



MINISTRY OF URBAN DEVELOPMENT AND HOUSING  
URBAN DEVELOPMENT AUTHORITY  
CALLING REQUEST FOR PROPOSALS (RFP)



**MIXED DEVELOPMENT PROJECT  
AT NO 11, SIR BARON JAYATHILAKE MAWATHA, COLOMBO 01**

**HIGH END BOUTIQUE HOTEL DEVELOPMENT AT NO. 25,  
INDEPENDENCE AVENUE, COLOMBO 07**



Land Extent : 00A 00R 32.10P  
Pre Bid Meeting : 04.10.2023 at 10.00 a.m  
Bid Closing : 21.11.2023 at 2.00 p.m



	Lease Period	30 Years	50 Years
Method 01	Base Value	Rs. 226,900,000.00	Rs. 316,500,000.00
Method 02	Annual Lease Rental	Highest Offer	Highest Offer
	Bid Bond	Rs. 2,500,000.00	Rs. 3,500,000.00

INVEST  
WITH  
UDA



Land Extent : 01A 02R 22.50P  
Base Value : Rs. 3,161,800,000.00  
Bid bond : Rs. 32,000,000.00  
Lease Period : 50 Years  
Pre Bid Meeting : 03.10.2023 at 10.30 a.m  
Bid Closing : 21.11.2023 at 2.30 p.m



Potential bidders (Investors/Developers) may purchase the RFP documents from the Real Estate Management and Development Division, Urban Development Authority, 8<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla from 9.00 a.m to 2.30 p.m on working days from 14<sup>th</sup> September 2023 to 02<sup>nd</sup> November 2023 upon a payment of non-refundable document fee of LKR 100,000/- inclusive of Gov. taxes to the Finance Division of the Urban Development Authority at 6<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla. Pre bid meetings will be held on the dates and time as mentioned above in the Urban Development Authority Auditorium, 9<sup>th</sup> Floor, "Sethsiripaya" Stage I, Battaramulla.

Technical proposal will be opened immediately after bid closing time of the RFP as mentioned above, at the Ministry of Urban Development and Housing, 12<sup>th</sup> Floor, Sethsiripaya Stage II, Battaramulla. Bidder or his/her authorized representative could be present at the time of bid opening.

**For further details please contact:**  
Director, (Real Estate Development),  
Real Estate Management & Development Division,  
Urban Development Authority,  
8<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla.  
Telephone Number:  
011 2875921 or 011-2875916-20  
Ext: 2960-2967  
Fax: 011-2875900.  
Email: [directorred@uda.gov.lk](mailto:directorred@uda.gov.lk)  
Web: [www.uda.gov.lk/investment-potential.html](http://www.uda.gov.lk/investment-potential.html)