Vacoas Popular Multi-Purpose Co-operative Society Ltd
BRN: F13000084
Society Registered No. 723
Morc. Cooperative, Bonne Terre, Vacoas
Tel No. 6984072

Invitation to Bid: Sale of Property

The Vacoas Popular Multi-Purpose Co-operative Society Ltd is pleased to invite you to submit a bid for the sale of the following property:

A. Property Details:

1. **Property**: Freehold Bare Land, along Les Capitaines, Sunset Ave and La Société de la Réserve, Les Jardins D`Anna in Flic en Flac ;
2. **Size**: **Option A**: Whole plot of 11 Ha. 5,344.00m2 or 27.34 arpents;
   Option B: Partial plot of not less than 10 Arpents to be excised on the East corner (bordered by Jardins d'Anna and Jardins d'Ánna 2)
3. **Volume**: TV 8469/3 bearing PIN:1905200292.

B. Terms and Conditions:

1. **Bid Deadline:** The Bid shall be open from 16th of September 2026 and closing by 29th September 2026 by 13.00 hrs latest. **Late bids shall NOT be considered;**
2. **Specific Bidding:** The bid is exclusively open for the sale of the whole lot or part thereof, provided that any partial bid shall comprise not less than 10 Arpents, to be excised from the eastern corner of the property adjoining Jardins D'Anna and Jardins D'Anna 2
3. **Bid Submission:** Bids must be deposited by the specified deadline in a sealed envelope using the VPMPCS Ltd prescribed bid form (downloaded from the website (https://bewebsite.vpmpcs.com) or collected from the office) in the locked Tender box at the VPMPCS Ltd office at Morc. Cooperative, Bonne Terre, Vacoas. The bid validity shall be for 90 days;
4. **Earnest Money Deposit:** A refundable earnest money deposit of 10% of the total bid amount **MUST BE ENCLOSED** with the bid in the form of a banker's cheque or Office cheque. In case of non-performance of the selected bidder on the terms & conditions of the bid requirements, eventual conditional letter of award, presale or sale agreement, the earnest 10% money deposit shall be forfeited;
5. **Authorised Signatories:** The bid shall indicate who is authorised to sign the sale deed if the bid has been selected. In case of a company, a proper resolution should be attached, together with the bid document.

6. **Tender Box Opening**: The Tender Box will be opened on 29th September 2026 at 13.00 hrs by the Bid Opening Committee. Bidders may be present at the time of the opening of bids as observers.

C. Inspection and Due Diligence:

1. Interested parties are encouraged to conduct a thorough inspection of the property & PIN before submitting a bid. The property shall be **Sold As Is Where Is** and no alteration of any form (clearance or permits etc.) shall be made by VPMPCS Ltd. Site visit can be arranged with the Secretary of the Bid Opening Committee by phone.

2. Bidders shall indicate the payment terms and completion timeframe, and provide proof of the source of funds, clearances, KYC of the parties involved, authorised signatories, and shareholders/directors/UBO of the Bidder. In the event, the bid has been retained, the KYC for the involved parties shall be submitted by VPMPCS Ltd for an independent due diligence exercise. Additional information may be sought and submitted to the Registrar and relevant authorities if required.

3. The bidder shall submit a Due Diligence Certificate, duly certified by an appropriate competent authority or recognised professional, confirming, as far as applicable, the identity, legitimacy and standing of the bidder. The Society reserves the right to conduct additional due diligence before awarding the sale.

4. Bidders shall also provide a Source of Funds Certificate and financial capacity to honour proposed bid certified by a Notary Public or a licensed Bank in the event the bid has been retained.

5. Where the bidder is a foreign national, foreign company or other person requiring approval under the applicable laws of Mauritius, the bidder shall submit the relevant Economic Development Board (EDB) certificate, approval or authorisation, as applicable. The Society shall not proceed with the sale to a foreign bidder unless all statutory approvals and legal requirements have been duly satisfied.

D. Bid Evaluation Committee:

1. The Bid Evaluation Committee (‘BEC’) shall be constituted of independent members excluding Directors or Management Officers, and will evaluate the bids accepted by the Bid Opening Committee. The BEC

may seek clarifications from bidders if necessary and will provide recommendations to VPMPCS Ltd for consideration and approval.

2. Preference will be given to most favourable bids at prevailing market prices with earliest cash payments completion timeframe, highest initial payment to VPMPCS Ltd, proof of funds already available in the bidder's or the notary's bank account as shown in bank statements duly certified by the bank or notary attached for due consideration. Due diligence is a regulatory requirement.

3. The VPMPCS Ltd reserves the right to accept or reject any bid and to annul the bidding process and reject all bids at any time prior to award of the contract, without thereby incurring any liability to any bidder.

4. The selected Bidder will be informed within 60 days after the bid selection. The final letter of award shall be submitted after approval of the Special General Meeting (SGM) of VPMPCS Ltd**.**

Contact Information: For inquiries and information on bid, please contact:

Vacoas Popular Multi-Purpose Co-operative Society Ltd

Tel No. 6984072/52536997

Email: stephanie.amourdon@vpmpcs.com

We thank you for your interest and look forward to receiving your bid.

Vacoas Popular Multi-Purpose Co-operative Society Ltd