



Indian Oil Corporation Ltd.



Marketing Division- Bihar State Office

INDIAN OIL CORPORATION LIMITED REQUIRES LAND FOR RETAIL OUTLET (PETROL/DIESEL PUMP) IN THE STATES OF BIHAR AND JHARKHAND

**This advertisement is ONLY for purchase/Long Lease of Land and
NOT for appointment of Dealership**

Sealed offers are invited in two bid system i.e, (A) Technical Bid (B) Financial Bid from interested parties holding valid and clear marketable title of land in possession, before the date of release of this advertisement for transfer of plot of the land by way of outright Sale/Lease (minimum 19 years 11 months with renewal option) to Indian Oil Corporation Limited for setting up a Retail Outlet at 50 locations in the State of Bihar and 40 locations in the State of Jharkhand as mentioned below:

Sl. No	State	District	Name of Location	DO	Minimum Frontage of Site (in Meter)	Minimum Depth of Site (in Meter)	Minimum Area of Site (in SQM)	NH/SH/ City/Other Road
1	Bihar	Begusarai	Within 6 KMs from Zero mile towards Teghra on NH 28	Begusarai	35	35	1225	NH 28
2	Bihar	Begusarai	Within Municipal Limit of Begusarai Town (Not on National Highway)	Begusarai	20	20	400	City
3	Bihar	Bhagalpur	Within Municipal Limit of Bhagalpur Town (Not on National Highway)	Begusarai	20	20	400	City
4	Bihar	Bhagalpur	Within 5 km from Junction of NH 80 and NH 80 Bye pass towards Toll Plaza on NH - 80 Bypass	Begusarai	35	35	1225	NH 80
5	Bihar	Jamui	Within Municipal Limit of Jamui Town (On National Highway)	Begusarai	30	30	900	NH
6	Bihar	Katihar	Within Municipal Limit of Katihar Town (Not on National Highway)	Begusarai	20	20	400	City
7	Bihar	Khagaria	Within Municipal Limit of Khagaria Town (Not on National Highway)	Begusarai	20	20	400	City
8	Bihar	Kishanganj	Within Municipal Limit of Kishanganj Town (Not on National Highway)	Begusarai	20	20	400	City
9	Bihar	Madhepura	Within Municipal Limit of Madhepura Town (On National Highway)	Begusarai	30	30	900	NH
10	Bihar	Madhepura	Within Municipal Limit of Madhepura Town (Not on National Highway)	Begusarai	20	20	400	City
11	Bihar	Munger	Within Municipal Limit of Munger Town (Not on National Highway)	Begusarai	20	20	400	City
12	Bihar	Purnea	Within Municipal Limit of Purnea Town (Not on National Highway)	Begusarai	20	20	400	City
13	Bihar	Purnea	Within Municipal Limit of Purnea Town (On National Highway)	Begusarai	30	30	900	NH
14	Bihar	Saharsa	Within 2 km from from Yadav chowk towards Baijnathpur on NH 107, within Municipal limits of Saharsa	Begusarai	30	30	900	NH 107
15	Bihar	Samastipur	Within Municipal Limit of Samastipur Town (Not on National Highway)	Begusarai	20	20	400	City
16	Bihar	Samastipur	Within 4 Km from Nandani Lagunia Railway Station Overbridge, Towards Tajpur (On New four lane road connecting Bakhtiyarpur Bypass of NH-31 and Tajpur on NH-28)	Begusarai	35	35	1225	Other Road
17	Bihar	Samastipur	Within 5 km from intersection of NH 28 with Tajpur- Bakhtiyarpur four lane road, towards Bakhtiyarpur (On New four lane road connecting Tajpur on NH-28 and Bakhtiyarpur Bypass of NH-31)	Begusarai	35	35	1225	Other Road

Sl. No	State	District	Name of Location	DO	Minimum Frontage of Site (in Meter)	Minimum Depth of Site (in Meter)	Minimum Area of Site (in SQM)	NH/SH/ City/Other Road
18	Bihar	Supaul	Within 5 KM from KOSI Mahasetu on NH 27 (Old NH 57) towards Bhutaha Chowk on RHS side while going from Mahasetu to Bhutaha Chowk	Begusarai	35	35	1225	NH 27
19	Bihar	Chhapra	Within Municipal Limit of Chhapra Town (Not on National Highway)	Muzaffarpur	20	20	400	City
20	Bihar	Chhapra	Within Municipal Limit of Chhapra Town (On National Highway)	Muzaffarpur	30	30	900	NH
21	Bihar	Chhapra	Dighwara to Chhapra on NH 19	Muzaffarpur	35	35	1225	NH 19
22	Bihar	Darbhanga	Within Municipal limit of Darbhanga Town (Not on National Highway)	Muzaffarpur	20	20	400	City
23	Bihar	Darbhanga	Between KM stone 87 and KM stone 94 on NH 27 (old NH 57)	Muzaffarpur	35	35	1225	NH 27
24	Bihar	Darbhanga	Within 5 km from shobhan chowk towards Dilli more on NH 27 (old NH 57)	Muzaffarpur	35	35	1225	NH 27
25	Bihar	East Champaran	Within Municipal Limit of Motihari Town (Not on National Highway)	Muzaffarpur	20	20	400	City
26	Bihar	Gopalganj	Within Municipal Limit of Gopalganj Town (On National Highway NH 28)	Muzaffarpur	30	30	900	NH 28
27	Bihar	Madhubani	Within 10 km from Samiyadhala chowk on NH 27 (Old NH 57)	Muzaffarpur	35	35	1225	NH 27
28	Bihar	Madhubani	Within Municipal Limit of Madhubani Town (On National Highway)	Muzaffarpur	30	30	900	NH
29	Bihar	Muzaffarpur	Within Municipal limit of Muzaffarpur town (Not on National Highway)	Muzaffarpur	20	20	400	City
30	Bihar	Muzaffarpur	Within 4 KM from Mahant Maniyari Toll Plaza on NH 28	Muzaffarpur	35	35	1225	NH 28
31	Bihar	Muzaffarpur	Within 8 KM From Motipur Chowk on NH 28	Muzaffarpur	35	35	1225	NH 28
32	Bihar	Sheohar	Within Municipal limit of Sheohar town (Not on National Highway)	Muzaffarpur	20	20	400	City
33	Bihar	Sitamarhi	Within Municipal limit of Sitamarhi town (Not on National Highway)	Muzaffarpur	20	20	400	City
34	Bihar	Siwan	Within Municipal limit of Siwan Town (Not on National Highway)	Muzaffarpur	20	20	400	City
35	Bihar	West Champaran	Within Municipal limit of Bettiah (On National Highway)	Muzaffarpur	30	30	900	NH 727
36	Bihar	West Champaran	Between Dhanaha and Choutarwa on Padrauna-Choutarwa Road	Muzaffarpur	35	35	1225	Other Road
37	Bihar	Aurangabad	Between KM Stone Number 947 and 949 on NH 2	Patna	35	35	1225	NH 2
38	Bihar	Bhojpur	Within Municipal Limit of Ara Town (Not on National Highway)	Patna	20	20	400	City
39	Bihar	Gaya	Within Municipal Limit of Gaya Town (Not on National Highway)	Patna	20	20	400	City
40	Bihar	Jehanabad	Within Municipal limits of Jehanabad Town (On NH 83)	Patna	30	30	900	NH 83
41	Bihar	Kaimur	Bhabhua Within Municipal Limit (Not on National Highway)	Patna	20	20	400	City
42	Bihar	Patna	Between Danapur Junction to Saguna More	Patna	30	20	600	City
43	Bihar	Patna	Within 8 KMs from Rajapur Pul on Patna Digha Road towards Danapur	Patna	30	20	600	City
44	Bihar	Patna	From R-Block to Digha on New Road (On old railway track)	Patna	30	20	600	City
45	Bihar	Patna	Between Mithapur Bus Stand and Patna Zero Mile on NH-30	Patna	30	30	900	NH 30

Sl. No	State	District	Name of Location	DO	Minimum Frontage of Site (in Meter)	Minimum Depth of Site (in Meter)	Minimum Area of Site (in SQM)	NH/SH/ City/Other Road
46	Bihar	Patna	Between Didarganj flyover (SH-106 and Ashok Rajpath Junction) and Malsalami Thana on Ashok Rajpath	Patna	30	20	600	City
47	Bihar	Patna	Within 2 KM from Surya Mandir Ashopur on Vijay Singh Yadav path towards The Tribhuvan School	Patna	30	20	600	City
48	Bihar	Vaishali	Between Paswan Chowk and Hilalpur Chowk on NH 322	Patna	35	35	1225	NH 322
49	Bihar	Vaishali	Between KM Stone 1 to KM Stone 4 on old NH 77	Patna	35	35	1225	NH 77
50	Bihar	Vaishali	Within Municipal Limit of Lalganj	Patna	20	20	400	City
51	Jharkhand	Bokaro	Between Garga Bridge to ITI More on NH 23 (new bypass)	Dhanbad	35	35	1225	NH 23
52	Jharkhand	Bokaro	Within Chas Municipal Area (Not on National Highway)	Dhanbad	20	20	400	City
53	Jharkhand	Bokaro	Within Chas Municipal Area on National Highway	Dhanbad	30	30	900	NH 32
54	Jharkhand	Deoghar	Within 15 Kms from chopa more towards dumka on NH 114A (Deoghar Dumka Road)	Dhanbad	35	35	1225	NH 114A
55	Jharkhand	Deoghar	Within 5 KM from Tower Chowk Deoghar (Not on National Highway)	Dhanbad	20	20	400	City
56	Jharkhand	Dhanbad	Within Dhanbad Municipal area (Not on National Highway)	Dhanbad	20	20	400	City
57	Jharkhand	Dhanbad	Between Fakirdih chowk and Dhanbad-Jamtara Border on Govindpur-Sahebganj Road	Dhanbad	35	35	1225	SH 14
58	Jharkhand	Dhanbad	Between Kankomore and Rajganj-NH2-crossing on new NH 32	Dhanbad	35	35	1225	NH 32
59	Jharkhand	Dhanbad	Between Baliapur Chowk and Sindri on Baliapur- Sindri Road	Dhanbad	35	35	1225	Other Road
60	Jharkhand	Dumka	Within 15 KM from Pattabari More on NH 114A (Dumka Rampurhat Road)	Dhanbad	35	35	1225	NH 114A
61	Jharkhand	Dumka	Between Maharo more to Hansdiha chowk on SH 17 (Dumka Bhagalpur road)	Dhanbad	35	35	1225	SH 17
62	Jharkhand	Dumka	Within 3 KM from Tower Chowk Dumka (Not on National Highway)	Dhanbad	20	20	400	City
63	Jharkhand	Giridih	Within Giridih Municipal area (Not on National Highway)	Dhanbad	20	20	400	City
64	Jharkhand	Giridih	Between Madhuban More and Giridih Town on NH 114A	Dhanbad	35	35	1225	NH 114A
65	Jharkhand	Giridih	Within 5 KM From Khorimahua chowk towards Koderma on Khorimahua- Koderma Road	Dhanbad	35	35	1225	SH 13
66	Jharkhand	Godda	Within Godda Municipal area (On NH 133)	Dhanbad	30	30	900	NH 133
67	Jharkhand	Jamtara	Between Karamdaha bridge to bagdaha more on SH 18 (Govindpur sahibganj highway)	Dhanbad	35	35	1225	SH 18
68	Jharkhand	Pakur	Within Pakur Municipal area (Not on National Highway)	Dhanbad	20	20	400	City
69	Jharkhand	Sahibganj	Within 5 km from Udhwa Chowk on NH 80	Dhanbad	35	35	1225	NH 80
70	Jharkhand	Sahibganj	Within Municipal Area of Sahibganj (Not on National Highway)	Dhanbad	20	20	400	City
71	Jharkhand	Ranchi	Between Pithoria Chowk and intersection of Ring Road and SH2 (Kanke to Patraru Road)	Ranchi	35	35	1225	SH 2

Sl. No	State	District	Name of Location	DO	Minimum Frontage of Site (in Meter)	Minimum Depth of Site (in Meter)	Minimum Area of Site (in SQM)	NH/SH/ City/Other Road
72	Jharkhand	Ranchi	Within Municipal Area of Ranchi Town (Not on National Highway)	Ranchi	20	20	400	City
73	Jharkhand	Ranchi	Within Municipal Area of Ranchi Town (On National Highway)	Ranchi	30	30	900	City
74	Jharkhand	East Singhbhum	Between 3 KM from Dimna Chowk on NH 33 till 30 KM towards Baharagora	Ranchi	35	35	1225	NH 33
75	Jharkhand	East Singhbhum	Within 6 Kms from Baharagora chowk towards Jamshola on NH 6	Ranchi	35	35	1225	NH 6
76	Jharkhand	East Singhbhum	Inside JUSCO area of Jamshedpur	Ranchi	20	20	400	City
77	Jharkhand	Gumla	Within Municipal area of Gumla Town on NH 43	Ranchi	30	30	900	NH 43
78	Jharkhand	Gumla	Within Muncial area of Gumla Town (Not on National Highway)	Ranchi	20	20	400	City
79	Jharkhand	Hazaribagh	Within Municipal limit of Hazaribagh Town (Not On National Highway)	Ranchi	20	20	400	City
80	Jharkhand	Hazaribagh	Within Km stone 1050 to 1070 on RHS on NH 2 towards Kolkata	Ranchi	35	35	1225	NH 2
81	Jharkhand	Lohardaga	Within 5 Km from Barwatoli Chowk, Lohardaga towards Kuru	Ranchi	35	35	1225	SH 8
82	Jharkhand	Palamu	Within Municipal limit of Medininagar Town (On National Highway)	Ranchi	30	30	900	NH 75
83	Jharkhand	Palamu	Within Municipal limit of Medininagar Town (Not On National Highway)	Ranchi	20	20	400	City
84	Jharkhand	Ramgarh	Within Municipal limit of Ramgarh (Not On National Highway)	Ranchi	20	20	400	City
85	Jharkhand	Saraikela Kharsawan	Between Kanderbera Chowk to Chowka Police Station on NH 33 towards Ranchi	Ranchi	35	35	1225	NH 33
86	Jharkhand	Simdega	Within Municipal limit of Simdega on NH 143	Ranchi	30	30	900	NH 143
87	Jharkhand	West Singhbhum	Within Km stone 116 and 140 of NH 75E	Ranchi	35	35	1225	NH 75E
88	Jharkhand	West Singhbhum	Within Km stone 144 and 180 of NH 75E	Ranchi	35	35	1225	NH 75E
89	Jharkhand	West Singhbhum	Within 8 KM from Jaintgarh Odisha Border towards Hatgamharia on NH 75E	Ranchi	35	35	1225	NH 75E
90	Jharkhand	West Singhbhum	Between Barajamda Railway Station to Naomundai Chowk on either side on SH04	Ranchi	35	35	1225	SH 4

The following may kindly be noted:

This advertisement is ONLY for purchase/ Long Lease of Land and NOT for appointment of Dealership.

In the given above, 'RHS' means Right Hand Side and 'LHS' means Left Hand Side.

- The land offered on a National Highway should not be in 1 km radius from Toll Bridge/NH-SH-MDR Crossing and should preferably be at least 1 km away from the nearest existing Retail Outlet on the same side.
- Within city limits, plots of smaller dimensions can also be considered, provided they are suitable for setting up a Retail Outlet
- Frontage of the plot of land should be abutting the highway/main road, with proper approach road to the plot of land
- The bidder shall arrange for all statutory clearances such as Urban Land Ceiling, Non-Agricultural conversion, wetland & paddy field conversion, Income Tax clearance, Non-encumbrance certificate etc.
- The Bidder will ensure that the land offered meets the requirements of MORTH/ NHAH in case of land on National Highway.
- Land should be preferably leveled, more or less at Road level, in one contiguous lot
- The plot should be free from overhead high Tension power line, product/water pipeline/canals/drainage nullahs/ public road/railway line etc.

- The plot should be free of all encumbrances/encroachments/religious structures etc. Necessary documents to this effect duly notarized shall be furnished along with the offer.
- If the entire parcel of land required does not belong to one owner then the group of owners who have plots contiguous to each other and meeting our requirement can quote through one registered Power of Attorney holder. However, IndianOil shall only deal with the Power of Attorney holder. Copy of the required Power of Attorney from each owner duly endorsed should be enclosed with the offer.
- Those offering Agricultural land shall convert the same to Non-Agricultural, more particularly commercial conversion for use of retail outlet/infrastructural facilities and other allied purpose at their own expenses and cost.
- District authorities and other Government bodies can also apply against this advertisement. Preference will be given to Government land if found suitable.
- As estimated by IndianOil, the following additional cost will also be considered for commercial evaluation of bids (i) Cost of land filling/consolidation/cutting, including cost of retaining wall/Hume pipes etc. as well as cost for development of ingress/egress to bring the offered site to road level (ii) cost of other physical parameters like shifting/laying of Telephone/Electrical lines.
- Brokers/Property Dealers need not apply
- IndianOil takes no responsibility for delay, loss or non-receipt of documents send by post/fax. Received quotations are merely offers and do not bind IndianOil in any manner.
- IndianOil reserves the right to reject any or all of the offers without assigning any reasons thereof.

OFFERS SHOULD BE SUBMITTED IN A TWO BID SYSTEM AS UNDER:

(A) TECHNICAL BID : Details of the plot of land offered, along with copies of documents, duly signed is to be submitted with details as given under:

- 1) Name of owner(s) of the land
- 2) Key plan showing details of the Property situation of the plot
- 3) Area offered for sale/lease along with dimension of the plot
- 4) '7/12' Extracts or its equivalent viz. Katoni, Jamabandhi, Khasra, Girdawari etc. and the Title Deed viz. Sale Deed etc. showing the ownership of the land duly attached/certified as true copy.
- 5) Power of Attorney holder should submit a copy of the Registered Power of Attorney

NOTE : THE TECHNICAL BID SHOULD BE PLACED IN SEPARATE ENVELOPE AND MARKED 'TECHNICAL BID'

(B) FINANCIAL BID : The Financial Bid should contain the following.

- i) The offer is for sale or for the lease or for either sale or lease
- ii) In case of sale, expected Sale Consideration in Rupees
- iii) In case of lease, expected Lease rental per month in Rupees and period of lease

NOTE : THE FINANCIAL BID SHOULD BE PLACED IN SEPARATE ENVELOPE AND MARKED 'FINANCIAL BID'

BOTH THE TECHNICAL AND FINANCIAL BID ENVELOPES SHOULD BE SEALED SEPARATELY THEN PUT IN A THIRD ENVELOPE AND SEALED DULY SUPERSCRIBED AS "OFFER FOR LAND AT (Name of the Location)"

Interested parties may apply by the due date & time indicated below at the following address:

For S No. 1 to 18	Deputy General Manager (Retail Sales), Indian Oil Corporation Ltd. (MD) Begusarai Divisional Office, P.O. Barauni Oil Refinery, Begusarai- 851114, Bihar
For S No 19 to 36	Chief Divisional Retail Sales Manager, Indian Oil Corporation Ltd. (MD) Muzaffarpur Divisional Office, Krishna Complex, Akharaghat Road, Muzaffarpur – 842001, Bihar
For S No 37 to 50	Deputy General Manager (Retail Sales), Indian Oil Corporation Ltd. (MD) Patna Divisional Office, 3A, Mouryalok Complex, Dak Bungalow Road, Patna- 800001, Bihar
For S No 51 to 70	Deputy General Manager (Retail Sales), Indian Oil Corporation Ltd.(MD) Indian Oil Bhawan, Luby Circular Road, Dhanbad - 826001, Jharkhand
For S No 71 to 90	Deputy General Manager (Retail Sales), Indian Oil Corporation Ltd. (MD) Ranchi Divisional Office, Namkum, Ranchi - 834010, Jharkhand

Last date for submission of bid is 04.01.2021 at 1700 hrs. Offers received after the due date and time will not be considered. The offer submitted should be valid for a period of 150 days from the due date or such extended period as may be mutually accepted.