



GUJARAT ENERGY

DOCUMENT INVITING OFFER

FOR

PURCHASING OF LAND PARCEL AT LOCATION - 2

**FOR CONSTRUCTION OF CGS/TAP OFF, ODORIZATION FACILITY AND
COCO MOTHER FILLING CNG STATION**

NEAR TO

**GAIL SV-2 AT VILLAGE ALAWARPUR TEHSIL & DISTRICT GURDASPUR
– ROAD TOUCH ON DELHI-KATRA EXPRESS ROAD**

FOR

GUJARAT ENERGY LIMITED

REFERENCE NO.: GGL/PUNJAB/H&G/CGS-COCO/ALAWARPUR/2026/02

Signature of Owner / Power of Attorney Holder



GENERAL TERMS AND CONDITIONS

1. This document is to seek proposal for purchasing of land (hereinafter referred as **Plot**) which will be used for industrial and commercial purpose within the jurisdiction of preferred locations as mentioned elsewhere in this Tender located at Punjab. The offered Plot if purchased by Gujarat Energy Limited (hereinafter referred as GEL), shall be used for construction of City Gas Station (CGS)/Tap off, Odorization facility and COCO Mother filling CNG station and Gujarat Energy Office as per GEL requirement.
2. The offer submitted against this tender will be accepted only if submitted by the original Owner of the offered Plot or person having valid power of attorney from the Owner of the Plot. The Plot offered for sale shall be accepted only if the same is free from all encumbrances/claims and disputes /any liability and litigation with respect to its ownership, lease / renting and pending payments against the Plot or constructions in the Plot.
3. The last date for submission of your offer shall be on or **before 3 PM on or before 31/08/2026.**

The offer should be submitted in a sealed envelope mentioning "**Offer for plot for Gurdaspur GA**" and "Reference No. **GGL/PUNJAB/H&G/CGS-COCO/ALAWARPUR/2026/02**" addressed to:

GA Head – Hoshiarpur & Gurdaspur GA
GUJARAT ENERGY LIMITED
1st Floor, J.S. Complex,
Near Basra Electricals,
Govt. College Chowk,
Hoshiarpur-Phagwara Road,
Hoshiarpur – 146001 (Punjab)

For any clarification you may call GA HEAD @9825503734

Offers received after the above date of submission, shall not be considered for further evaluation.

4. The offer should be valid for a minimum period of six months from the last date of submission. During the validity period of the offer, the bidder should not withdraw / modify the offer in terms of area and price and other terms and conditions quoted in the bid.
5. The plot purchase sale deed shall be signed between "GEL" having its registered office at Gujarat Energy Bhavan, Behind Udyog Bhavan, Sector- 11, Gandhinagar – 382010, and the Owner/ legal Owner (herein after referred as Owner) of the selected Plot.
6. Canvassing in any form by the Bidder shall not be entertained by "GEL" and the offer(s) shall be automatically disqualified.
7. No brokerage in any form shall be paid for the finalization of the offered Plot.

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8. Location where the Plot is required is as given below: -
 - 8.1. Land Parcel should be located along the Delhi - Katra expressway road touch at Village Alawarpur Tehsil & District Gurdaspur Near GAIL SV 2, between GPS Co-ordinate: 31°56'52.70"N, 75°24'26.30"E to 31°57'56.93"N, 75°24'17.96"E
9. Area of Plot Required
 - 9.1. **Open Area – 4047 Square Meter.**
 - 9.2. **Plot size should be preferably minimum 50 meters frontage (along the road) minimum 80 meter depth.**
 - 9.3. **Preference for the road touch land plot on Gurdaspur – Pathankot National Highway and Near GAIL SV2 at Village Alawarpur Tehsil & District Gurdaspur.**
10. The approach road leading from the main road / highway to the Plot should be drivable and in good condition.
11. The offered land shall be free from overhead power transmission (>11 KVA) or telephone lines/ product or water pipelines/ canals/ drainage/ nullahs/ public road/ railway lines/any other utility line etc.
12. Bidder is requested to submit the following necessary legal documents (wherever applicable) along with unpriced bid for verification of the proposed site:
 - 12.1. Certified copy of Fard (Jamabandi), 8-A, & Form-6, Mutation Entries.
 - 12.2. PAN Card & Aadhar Card of all the owners of land premises.
13. GEL shall reserve the rights to cancel the Bid if the Bidder does not submit necessary documents required to substantiate the below requirements or fulfill the requirements of GEL or not found to meet the legal requirements along with necessary submissions mentioned under **Annexure-1** (Technical Bid)
14. Commercial Bid shall be submitted only as per format provided in **Annexure-2**. In case of submission in any other forms or formats or with modification, the Bid shall be rejected.
15. GEL may carry out necessary site visits of Owner / Bidder to verify above or seek additional documents to verify the owners and any other requirements mentioned elsewhere in this document.
16. In case Bidder(s) do not meet the requirements mentioned herein and or any other requirement of GEL including commercials, the bid(s) shall be rejected.
17. GEL shall reserve the right to conduct negotiation individually or by online auction method with one or more bidders, post which finalization and purchased agreement shall be signed with the selected party considering the requirement specified herein and also on negotiation outcome and other mutually agreed terms and conditions.

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18. GEL's right to occupy and use the Plot shall not be affected in any manner including any dispute between the Owners and GEL shall have the absolute right to continue to use and enjoy the Plot irrespective of Owners making any default of paying this due to its banks, etc.
19. **The whole amount will be payable to land owner on the day of plot registration through Cheque/DD or RTGS payment mode only. No partial payment or advance payment will be done by GEL.**
20. GEL will give preference to Non-agriculture land or the proposed land owners who intended to convert their agriculture land to the specific purpose as per requirement of GEL before sale of land to GEL.

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ANNEXURE-1 - TECHNICAL BID GGL/PUNJAB/H&G/CGS-COCO/ALAWARPUR/2026/02

Sr. No.	Details	Bidder's Response
1	Full particulars of the Owner of the premises: (i) Name (ii) Address of office & Residence: (iii) Telephone No./Mobile No. (iv) Tele Fax: (v) E-Mail Address:	
2	Complete Address and location of the Plot: (Mentioning plot survey no./ Village/Taluka/District)	
3	Total plot area (In Sq. mts.)	
4	Plot area offered to GEL (In Sq. Mts.)	
5	Plot Frontage (In Mtr.)	
6	Plot Depth (In Mtr.)	
7	Is the land plot touching the Delhi – Katra Express road near village Alawarpur?	
8	Status of the land (Agriculture/Non-Agriculture)	
9	Willingness of the landowner for conversion of land in to non-agriculture status before sale of land to GEL if current status of land is agriculture.	

Note:-

GEL reserves the right to cancel the offer in case they do not meet above criteria.

PLEASE PROVIDE YOUR EMAIL ADDRESS AND CONTACT DETAILS CLEARLY.

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ANNEXURE-2 COMMERCIAL BID - GGL/PUNJAB/H&G/CGS-COCO/ALAWARPUR/2026/02

SR. NO.	DETAILS	TOTAL AREA for sale in SQUARE METER	RATE / SQ Meter In Rs.	Total Rate of the plot in Rs.
		A	B	C = (A x B)
A1	Quote for land			

Total rupees quoted in Column C in Words:

NOTE :

1. AS MENTIONED ELSEWHERE IN THE ABOVE, GEL REQUIRES 4047 SQM LAND, WHEREAS BASED ON SUITABILITY OF LAND PARCEL LOCATION GEL MAY PURCHASE LAND PARCEL.
2. GEL reserves the right to cancel the offer in case they do not meet required criteria.

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