



**CALLING REQUEST FOR PROPOSALS (RFP)**



High Rise  
Mixed  
Development  
Project at  
Chatham  
Street,  
Colombo 01

Land Extent : 0A- 2R- 14.76P  
Lease Period : 99 Years  
Base Value : Rs. 1,755,000,000/-  
Bid Bond : Rs. 20,000,000/-  
Pre Bid Meeting: 05/03/2024 @ 10.00 a.m  
Bid Closing : 03/04/2024 @ 2.00 p.m



Mixed  
Development  
Project at  
Makumbura,  
Kottawa

Land Extent : 1A- 0R- 27.59P  
Lease Period : 99 Years  
Base Value : Rs. 558,600,000/-  
Bid Bond : Rs. 5,600,000/-  
Pre Bid Meeting: 05/03/2024 @ 2.00 p.m  
Bid Closing : 03/04/2024 @ 2.30 p.m

**INVEST WITH  
UDA**



Restoration  
and  
Redevelopment  
of the Old Post  
Office Building  
at Galle Fort

Land Extent : 0A- 2R- 7.40P  
Lease Period : 50 Years  
Base Value : Rs. 1,035,000,000/-  
Bid Bond : Rs. 10,500,000/-  
Pre Bid Meeting: 06/03/2024 @ 10.00 a.m  
Bid Closing : 04/04/2024 @ 2.00 p.m



Rest House  
Development  
Project  
at Calido Beach,  
Kalutara

Land Extent : 00A - 02R - 16.00P  
Lease Period : 30 Years  
Base Value : Rs. 40,000,000/-  
Bid Bond : Rs. 500,000/-  
Document Issuing: 01/01/2024- 20/03/2024  
Pre Bid Meeting: 27/02/2024 @ 10.00 a.m  
Bid Closing : 04/04/2024 @ 2.30 p.m

**Document Issuing :**

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 3.00 p.m** on working days from **24<sup>th</sup> January 2024 to 22<sup>nd</sup> March 2024**, after payment of non-refundable fee of **Sri Lankan Rupees One Hundred Thousand (LKR 100,000/-)** inclusive of taxes to the Finance Division of the UDA at 6<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla.

Pre-bid meetings will be held on **the dates and times 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 the bid closing time of the RFP as mentioned above, Ministry of Urban Development and Housing, 12<sup>th</sup> Floor, Sethsiripaya Stage II, Battaramulla. The bidder or his/her authorized representative could be present at the time of bid opening.

**Chairman, Standing Cabinet Appointed Negotiating Committee (SCANC),  
Ministry of Urban Development & Housing , 12<sup>th</sup> Floor, Sethsiripaya Stage II, Battaramulla**

**CALLING TENDER**



Mixed  
Development  
Project at  
Warakapola  
Town Center

Potential bidders (Investors/Developers) may purchase the Tender document from the **Real Estate Management & Development Division, Urban Development Authority, 8<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla**, from **9.00 a.m. to 3.00 p.m.** on working days from **24<sup>th</sup> January 2024 to 22<sup>nd</sup> March 2024** upon a payment of non- refundable fee of **Sri Lankan Rupees Twenty Five Thousand LKR 25,000/-** inclusive of taxes to the Finance Division of the UDA at 6<sup>th</sup> Floor, Sethsiripaya Stage I, Battaramulla.

Pre bid meeting will be held on **07<sup>th</sup> March 2024 at 10.00 a.m** at the Urban Development Authority Auditorium, 9<sup>th</sup> Floor, "Sethsiripaya" Stage I, Battaramulla

Tenders will be closed at **04<sup>th</sup> April 2024 at 2.30 p.m** and opened immediately after the closing time at the **Finance Division, Urban Development Authority, 6<sup>th</sup> Floor, "Sethsiripaya-Stage I", Battaramulla**. Tenderer or his/her authorized representative could be present at the time of bid opening.

**Further details :**

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, 011-3611950 or 011-2875916-20, Ext: : 2960-2968  
**Fax:** 011-2875900 **Email:** [directorred@uda.gov.lk](mailto:directorred@uda.gov.lk) **Web:** [www.uda.gov.lk](http://www.uda.gov.lk)

Lot No	Extent	Base Value (Rs.)	Bid Bond (Rs.)
No. 02	0A 0R 34.00P	47,032,000.00	470,000.00
No. 03	0A 0R 34.00P	46,110,000.00	460,000.00
No. 04	0A 0R 34.00P	41,806,000.00	420,000.00
No. 05	0A 3R 39.46P	147,090,000.00	1,480,000.00
No. 06	0A 0R 38.00P	46,725,000.00	470,000.00
<b>Lease Period</b>		30 years	