

## TENDER NOTICE

**e-TENDER FOR PROPOSED RE-FURBISHING OF BRANCH OFFICE 08 (CBO-8) BUILDING INCLUDING CIVIL WORKS, INTERIOR WORKS MODULAR FURNITURE, CHAIRS, ELECTRICAL INSTALLATION, DATA & TELEPHONE CABLING, SITC OF VRF AIR CONDITIONING SYSTEM AND FIRE ALARM SYSTEMS AT INDIRA PARK, SECUNDERABAD, TELANGANA STATE.**

Details available in CPP Portal &  
<http://www.tenderwizard.com/LIC>



LICI, SCZO, Hyderabad

Re-furbishing of  
CBO-8, Secunderabad

**LIFE INSURANCE CORPORATION OF INDIA**  
**Engineering Dept SOUTH CENTRAL ZONAL OFFICE,**  
**“JEEVAN BHAGYA”, 2nd FLOOR SAIFABAD,**  
**HYDERABAD – 500 004**  
**Phone no. 040-23230322, EXTN: 261, 253**  
**e-mail: scz\_engineering@licindia.com**

Tender No: LICI/ SCZO/ ENGG/ 2025-26 / 11

Date: 08.10.2025

**NOTICE INVITING e-TENDER (NIT)**

**Life Insurance corporation of India** invites online e-Tender in Three bid system from experienced and eligible bidders for **Proposed Re-furbishing of Branch Office 08 (CBO-8) Building at INDIRA PARK, Secunderabad, Telangana** under South Central Zonal Office” as per schedule as under / below through online e-Tendering System portal <http://www.tenderwizard.com/LIC>.

|      |  |   |
|------|--|---|
| I    | Tendering Document No  | <b>LICI/ SCZO/ ENGG/ 2025-26/ 11 dated 08.10.2025</b>   |
| II   | Name of the Work   | <b>Proposed Re-furbishing of Branch Office Building at Indira Park, Secunderabad, Telangana</b>   |
| III  | Brief description / scope of Work  | Providing Civil works, Interior works Modular furniture, Supply of chairs, Electrical installation, Data & Telephone cabling, SITC of VRF Air Conditioning System & Fire Alarm systems etc as per specification provided in the tender. |
| IV   | Estimated Cost   | <b>Rs. 90.46 Lakh</b> (Rupees Ninety Lakh Forty Six Thousand only) (excluding GST)  |
| V    | Sale Period (Downloading)  | <b>08.10.2025 (17:00 Hrs) To 28.10.2025 (14:00 Hrs)</b>   |
| VI   | <b>Last date &amp; Time for submission of online tender</b>                        | <b>28.10.2025 up to 17.00 Hrs</b>   |
| VII  | Hard copy of EMD & tender fee submission / online EMD & tender fee payment receipt | <b>28.10.2025 up to 17.00 Hrs</b>   |
| VIII | Pre-Bid Queries  | <b>Up to 21.10.2025.</b><br>Bidders can submit their pre-bid queries by mail to the dept. mail address <b>scz_engineering@licindia.com</b> .  |
| IX   | Pre Bid Meeting  | <b>22.10.2025, 11.30 Hrs,</b><br>at office of the Chief Engineer, LIC, SCZO,<br>2 <sup>nd</sup> floor, Saifabad, Hyderabad – 500 004.   |
| X    | Period for completion of work.   | <b>90 Days</b>  |

|      |  |   |
|------|--|---|
| XI   | Earnest Money Deposit (EMD)  | <p>Rs.1,81,000/- (Rupees One Lakh Eighty One Thousand Only)</p> <p>(a) In the form of Demand Draft drawn in favour of “Life Insurance Corporation of India” payable at Hyderabad from any Scheduled commercial Bank only (i.e. Indian or Foreign Banks included in Second Schedule of Reserve Bank of India Act 1934 excluding Co-operative Banks or Regional rural Banks).</p> <p>(b) Through NEFT / RTGS</p> <p><del>(c) In the form of Bank Guarantee.</del></p>   |
| XII  | Tender Cost / Tender processing Fees   | <p><b>Rs. 500/- + 18% GST</b> (Rs 590/-)</p> <p>Non refundable Tender cost / tender processing fees in the form of NEFT / D.D from any Scheduled Commercial Bank payable at Hyderabad in favor of “Life Insurance Corporation of India”</p>   |
| XIII | Period during which <b>HARD COPY</b> in original EMD and Cost of Tender Document, proof of payment of e-tender processing fee, Letter from Bidder to the Chief Engineer, other document as per NIT shall be submitted. | <p>Up to <b><u>28.10.2025; 17.00 Hrs</u></b> (IST) to be submitted to :</p> <p style="text-align: center;"><b>The Chief Engineer,<br/>LIFE INSURANCE CORPORATION OF INDIA,<br/>Engineering Department, 2<sup>nd</sup> floor,<br/>South Central Zonal Office, “Jeevan Bhagya”<br/>Saifabad, Hyderabad – 500 004</b></p> <p>If the Bidder fails to submit the online payment receipt/ Original D.D. of EMD and Tender Cost within date &amp; time as specified, the Bid Document will be declared non – Bonafide and shall not be opened irrespective of fact that scanned copy might have been uploaded in e-Portal and even if the delay is due to extraneous factor.</p> |
| XIV  | Opening of EMD & Tender Fee envelope and opening of Pre-qualification Bid (BID-I & Bid-II)   | <p><b>29.10.2025; 15.30 Hrs</b> (IST) onwards</p>   |

The tender document can be downloaded from website [www.tenderwizard.com/LIC](http://www.tenderwizard.com/LIC). Corrigendum(s) / Amendment(s), if any, will be uploaded only on the website and will not be published in any other media.

**1.0 MINIMUM ELIGIBILITY CRITERIA:**

The eligibility criteria for bidders for prequalifying for opening of Price Bids will be as under;

**A. Work Experience:**

i) Experience of having successfully completed similar nature of works during the last 7 years ending last day of month previous to the one in which applications are invited:

a. Three similar nature of completed works each costing (excluding GST) not less than or equal to Rs. 36.19 lakh.

OR

b. Two similar nature of completed works each costing (excluding GST) not less than or equal to Rs. 45.23 lakh.

OR

c. One similar nature of completed work costing (excluding GST) not less than or equal to Rs. 72.37 lakh.

For arriving at current cost of similar works, value of qualifying work executed shall be brought to current costing level by enhancing the actual value of work at a simple rate of 7% per annum calculated from the date of completion to the date of Bid-II (Qualification bid) opening.

“Similar nature” means the characteristics of the completed works should be similar to that of the proposed work in terms of physical parameters, like finishes complexity, method/ technology and/ or other characteristics described and scope of works/ Tender specifications.

Hence, **similar nature of work** means interior works of Office premises broadly comprising of modular furniture, metal / wooden frame partitions, false ceiling, chairs, air conditioning and Electrical works etc.

The applicants/ bidders need to submit completion certificate for all qualifying works, containing the details such as Date of Commencement & Completion, details of similar nature of works, Final Completion Cost duly certified by Authorized official in case of Govt / Semi Govt or Public Sector Undertaking.

In case, qualifying works are from Private Sector, the applicants/ bidders to submit payment received details duly certified by Chartered Accountant. If called for documents such as copy of final bill or other relevant documents, to be submitted for verification

**ii) Key Construction Activities Criteria:**

Applicants / Bidders should have completed 6 in numbers of any of following Key Construction Activities as included in the scope of the proposed work, either completed separately or combined in qualifying works (contract completed):

**The proposed work has the following 8 numbers of Key Construction Activities, then the Applicants / Bidders should have carried out at least 6 out of them.**

- i. Double skin Internal partition works of Metal / wooden frame works, Wall & Column cladding / lamination works
- ii. False Ceiling
- iii. Air conditioning.
- iv. Modular Furniture, storage units & supply of chairs
- v. Vitrified tile flooring
- vi. Network and Telephone cabling, Fire Alarm & Fire Fighting work.
- vii. Internal Electrical installation with Fixtures.
- viii. Toilet Renovation works

**Note:**

- a) In case, applicant / bidder is qualifying under Criteria of Work experience with Three completed works of similar nature (contract completed) each costing not less than the amount equal to 40% of the Estimated Cost, then 6 in numbers of any of Key Construction Activities of proposed work shall be completed separately or combined in these qualifying works.
- b) In case, applicant / bidder is qualifying under Criteria of Work experience with Two completed works of similar nature (contract completed) each costing not less than the amount equal to 50% of the estimated cost, then 6 in numbers of any of Key Construction Activities of proposed work shall be completed separately or combined in these qualifying works or in any of the other completed works of similar nature (contract completed) having value equal to or more than 40% of the estimated cost.
- c) In case, applicant/ bidder is qualifying under Criteria of Work experience with One completed work of similar nature (contract completed) costing not less than the amount equal to 80% of the estimated cost, then 6 in numbers of any of Key Construction Activities of proposed work shall be completed in this qualifying work or in any of the other completed works of similar nature (contract completed) having value equal to or more than 40% of the estimated cost.}

**Note: For Evaluation:**

Qualification Criteria for Key Construction Activities: At least 6 activities as mentioned above to be available. Minimum qualifying amount for individual activities need not be specified.

**B. Financial Strength:****i) Average Annual Financial Turn Over:**

The Applicant should have Average Annual Financial Turn Over of not less than **Rs. 45.23 Lakh** i.e. 50% of estimated cost put to the tender of proposed work, and shall be derived by considering average of **last three financial years turnover ending 31<sup>st</sup> March 2025**. (Scanned copy of certificate from Chartered Accountant to be uploaded with his Seal/ signatures and registration number.)

Note: In case final audited account statements are not available for the last year, then provisional account statements can be submitted duly certified by Chartered Accountant with UDIN number.

**ii) Solvency / Banker Certificate or Net worth Certificate (any one to be submitted):**

Solvency/ Banker Certificate submitted shall be at least for **Rs. 36.19 Lakh** i.e.40% of the estimated cost put to the tender and should not be more than Six Month from the last date of submission of Bid. Solvency/ Banker Certificate should have been issued by a Scheduled Commercial (ie., Indian or Foreign Banks included in Second Schedule of Reserve Bank of India Act 1934 **excluding Co-operative Banks or Regional Rural Banks**). (Sample Form for Solvency Certificate – Annexure-G is attached)

or

Net worth Certificate of minimum **Rs. 9.05 Lakh** issued / certified by Chartered Accountant (Sample Form for Net worth Certificate – Annexure-H is attached)

**iii) Disqualification:**

Even if an applicant meets the Qualification Criteria, he shall be subject to disqualification if he or anyone of the constituent partner / Director is found to have:

- i) Made misleading or false representations in the forms, statements, affidavits and attachments submitted in proof of the qualification requirements **and / or**
- ii) Records of poor performance during the last five years, as on the date of NIT, such as abandoning the work, rescission of the contract for reason which are attributable to non performance of the contractor, inordinate delays in completion, consistent history of litigation resulting in awards against the contractor or any of the constituents, or financial failure due to bankruptcy and so on.
- iii) On account of currency of debarment by any Government Agency

**2.0 Joint Ventures applicants will not be considered.**

**3.0** Only Bidders who have carried out similar nature of Works and fulfilling above criteria shall participate in the e-tendering process.

**4.0** The Tender Documents consist of BID I (EMD & Tender Cost Envelope), BID II (Prequalification bid), Bid III (condition of contract, special condition, Technical Specifications, Approved Makes of Materials & Financial bid). **The Bidder shall go through the Bid-II and Bid-III of the Tender before submitting the Online Bids.**

**5.0 Bidder has to submit the Tender Online / Offline Bids as under;**

**BID – I (EMD & Tender Cost):** Big Sealed envelope superscripting the name of work consisting of two separate sealed envelopes as per following and to be submitted to our office:

- a) **Tender Fee of Rs.590/- (i.e Rs. 500/- + 18% GST) (non-refundable) in the form of NEFT/Demand Draft / Pay Order in favor of “Life Insurance Corporation of India” payable at Hyderabad. Scanned copy of DD/ Pay Order/ NEFT receipt to be uploaded while submission of online Bids within specified date & time.**
- b) **Earnest Money Deposit of Rs. 1,81,000.00 (Rupees One Lakh Eighty One Thousand Only) in the form of NEFT / Demand Draft / Pay Order in favor of “Life Insurance Corporation of India” payable at “Hyderabad”, from any Scheduled commercial Bank only (i.e. Indian or Foreign Banks included in Second Schedule of Reserve Bank of India Act 1934 excluding Co-operative Banks or Regional rural Banks). Scanned copy of NEFT receipt/ DD / Pay order / ~~Bank Guarantee~~ to be uploaded while submission of online Bids with in specified date & time.**
- c) **The NEFT DETAILS are as under. Receipt of NEFT transfer may please enclosed in a separate sealed envelopes and both put together in single envelope.**

|    |                            |                                |
|----|----------------------------|--------------------------------|
| 1. | Name of the Account Holder | LICSCZOHYDERABAD               |
| 2. | Account Number             | 008010200079639                |
| 3. | IFSC Code                  | UTIB0000008                    |
| 4. | Type of Account            | CURRENT ACCOUNT                |
| 5. | Bank Name                  | AXIS BANK, NAMPALLY, HYDERABAD |
| 6. | GST Number                 | 36AAACL0582H1ZN                |

**Original physical DD/ Pay Order/ NEFT receipt / ~~Bank Guarantee~~ of EMD and Tender Cost should be submitted to the Chief Engineer, LIFE INSURANCE CORPORATION OF INDIA, Engineering Department, 2<sup>nd</sup> floor, South Central Zonal Office, “Jeevan Bhagya”, Saifabad, Hyderabad – 500 004 in the sealed envelope on or before the date & time specified / extended date & time if any for submission of online Bids.** If the Bidder fails to submit Original physical DD / Pay Order / NEFT receipt / ~~Bank Guarantee~~ on or before the specified date and time, the Bid Document will be declared non-Bonafide and shall not be opened irrespective of fact that scanned copy might have been uploaded in e-Portal, even if the delay is due to extraneous factor.

**BID – II: Prequalification Bid (Pre Qualification Bid Form with Annexure) :** The Bidder shall upload the Filled up and signed scanned copy of the Pre Qualification Bid form (Filled up and signed) along with supporting documents/ attachments and Statement of Accounts duly certified by a Chartered Accountant with Registration number, etc. All documents shall be self-attested by authorized person of bidder with an undertaking that full responsibility is taken by him/ her on behalf of the bidder for veracity of submitted documents. The scanned copy of the Demand Draft / Pay Order / ~~Bank Guarantee~~ / NEFT receipt of Tender Fee and EMD shall be uploaded in BID I.

**BID – III including financial bid - The percentage rate in figures shall be quoted in the Financial Bid Template. No other document, conditions shall be uploaded along with documents of FINANCIAL BID.**

**6.0** Those intending tenderer/ contractors not registered on the website i.e. [www.tenderwizard.com/LIC](http://www.tenderwizard.com/LIC) mentioned above with M/s Antares Systems Limited are required to get registered beforehand. If needed they can be imparted training on online tendering process as per details available on the website ie., [www.tenderwizard.com](http://www.tenderwizard.com). The intending tenderer must have class-III digital signature to submit the tender.

**Note:**

- (a) The Bidder will be considered for pre-qualification only after satisfactory verification of the genuineness of the Bank Solvency/ Net worth certificate and submitted documents as the proof of Credentials. In case the BG and the proof of credentials submitted by the Bidder is not genuine the Bidder will be barred from participating in the tender of the Corporation for 2 years period and the information will be shared with Govt. of India, Banks and other financial institutions, their previous/ present employers etc.
- (b) Any Bidder applied and fulfilling the selection criteria may not be considered for enlistment if unsatisfactory performance report/s is/ are received for the completed projects from their previous employer/s. **The credentials of works executed under Joint-Ventures system and applications from Joint Venture agencies shall not be accepted.**
- (c) **In case of qualifying works are from private sector the following documents shall be submitted to ascertain genuineness of the works**
  - i. **The applicants/ bidders to submit payment received details duly certified by Chartered Accountant. If called for documents such as copy of final bill or other relevant documents to be submitted for verification**
  - ii. **If the tender stipulates any prequalification criteria for specialized work like Interior works, HVAC, fire alarm, fire hydrant / sprinkler. Furniture, supply of Chair etc. the copy of the final bill of the relevant work shall be submitted for proof of work.**
- (d) **Certificate submitted from the previous employers in support of credential should clearly mention the postal address, telephone number and email ID of the concerned authority of the employer. Similarly Bank solvency certificate should Clearly mention postal address of bank, Email id and Contact number.**
- (e) **The Chief Engineer reserve the right to not to open Financial Bid of any / all the Bidders at his sole discretion without assigning any reason whatsoever.**

Date: 08.10.2025

CHIEF ENGINEER



**System Tender No. LIC/ SZO/ ENGG/ 2025-26/ 11**

1. Online bids are hereby invited for the works mentioned below through online e-Tendering System portal <http://www.tenderwizard.com/LIC> from the intended Bidders.

| Sl. No. | Name of Work   | Estimated Cost        | Earnest Money Deposit (EMD) | Tender Document Fee                    |
|---------|--|-----------------------|-----------------------------|--|
| 1.      | <b>e-TENDER FOR PROPOSED RE-FURBISHING OF BRANCH OFFICE-8 (CBO-8) BUILDING INCLUDING CIVIL WORKS, INTERIOR WORKS MODULAR FURNITURE, CHAIRS, ELECTRICAL INSTALLATION, DATA &amp; TELEPHONE CABLING, SITC OF VRF AIR CONDITIONING SYSTEM, AND FIRE ALARM SYSTEMS AT <u>INDIRA PARK, SECUNDERABAD, TELANGANA STATE.</u></b> | <b>Rs. 90.46 lakh</b> | <b>Rs. 1,81,000.00</b>      | <b>Rs 590/-</b><br>(Rs. 500 + 18% GST) |

2. Possession of Digital Signature Certificate (DSC) and registration of the Bidders on the portal i.e. <http://www.tenderwizard.com/LIC> is a prerequisite for e-Tendering.

For Registration and for further details on e-tendering, please visit website above mentioned portal (website) or below mentioned Helpdesk details.

**Office Address :**

Antares Systems Limited.  
E-Tender helpdesk  
"Honganasu", #137/3,  
Bangalore Mysore Road,  
Opp.KMS Coach Builders,  
Kengeri, Bangalore - 560060,

**Help Desk Contact Details:**

Regarding Registration Contact Nos:  
E-mail: [lokesh.hr@antaressystems.com](mailto:lokesh.hr@antaressystems.com)  
Tel: 080-40482000/121/133/140  
Mobile: 9686115304  
Ramesh Kumar M N – 9731467357

**Regarding DSC Contact Nos:**

Ramesh Kumar M N – 9731467357  
E-mail: [rameshkumar982@antaressystems.com](mailto:rameshkumar982@antaressystems.com)

**Key Dates:**

| Sr no | Stage  | Start Date and Time                   | Expiry Date and Time                  |
|-------|--|---------------------------------------|---------------------------------------|
| 1     | Release of Bid   | 08.10.2025<br>11:00 Hrs               | 08.10.2025<br>17:00 Hrs               |
| 2     | Downloading of Tender Document<br>BID II & Bid III   | 08.10.2025<br>17:01 Hrs               | 28.10.2025<br>14.00 Hrs               |
| 3     | Pre bid queries by email<br>Email ID:<br><u>scz_engineering@licindia.com</u>   | Up to 21.10.2025                      |                                       |
| 4     | Pre bid Meeting  | 22.10.2025 AT 11.30 Hrs.              |                                       |
| 5     | Online submission of tender BID II,<br>and Bid III Financial Bid   | 08.10.2025<br>17:01 Hrs               | 28.10.2025<br>17.00 Hrs               |
| 6     | Deposit of EMD & Tender Fee (Bid I)<br>OR Online payment for EMD &<br>Tender Fee receipt in sealed<br>envelopes - <u>Physical Submission</u> | 08.10.2025<br>17:01 Hrs               | <u>28.10.2025</u><br><u>17.00 Hrs</u> |
| 7     | <u>Opening of</u> EMD & Tender Fee<br>envelope and opening of Pre-<br>qualification Bid ( <u>BID I &amp; Bid II</u> )                        | <u>29.10.2025</u><br><u>15.30 Hrs</u> |                                       |

**NOTE:** The date of opening of Financial Bid (Bid - III) shall be intimated at a later date to eligible Bidders, who fulfill the selection criteria and also it will be notified on E-Tender Portal. BID II – prequalification bid has to be submitted in online.