

INVITATION TO SUBMIT BID PROPOSAL

The **PHILIPPINE GUARANTEE CORPORATION (PHILGUARANTEE)**, formerly **Home Guaranty Corporation**, is inviting prospective bidders to submit proposals for the lease of the following Manila Harbour Centre (Abot-Kaya Pabahay Fund) lots, described below:

Item No.	TCT No.	Block	Lot	Area for Lease (in sqm.)	Minimum Lease Rate per sqm.	Minimum Monthly Lease (in Php)	Minimum Annual Lease (in Php)	Remarks
1	287711	6	26	257.89	275.00	70,919.75	851,037.00	Vacant
2	287703	16	Portion of Lot 3	555.4	275.00	152,735.00	1,832,820.00	Vacant

GENERAL GUIDELINES:

1. The lease of the properties is on an "AS IS, WHERE IS" basis. Prospective bidders are advised to inspect the properties to determine their physical condition.
2. The Lease Proposal Form (LPF - Form No. 1) and Lessee's Information Sheet (LIS - Form No. 2) can be secured from the Asset Sales and Disposition Department (ASDD) located at the 4th Floor, Jade Building, 335 Sen. Gil Puyat Avenue, Makati City from 8:00 a.m. to 5:00 p.m. These forms can also be downloaded from the PHILGUARANTEE website at www.philguarantee.gov.ph
3. The prospective bidders shall secure a Payment Acceptance Order from the ASDD office for the payment of bid security amounting to ten percent (10%) of the minimum annual lease payable either in cash or manager's check.

The manager's check to be issue by the bidder as bid security shall be payable to PHILIPPINE GUARANTEE CORPORATION

The bid security of the winning bidder shall form part of the required security deposit equivalent to two (2) months lease rental. However, should the winning bidder fail to comply with the terms and conditions of the Notice of Lease Approval the bid security shall be forfeited in favor of PHILGUARANTEE.

As for the non-winning bidder, the bid security shall be refunded upon determination of, and issuance of Notice of Lease Approval to the winning bidder with Notice of Disapproval to Non-Winner

4. The bid proposal shall be placed in a sealed envelope and dropped in the designated bid box located at the 4th Floor of the PHILGUARANTEE office. The bid proposal shall contain the following documents:

4.1 Filled-out LPF – Form No. 1;

- 4.2 Filled-out LIS – Form No. 2;
- 4.3 Copy of Official Receipt covering the Bid Security;
- 4.4 2021 Income Tax Return stamped received by BIR;
- 4.5 2021 Audited Financial Statements;
- 4.6 Business/Corporate documents such as, but not limited to, SEC/DTI Registration, Articles of Incorporation, By-Laws, Business Permit and BIR Registration;
- 4.7 Certificate of Good Standing from the Manila Harbour Centre Industrial Park Association, Inc. (MHCIPAI) for current lessees of MHC;
- 4.8 In case of a corporation, a Secretary's Certificate of authorized signatory to all documents relative to the lease transaction; and
- 4.9 Other supplementary documents to prove financial capability acceptable to PHILGUARANTEE. (Latest 3 mos. Bank Statement)

5. Terms of Lease:

- Minimum Monthly Lease Rate : P275.00 per sqm.
- Maximum Lease Term : Three (3) years;
- Minimum Annual Lease Rate : Seven percent (7) %
- Other Terms and conditions:
 - Security Deposit : Equivalent to two (2) months lease rental;
 - Advance Rental : Equivalent to two (2) months lease rental;
 - Issuance of Post-dated checks (PDCs) : Twelve (12) PDCs covering the whole year of lease

6. Bid proposals received on time shall be opened immediately after the deadline for submission of bids on March 22, 2022 12:00 PM at the 4th Floor Conference Room.
7. Prospective bidders who submit proposals found to be deficient and/or incomplete shall have until March 23, 2022 (Wednesday), 2:00 PM, within which to correct the deficiency and/or submit the lacking documents.
8. Properties that will remain available for lease shall continue to be posted at the PHILGUARANTEE website at www.philguarantee.gov.ph , and made available for bidding every 2nd and 4th Tuesday of the month thereafter.
9. The award of lease of the property shall be based on the proposal deemed to be most advantageous to the Corporation.

For inquiries, please call the ASDD at telephone numbers 8896-0425, 8897-3286, or 8897-3149 and look for Ms. Erica Norms Alcoran or visit our Office at the 4th Floor, Jade Building, 335 Gil Puyat Avenue, Makati City.

THE CORPORATION THRU THE RECEIVER RESERVES THE RIGHT TO REJECT ANY OR ALL PROPOSALS OR TO ACCEPT SUCH PROPOSALS AS MAY BE CONSIDERED MOST ADVANTAGEOUS TO THE CORPORATION.