





INVITATION TO TENDER – AVAILABLE SPACES FOR RENT AT COMMUNITY CENTRES/CLUBS AND OTHER PA PREMISES

	Location	Level/Unit	Preferred Trade	Area (Sqm)	Area (Sqft)	*Asking rental (\$ psf)	Tenure	*Tender Opening Date	*Tender Closing Date	Remarks
	Our Tampines Hub 1 Tampines Walk, Singapore 528523	#B1-47	Student Care Centre	93.55	1006.97	Yr 1: \$3.55 psf Yr 2: \$3.65 psf Yr 3: \$3.75 psf Please note that rents offered which are lower than the Minimum Guide Rent will not be considered	3 + 3 years	Friday, 31 March 2023	Friday, 14 April 2023 / 4pm via Gebiz Tender must be submitted through Government Electronic Business (GeBIZ) website at https://www.gebiz.gov.sg/ptn/opportunity/opportunityDetails.xhtml?code=PAS000ETT23000024&origin=email	Availability: By appointment only Site Show:
	Our Tampines Hub 1 Tampines Walk, Singapore 528523	#B1-47A	Cafe offering Halal Food and Beverages	83.18	895.35	Yr 1: \$9.00 psf Yr 2: \$9.20 psf Yr 3: \$9.40 psf Please note that rents offered which are lower than the Minimum Guide Rent will not be considered	3 + 3 years	Friday, 31 March 2023	Friday, 14 April 2023 / 4pm via Gebiz Tender must be submitted through Government Electronic Business (GeBIZ) website at https://www.gebiz.gov.sg/ptn/opportunity/opportunityDetails.xhtml?code=PAS000ETT23000025&origin=email	Availability: By appointment only Site Show:

- *Notes:**
- Asking rent shall not be construed as the Final rent. Prospective Tenants are to propose their "Best" rent in their submission. The rental fee offered shall be a fixed figure. No Estimates and/or range is allowed.
 - Closing Date of the Tender is the final date and time that a tenderer should submit his tender proposal. Late submissions are not accepted.
 - Monthly Rental fee, Utility charges & Service and Conservancy Charge (S&CC) are subject to the prevailing Goods & Services Tax (GST).
 - Successful Tenant shall apply to the utility provider for separate electricity and water meters and tenants shall bear all costs of equipment and installation if none exists in the premises.
 - Successful Tenant is to apply to the relevant local authority for Change of Use of the premises at their own cost.
 - Successful Tenant is to obtain clearance from the Fire Safety Bureau (FSB) at their own cost.
 - Cost of appointment for Qualified Person and Licenced Electrical Worker (LEW) are to be born by the successful Tenant.
 - Successful Tenant shall apply for all relevant licences as required by the local authorities to operate their business and cost of such application shall be borne by the successful tenant.
 - The mode of sourcing for tenants is by way of tender. Interested parties are to kindly contact the following below-mentioned personnel for Site Show-round and the Tender documents.
 - No Commission is payable to the Marketing Agent.
 - Should there be a discrepancy between this List of Available Space(s) and, the Marketing Kit and the Tender documents, the information given in the Marketing Kit and the Tender documents shall take precedence.

 QUINVEST CHAMBERS Sole Leasing Agent: Ming Leo 8139 4398 CEA Reg : R061057J ming.leo@quinvest-chambers.com.sg	 QUINVEST CHAMBERS Sole Leasing Agent: Wendy Low 9679 8093 CEA Reg : R056964C wendy.low@quinvest-chambers.com.sg
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