuer agrees that any advice or communication by AYCL pursuant to this Agreement to in connection with the assignment, in any form, shall be treated as strictly confidential and will be used solely by the Client only for the purpose of the Job . The Valuer warrants that such advice and communication will not be disclosed by the Valuer or its directors or employees or agents and representatives in any man are without the prior written approval of the appropriate authority of AYCL unless the Valuer is required to do so by law or by any government authority, under immediate intimation to the appropriate authority of AYCL.

7. Terms of Payment:

The payment will be made within One month from the date of submission of the final report on Survey and Valuation.

8. Liquidated damages:

In the event of failure on your part to complete the entire scope of correct, specific work against the contract to our satisfaction with I n the specified period of completion, we may recover Liquidated Damage a sum equivalent to 0.5 % of the contract value or any part thereof default subjected to a maximum of 5 % of thecontract value.

- 9. Risk Purchase:** In case of failure to submit report within stipulated time, AYCL reserves the right to get the job done through other agencies, as decided by AYCL at the firms cost and risk after giving two weeks' notice in writing.

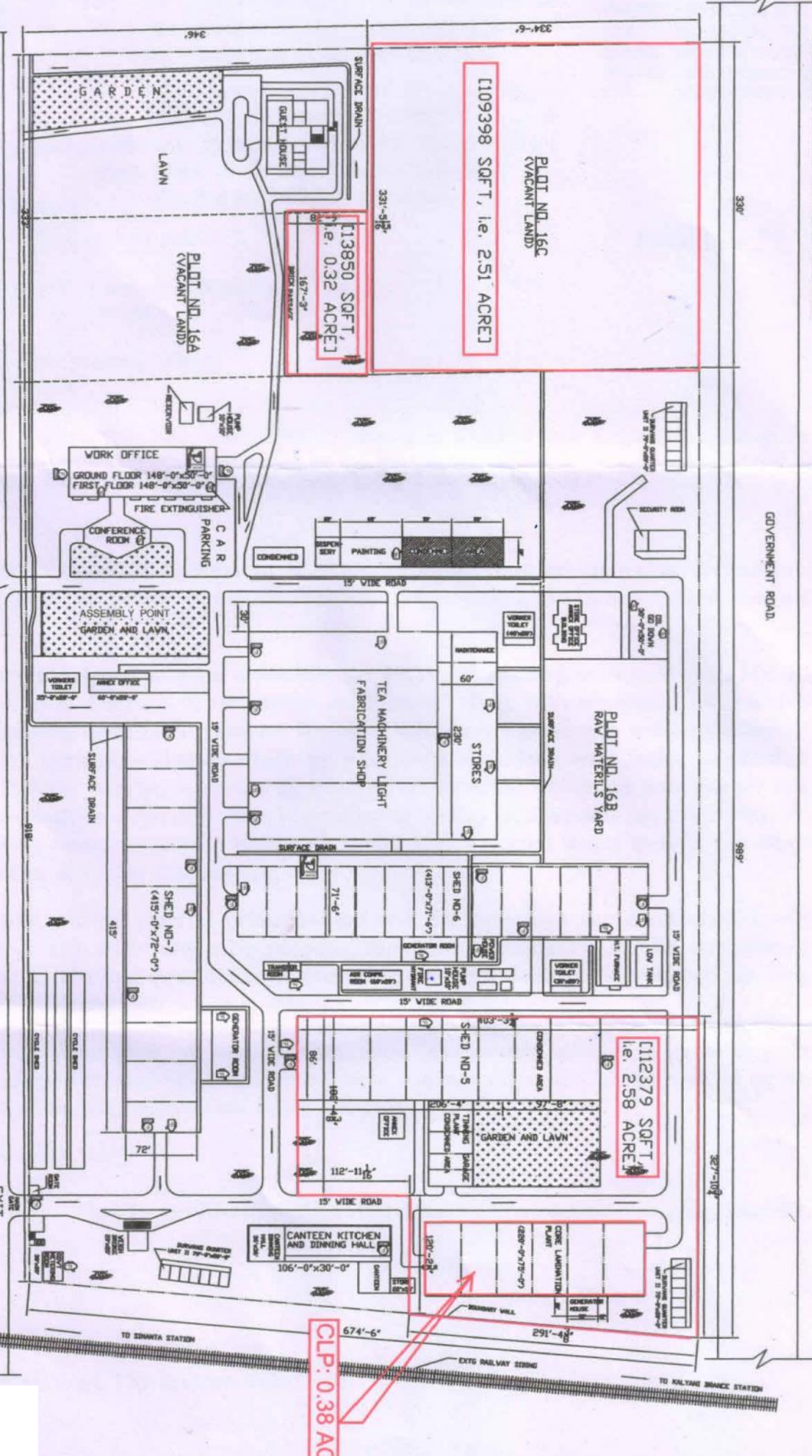
10. Jurisdiction of Court:

The Agreement shall be governed by and construed in advance with the laws of India and the courts of Kolkata, West Bengal, India shall have jurisdiction on all matters arising out of the Agreement.

- 11.** The Quoted price should remain Firm during pendency of the contract.
- 12.** Decision for awarding contract/ job is vested with the Management so as to reject, split/fragment.
- 13.** Incomplete "Quotation/ Offer" is liable to be rejected.

LAY OUT PLAN OF M/S. ANDREW YULE & COMPANY LIMITED. (A GOVT. OF INDIA ENTERPRISE)
 ENGINEERING DIVISION, KALYANI WORKS, KALYANI, NADIA.
 BLOCK-D, PLOT NO-16A, 16B & 16C.

FACTORY OF
 K.R.S. STEEL UNION PVT. LTD.



[109398 SQFT, i.e. 2.51 ACRE]

[13850 SQFT, i.e. 0.32 ACRE]

[112379 SQFT, i.e. 2.58 ACRE]

[CLP: 0.38 AC]

Total Marked Area : 2.51+0.32+2.58 = 5.41 ACRE

DRAWN:- CHIRANJIT MALAKR

Total Area, Plot 16A: 113178 Sq. Ft.
 Plot 16B: 639310 Sq. Ft.
 Plot 16C: 109398 Sq. Ft.
 Total Covered Area: 127823 Sq. Ft.



- DRINKING WATER
- FIRE EXTINGUISHER
- FIRE ALARM