



Marketing Division

Maharashtra State Office

## REQUIREMENT OF LAND FOR RETAIL OUTLET (PETROL / DIESEL PUMP) IN THE STATE OF MAHARASHTRA AND GOA

**This advertisement is ONLY for Purchase / Long Lease of land and NOT for appointment of Dealership**

Sealed offers are invited in two separate envelopes, (one containing the technical details of the site and the other containing the financial offer) from interested parties holding valid and clear marketable title of land in possession, on the date of release of this advertisement for transfer of plot of the land by way of outright Sale/ Lease (minimum 19 years and 11 months with renewal option) to Indian Oil Corporation Limited for setting up a Retail Outlet at the following locations:

Sr No	State	District	Location	NH/SH /CITY	Minimum frontage of the plot (m)	Minimum perpendicular Depth at at least 1 place (m)	Minimum Area of the plot (Sq m)
1	Maharashtra	Nagpur	On Old Amravati Road, From Eternity Mall to Rawmatt CNG Gas Station	City	30	30	900
2	Maharashtra	Nagpur	On Wardha Road, From Rahate Colony Chowk to Pride Hotel	City	30	30	900
3	Maharashtra	Nagpur	From Rajiv nagar Chowk to Junction of London Street and Jaitala Road on London Street	City	30	30	900
4	Maharashtra	Nagpur	From Alankar Chowk to Ambajhari T Point on North Ambajhari Road	City	30	30	900
5	Maharashtra	Nagpur	From Shankar Nagar Square to Japanese Gardan on West High Court Road	City	30	30	900
6	Maharashtra	Nagpur	From Nagpur Airport Metro Station to Parsodi on NH 47 on both sides	NH	45	45	2025
7	Maharashtra	Nagpur	From km sone 25 to km stone 40 on NH 53 on both sides	NH	45	45	2025
8	Maharashtra	Nagpur	Between Km stone 31 and 43 on Nh 44 on both sides	NH	45	45	2025

9	Maharashtra	Yavatmal	Between KM Stone No. 154 to KM Stone No. 174 on LHS on NH 44 while going from Nagpur to Adilabad	NH	45	45	2025
10	Maharashtra	Yavatmal	Between KM Stone No. 154 to KM Stone No. 174 on RHS on NH 44 while going from Nagpur to Adilabad	NH	45	45	2025
11	Maharashtra	Wardha	Between KM Stone No. 64 to KM Stone No. 71 on LHS on NH 44 while going from Nagpur to Adilabad	NH	45	45	2025
12	Maharashtra	Yavatmal	Between KM Stone No. 114 to KM Stone No. 124 on LHS on NH 44 while going from Nagpur to Adilabad	NH	45	45	2025
13	Maharashtra	Yavatmal	Between KM Stone No. 144 to KM Stone No. 149 on LHS on NH 44 while going from Nagpur to Adilabad	NH	45	45	2025
14	Maharashtra	Gondia	Between KM stone no. 406 to 420 on LHS on NH53 while going from Raipur to Nagpur	NH	45	45	2025
15	Maharashtra	Gondia	Between KM stone no. 406 to 420 on RHS on NH53 while going from Raipur to Nagpur	NH	45	45	2025
16	Maharashtra	Bhandara	Between KM stone no. 480 to 486 on RHS on NH53 while going from Raipur to Nagpur	NH	60	60	3600
17	Maharashtra	Bhandara	Between KM stone no. 480 to 486 on LHS on NH53 while going from Raipur to Nagpur	NH	60	60	3600
18	Maharashtra	Nagpur	Between KM stone 524 to 534 on RHS on NH53 while going from Bhandara to Nagpur	NH	60	60	3600
19	Maharashtra	Nagpur	Between KM stone 710 to 720 on RHS on NH44 while going from Jabalpur to Nagpur	NH	60	60	3600
20	Goa	North Goa	From Colvale to Patradevi Check Post on LHS on NH	NH	35	45	1575
21	Goa	North Goa	MAPUSA within Municipal Limit	City	30	30	900
22	Goa	South Goa	From Padi to Pollem Check Post on LHS on NH	NH	35	45	1575
23	Maharashtra	Nashik	Between Zilla Parishad Primary School No.1 Saundane to Sangavi Phata on either side of old NH-3	NH	35	35	1225

24	Maharashtra	Raigad	3km from Hotel New Kwality Punjab, Pen, towards Goa, LHS while moving from Hotel New Kwality Punjab to Goa on NH66 (Mumbai-Goa Highway)	NH	35	35	1225
25	Maharashtra	Raigad	Within 9 kms From Navda Phata (Intersection of NH48 and Talaja MIDC Road) towards Village Chawl on Talaja MIDC/Bypass Road	City	30	20	600
26	Maharashtra	Palghar	Within 14 KM from Chilhar Phata towards Ahmedabad on Right Hand Side of NH48 while moving from Mumbai to Ahmedabad	NH	35	35	1225
27	Maharashtra	Nashik	Between KM Stone 290 to KM stone 300 on LHS of Old NH3 while moving from Dhule to Malegaon	NH	45	45	2025
28	Maharashtra	Mumbai City	On PD Mello Road Left Hand Side while moving from Fort to Wadi Bunder between GPO building and Eastern Freeway	City	20	20	400
29	Maharashtra	Mumbai City	On Eastern Express Highway On Left Hand Side while moving from north to south between KJ Somaiya Hospital Road and King's Circle, Matunga	City	20	20	400
30	Maharashtra	Mumbai City	On Eastern Express Highway on either side between Veermata Jijabai Bhosale Botanical Udyan and Zoo and King's Circle Matunga	City	20	20	400
31	Maharashtra	Mumbai City	On NM Joshi Marg on either side between Byculla Railway Station and Lower Parel Monorail Station	City	20	20	400
32	Maharashtra	Greater Mumbai	On Sewri Chembur Road on either side between Bhakti Park Metro Station and Mahanagar Gas CNG Station on Sewri Chembur Road in Chembur	City	20	20	400
33	Maharashtra	Greater Mumbai	On LBS Road on Left Hand Side while moving from Mulund to Sion Between Sonapur Signal crossing	City	20	20	400

			Bhandup West to Sion Station				
34	Maharashtra	Greater Mumbai	On LBS Road on Right Hand Side while moving from Mulund to Sion Between Sonapur Signal crossing Bhandup West to Sion Station	City	20	20	400
35	Maharashtra	Greater Mumbai	On Eastern Express Highway on Left Hand Side while moving from North to South Between Junction of Andheri Ghatkopar Link road and Eastern Express Highway and Thane Mulund Toll Naka	City	20	20	400
36	Maharashtra	Greater Mumbai	On Eastern Express Highway on Right Hand Side while moving from North to South Between Junction of Andheri Ghatkopar Link road and Eastern Express Highway and Thane Mulund Toll Naka	City	20	20	400
37	Maharashtra	Greater Mumbai	Within 10 KMs from Mith Chowki towards Madh on Malad- Madh Road	City	20	20	400
38	Maharashtra	Greater Mumbai	Between Infinity Mall (Malad) and Dahisar on New Link Road	City	20	20	400
39	Maharashtra	Nashik	From Pathardi Phata Chowk to Trimurti Chowk on Ambad Gaon Road – Amabad Trimurti Chowk Link Road on either side within municipal limits of Nashik	City	20	20	400
40	Maharashtra	Nashik	Between Km stone No 168 to Km stone No 178 on Right hand Side of NH – 60 While going from Pune to Nashik	NH	35	35	1225
41	Maharashtra	Thane	From Dillli Darbar Dhaba to Karishma Dhaba on LHS on NH160 (Old NH3) while moving from Thane to Nashik	NH	35	35	1225
42	Maharashtra	Thane	From Shangrila Resort to Bluedart warehouse on LHS on NH160 (old NH3) while moving from Nashik to Thane	NH	35	35	1225
43	Maharashtra	Thane	Within municipal limits of Thane	City	20	20	400

44	Maharashtra	Thane	Between High street Mall and the Bombay Dhaba, within municipal limits of Thane on either side	City	20	20	400
45	Maharashtra	Thane	while moving From Fountain Hotel to R-Mall Thane on LHS on Ghodbunder Road	City	20	20	400
46	Maharashtra	Thane	Within Mira Bhayandar municipal corporation and not on NH-8	City	20	20	400
47	Maharashtra	Thane	Within Mira Bhayandar municipal corporation, while moving from Dahisar check naka to fountain hotel on either side while moving on NH-8	City	20	20	400
48	Maharashtra	Thane	Between Mankoli Naka & Ranjnoli Naka on left hand side of NH160 while moving from Nashik to Thane	NH	35	35	1225
49	Maharashtra	Thane	Within Municipal limit of Ulhasnagar on Kalyan Badlpaur Road	City	20	20	400
50	Maharashtra	Thane	Within Municipal limit of Airoli not on NH/SH	City	30	30	900
51	Maharashtra	Palghar	On Achole Road/ Station Road (Nalasopara west) /Nalasopara Virar Link Road/Nalasopara Vasai Link Road within Municipal Limit of Vasai Virar	City	30	30	900
52	Maharashtra	Solapur	In Between Kegaon to Mohol on LHS while going from Solapur to Pune on NH-65	NH	50	50	2500
53	Maharashtra	Solapur	From Kumta Naka to Navi Peth on inner Ring Road Solapur City	City	30	30	900
54	Maharashtra	Solapur	From Bhavani Peth to Mahesh Nagar on inner Ring Road Solapur City	City	30	30	900
55	Maharashtra	Solapur	In Between Modanimb to Temburni on RHS while going from Solapur to Pune on NH-65	NH	50	50	2500
56	Maharashtra	Solapur	Saat Rasta to Asra Chowk on Hotgi Road	City	30	30	900
57	Maharashtra	Aurangabad	From Mahavir Chowk to Cambridge Chowk (Near Cambridge School) on Aurangabad-Jalna Road, Within Municipal Limit of Aurangabad	City	30	30	900

58	Maharashtra	Dhule	From KM Stone 240 to KM Stone 245 on Left Hand Side of NH52 while moving from Indore to Dhule	NH	45	45	2025
59	Maharashtra	Pune	within 3Km radius from SWAR GATE BUS Station	City	20	20	400
60	Maharashtra	Pune	Amanora to Malwadi on Amnore Malwadi Link Road	City	20	20	400
61	Maharashtra	Pune	AUNDH, Under Pune Municipal limits	City	20	20	400
62	Maharashtra	Pune	Baner, under Pune Municipal limits	City	20	20	400
63	Maharashtra	Pune	Between WAKAD-BHOSARI-HINJEWADI	City	20	20	400
64	Maharashtra	Pune	BOPODI, Under PUNE Municipal limits	City	20	20	400
65	Maharashtra	Pune	Dhanori, Under Pune Municipal limits	City	20	20	400
66	Maharashtra	Ahmadnagar	From Bota Bypass to Ghargaon on LHS ON Pune Nasik Highway	NH	35	35	1225
67	Maharashtra	Pune	From BRO School & Centre Main Gate to Dehu Phata, Alandi on Pune Alandi Road	City	25	25	625
68	Maharashtra	Pune	From Dehuroad Police Station to Kamshet on Old Pune Mumbai Highway	NH	35	35	1225
69	Maharashtra	Ahmednagar	From Gunjalwadi to Chandanapuri towards Sangamner on LHS of NH60 (Pune Nashik Highway)	NH	55	55	3025
70	Maharashtra	Pune	From Hadapsar to Saswad Ghat	NH	35	35	1225
71	Maharashtra	Pune	From Hotel Centre Point Lonavala to Dukes Retreat on Old Pune Mumbai Highway, Lonavala on either side of NH	NH	25	25	625
72	Maharashtra	Pune	From Kelawade to Sarola on RHS of NH-48 (Pune Bangalore Highway)	NH	35	35	1225
73	Maharashtra	Pune	From Khedshivapur to Kapurhol on LHS of NH-48 (Pune Bangalore Highway)	NH	55	55	3025
74	Maharashtra	Pune	From Manchar bypass to Alephata bypass on LHS on NH-60 (Pune Nasik Highway)	NH	35	35	1225
75	Maharashtra	Pune	From Mukai Chowk to Chandani Chowk on NH-48 (Pune Bangalore Highway)	City	20	20	400
76	Maharashtra	Pune	From Noble Hospital to Eon Hospitel on	City	20	20	400

			Magarpatta - Mundwa - Kharadi Road				
77	Maharashtra	Pune	From Osho Garden, Koregaon Park To Magarpatta City west entrance gate	City	20	20	400
78	Maharashtra	Pune	From Pune International Airport to Aga Khan Bridge on symbiosis Road	City	20	20	400
79	Maharashtra	Pune	From Subhash Chandra Bose Chowk, (Shivajinagar) to Breman Chowk Shivneri Bus Stop, (Sanghvi Nagar, Aundh), on GANESH KHIND ROAD	City	20	20	400
80	Maharashtra	Pune	From Wagholi to Lonikand on LHS of NH-753F towards Ahmednagar (Pune-Ahmednagar Highway)	NH	35	35	1225
81	Maharashtra	Pune	GHORPADI, Under PUNE Municipal limits	City	30	30	900
82	Maharashtra	Pune	Hinjewadi revenue village	City	20	20	400
83	Maharashtra	Pune	In Wagholi within PMC limits	City	25	25	625
84	Maharashtra	Pune	Katraj chowk to Khadi machin chowk on KATRAJ KONDHWA ROAD	City	20	20	400
85	Maharashtra	Pune	KATRAJ, Under PUNE Municipal limits	City	20	20	400
86	Maharashtra	Pune	Kharadi Under Pune Municipal limits	City	20	20	400
87	Maharashtra	Pune	KOTHRUD, Under PUNE Municipal limits	City	20	20	400
88	Maharashtra	Pune	LHS On Pune Nashik Highway (NH 60) from Wakikhurd to Manchar Bypass	NH	35	35	1225
89	Maharashtra	Pune	On Amanora Parktown main road	City	20	20	400
90	Maharashtra	Pune	ON Aundh -Ravet Road	City	30	30	900
91	Maharashtra	Pune	On Chikhali Road From Chatrapati Rajarshi sahu Flyover to Chikhali Chowk	City	25	25	625
92	Maharashtra	Pune	On Fergusson College Road, From Garware Chowk (Deccan Gymkhana) to intersection of (Fergusson College Road and university road )	City	18	18	324
93	Maharashtra	Pune	On Mohomwadwadi Road in Sasane Nagar	City	20	20	400
94	Maharashtra	Pune	on Tupe Patil Road within 2 KM from Amanora Mall	City	20	20	400

95	Maharashtra	Pune	PASHAN, Under Pune Municipal limits	City	20	20	400
96	Maharashtra	Pune	Undri, under Pune Municipal limits	City	20	20	400
97	Maharashtra	Pune	Village : SUS, Under Pune Municipal limits	City	20	20	400
98	Maharashtra	Pune	Warje, Under PUNE Municipal limits	City	20	20	400
99	Maharashtra	Pune	WITHIN 2 KM RADIUS FROM PUNE RAILWAY STATION	City	20	20	400
100	Maharashtra	Pune	Within 3 Km from Khadi Machine Chowk towards Handewadi	City	20	20	400
101	Maharashtra	Pune	Within 3 Km of Mundwa Chowk	City	20	20	400
102	Maharashtra	Pune	Within 3 Km radius from Trump Towers, Kalyani Nagar	City	20	20	400
103	Maharashtra	Pune	Within 3KM RADIUS FROM AAI MATA CHOWK	City	20	20	400
104	Maharashtra	Pune	Within 3KM radius From Aai Mata Mandir, Kondhwa	City	20	20	400
105	Maharashtra	Pune	Within 3KM Radius from BSNL Telephone exchange Yerwada	City	20	20	400
106	Maharashtra	Pune	Within 3KM Radius from CHANDANI CHOWK(Bavdhan)	City	20	20	400
107	Maharashtra	Pune	Within 3KM radius from Mahadji Shinde Chhatri, Wanawadi	City	20	20	400
108	Maharashtra	Ahmadnagar	Within 4 KM either side from Sai Baba Samadhi Madir on Ahmadnagar Manmad Road (NH)	NH	35	35	1225
109	Maharashtra	Pune	Within 4 KM from Phoenix Marketcity Pune towards Ahmednagar on Ahmednagar road	City	20	20	400
110	Maharashtra	Pune	Within Municipal Limits On Dehu Alandi Road from Dehugaon To Dehu Phata (on Pune Alandi Road)	City	25	25	625
111	Maharashtra	Pune/ Ahmednagar	From Ranjangaon Ganpati Temple to Parner – Ralegaon siddhi Phata on LHS of Pune – Ahmednagar Highway (NH753F)	NH	35	35	1225

**THE FOLLOWING MAY KINDLY BE NOTED:**

- This advertisement is only for taking land on lease / outright purchase. This is not a proposal for dealership.

- Offered land will be evaluated as per prevailing guidelines of the Corporation for its technical suitability. Offered land should meet the frontage ( in meter) requirement as well as area requirement ( in Sq meter) with additional condition that at least at one point perpendicular depth to the frontage should be equal to the mentioned depth after leaving Right of way (ROW) line of the road .
- The land offered on a National Highway should not be within 1 km distance from Toll Bridge 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 modern Retail outlet.
- Frontage of the plot of land should be abutting the highway / main road, with proper approach road to the plot of land. There should not be any other land between ROW line of the road and offered plot.
- The bidder shall arrange for all statutory clearances such as Urban Land Ceiling, Non-Agricultural conversion, Income Tax clearance, Non-encumbrance certificate etc.
- The bidder will ensure that the land offered meets the requirements of NHAI 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 Indian Oil 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 Agriculture land shall convert the same to Non-Agriculture, 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 Indian Oil, 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.
- Indian Oil takes no responsibility for delay, loss or non-receipt of documents send by post / fax. Received quotations are merely offers and do not bind Indian Oil in any manner.
- Indian Oil reserves the right to reject any or all of the offers without assigning any reasons thereof.

**OFFERS SHOULD BE SUBMITTED WITH FOLLOWING DETAILS:**

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 the 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 dimensions of the plot.
- 4) '7 / 12' Extracts or its equivalent viz. Khatoni, Jamabandi, 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.

Offers received without the documents / details Stipulated above are liable to be rejected.

In addition, offers should also contain following details:

- i) The offer is for sale or for 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.

THE OFFER WITH THE DETAILS AS MENTIONED ABOVE SHOULD BE PUT IN AN ENVELOPE AND SEALED DULY SUSPERSCRIBED AS **“OFFER FOR LAND AT..... (Name of the location as advertised)”**

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

Sr no. 1 to 19	Divisional Retail Sales Head Nagpur Divisional Office Indian Oil Corporation Limited “Akarshan Busiplex, Central Bazar Road”, Ramdaspath , Nagpur, Maharashtra - 440010 <a href="tel:0712-2422091">Tel:0712-2422091</a> Mob : 9434387562
Sr no. 20 to 22	Divisional Retail Sales Head Goa Divisional Office, Indian Oil Corporation Limited (M.D.) C-21, Bogda Road, P.O. Harbour Mormugao, Goa- 403 803 Tel: 0832-2912439 Mob: 9448289933
Sr no. 23 to 51	Divisional Retail Sales Head

	Mumbai Divisional Office, Indian Oil Corporation Limited (M.D.) Sarjan Plaza, 1st Floor, 100, Dr. Annie Besant Road, Worli, MUMBAI – 400 018, Contact No. 9415127600
Sr No. 52 to 56	Divisional Retail Sales Head Solapur Divisional Office, Indian Oil Corporation Limited (M.D.) Solapur Depot, Nr. Pakni Railway Station, Village- Pakni, Taluka- Solapur(N) Dist- Solapur-413255 Contact No : 9927767784
Sr no. 57 to 58	Divisional Retail Sales Head Aurangabad Divisional Office, Indian Oil Corporation Limited (M.D.) "Indian Oil Bhavan", Plot No. 99, Jyoti Nagar, Aurangabad - 431 005. Contact No : 75440 12582/ 9530999015
Sr No. 59 to 111	Divisional Retail Sales Head Pune Divisional Office, Indian Oil Corporation Limited (M.D.) 2 <sup>nd</sup> Floor, BSNL Telephone Exchange Bldg. Opp. Pune Golf Course Main Gate, Airport Road, Yerwada, Pune-411006 <a href="tel:020-26681421/422">Tel:020-26681421/422</a> Mob: 94206 88297

Last date for submission of bid is 10.07.2025 at 17:30 hrs. Offers received after the due date and time will not be considered. The offer submitted should be valid for a period of 300 days from the due date or such extended period as may be mutually accepted.