

INVITATION TO BID
NO. NE II-A1-2026-51
Lot for Licab District Office

NEECO II - AREA 1
NUEVA ECIJA II ELECTRIC COOPERATIVE, INC. - AREA 1
Calipahan, Talavera, Nueva Ecija
www. neeco2areal.com
neeco2_areal@yahoo.com.ph
(044) 411-1007 loc. 117

NEECO II-AREA 1'S INVITATION TO BID

The Bids and Awards Committee (BAC) hereby invites eligible bidders to participate to the foregoing procurement activities based on Board Resolution No.02-03-26,10-13-26, Series of 2026 and 2026 approved Annual Procurement Plan.

ITB NO.	PROCUREMENT ACTIVITY	ABC (VAT Inclusive) (Php) SOURCE OF FUND: RFSC/General Fund	NON-REFUNDABLE BID DOCS	PRE-BID CONFERENCE VENUE: NEECO II-AREA 1 MAIN OFFICE	DEADLINE FOR BID SUBMISSION AND BID OPENING VENUE: NEECO II-AREA 1 MAIN OFFICE	COMPLETION/ DELIVERY SCHEDULE
NE-II-A1-2026-51	Lot for Licab District Office	2,000,000.00	Payments for Accreditation and Bid Docs fee for this lot shall be waived	November 20, 2026 3:30 PM	December 2, 2026 3:30 PM	1st Quarter of 2027
NE-II-A1-2026-52	Flood Control System	3,000,000.00	5,000	November 20, 2026 1:30 PM	December 2, 2026 1:30 PM	1st Half of 2027

Participating bidders must be accredited by this Cooperative and passed the Eligibility Requirements as provided in the Bidding Documents which shall be posted on November 13, 2026 in the Coop's Official Website. **Online Accreditation for the aforementioned bidding shall be until December 2, 2026.** A non-refundable **Php5,000.00** shall be paid as Accreditation fee which shall be valid for a period of one (1) year. Link for accreditation is available upon request to this email: bac_neeco2area1@yahoo.com.ph Interested bidders shall also email Letter of Intent (LOI) and personally pay bid docs fee for the lot they will be participating on or before the pre-bid conference. Only bidders who submitted LOI and paid Bid Docs fee shall be allowed to attend the pre-bid conference. Bidding document is available in electronic copy and posted in Coop's official website: www.neeco2area1.com to be downloaded by the bidders.

Sealed proposals shall be submitted in three (3) sealed envelopes clearly marking as "Original Bid", "Copy of Bid" and "Electronic/Soft Copy" with the name of the project to be bidded and the name of the bidder in capital letter addressed and/or submitted to the BAC Chairman during the Bid Opening at which time and place will be opened and read in the presence of Bidders or their representative. Bid proposals must include terms of payment, bid validity and delivery/construction schedule and warranty (preferably atleast 2 years). The submitted proposals of each bidder shall be examined and checked to ascertain they are present using a non-discretionary "pass/fail" criterion. Bids that fail to include any requirement or are incomplete or insufficient shall be considered "failed". Further, **a two percent (2%) of ABC bidder's bond preferably in the form of Manager's check is mandatory**, which is to be returned immediately after the bid awarding.

NEECO II – Area 1 reserves the right to reject any or all bids, to waive any formality or technicality therein, to accept the bid that is deemed most advantageous and to annul the bidding process without incurring any liability to any bidder or party. Finally, NEECO II – Area 1 assumes no obligation to compensate any bidder or party for any loss or expense incurred in the preparation of the bid or participation in the bidding process.

For further inquiries, you may call (044)-411-1007 local 110 and/or email at bac_neeco2area1@yahoo.com.ph and/or text message 0975-0974-122 and look for Ms. Set Pauline Feliciano-Sarmiento.

(sgd)Engr. Jeffrey C. Cudapas, MEnM
BAC Chairman

Calipahan, Talavera, Nueva Ecija
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NEECO II-AREA 1's Invitation to Bid No. NE-II-A1-2026-51
Lot for Licab District Office

TERMS OF REFERENCE

- The Bidder shall offer as per square meter (price/square meter)
- Lot must be atleast 500 sq.m. located at Licab, Nueva Ecija and accessible to all types of vehicles
- Preferably within the town proper of Licab, Nueva Ecija
- Lot must be with clean title and updated tax declaration.
- Vicinity Map shall be submitted.

BIDDING SCHEDULES

ABC	:	**Php 2,000,000.00**
Source of Fund	:	**RFSC/General Fund**
Prebid Conference	:	November 20, 2026 at 3:30 PM at NEECO II-Area 1 Main Office
Deadline for Submission of Bids & Bid Opening	:	**December 2, 2026, 3:30 PM at NEECO II-Area 1 Main Office**
Completion Schedule	:	1st Quarter of 2027

INSTRUCTION TO BIDDERS

For Submission (Original and Duplicate Copy):

- BID PROPOSAL(ENVELOPE)

  TECHNICAL PROPOSAL (FOLDER 1)
  1) Photocopy of Land Title and Tax Declaration
  2) Other Documents of the Seller/Bidder

  FINANCIAL PROPOSAL (FOLDER 2)
  1) Bid Prices in bid form template (last page of this Bid Docs)

- SEALING AND MARKING OF BIDS
  a. Enclose all the bid proposal in one "mother" envelope

  Mark the outer envelope:

  ENGR. JEFFREY C. CUDAPAS, MEnM
  BAC Chairman
  Nueva Ecija II Electric Cooperative, Inc.-Area 1
  Calipahan, Talavera, Nueva Ecija; and

  INVITATION TO BID No. NE II-A1-2026-51 Lot for Licab District Office and the words "DO NOT OPEN BEFORE 3:30 in the afternoon of December 2, 2026 ".

- SUBMISSION OF BIDS

  The Bids must be received by the Bids and Awards Committee (BAC) at the address specified not later than BEFORE 3:30PM of December 2, 2026. Late bids will not be accepted.

Calipahan, Talavera, Nueva Ecija
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- POST QUALIFICATION

  The BAC/TWG will conduct site inspection on the proposed Lot as part of evaluation to ensure conformity on the requirement.

- AWARDING

  The BAC will issue NOTICE OF AWARD to the successful bidder whose Bid has been determined as the lowest calculated responsive Bid.

  Within three (3) working days from receipt of such Notice of Award the successful bidder shall affix its signature and date in the Notice of Award and return it to the BAC.

- Late bids will not be accepted.

BID FORM TEMPLATE
OFFER TO SELL
LOT FOR THE PROPOSED LICAB DISTRICT OFFICE
Invitation to Bid No. NE-II-A1-2026-51
(Alok na Pagbebenta ng Lupa para sa Panukalang Pagtatayo ng Licab District Office)

Date: _____

ENGR. JEFFREY C. CUDAPAS,MEnM
Bids and Awards Committee (BAC) Chairman
Nueva Ecija II Electric Cooperative, Inc. – Area 1
Calipahan, Talavera, Nueva Ecija

Subject: OFFER TO SELL LOT FOR THE PROPOSED LICAB DISTRICT OFFICE

Dear Sir:

I/We hereby submit our formal offer to sell the parcel of land described below to Nueva Ecija II Electric Cooperative, Inc. – Area 1, for the proposed establishment of its Licab District Office, subject to the following property details, financial offer, and terms and conditions. *(Ako/Kami ay pormal na naghahain ng alok na pagbebenta ng lupang inilalarawan sa ibaba sa Nueva Ecija II Electric Cooperative, Inc. – Area 1, para sa panukalang pagtatayo ng Licab District Office, alinsunod sa mga sumusunod na detalye, presyo, at kondisyon.)*

I. PROPERTY DETAILS
(Mga Detalye ng Lupang Ipinagbibili)

PARTICULARS (Mga Kailangang Impormasyon)	DETAILS (Detalye)
1. Name of Registered Land owner/s (Pangalan ng Rehistradong May-ari ng Lupa)	
2. Complete Location/Address of Property (Kumpletong Lokasyon o Address ng Lupa)	
3. Total Land Area in square meters (Kabuuang Lawak ng Lupa sa Metro Kuwadrado)	
4. Transfer Certificate of Title (TCT) No. (Numero ng Titulo ng Lupa)	
5. Lot Number (Numero ng Lote)	
6. Property Classification (Klasipikasyon ng Lupa)	☐ Residential (Pangresidensyal) ☐ Commercial (Pangkomersiyo) ☐ Agricultural (Pansakahan) ☐ Others (Iba pa): _____
7. Tax Declaration No. (Numero ng Tax Declaration)	
8. Present Use of Property (Kasalukuyang Gamit ng Lupa)	
9. Existing Improvements, if any (Mga Kasalukuyang Estruktura o Ipinatayo sa Lupa, kung mayroon)	
10. Lot Coordinates and Other Relevant Information (Iba pang Mahahalagang Impormasyon)	

II. FINANCIAL OFFER
(Presyo at mga Kondisyon ng Pagbebenta)

PARTICULARS (Mga Kailangang Impormasyon)	OFFER (Alok)
1. Offered Price per Square Meter (Presyo kada Metro Kuwadrado)	Php _____
2. Total Land Area (Kabuuang Lawak ng Lupa)	_____ sq. m.
3. Total Price Offer (Kabuuang Halaga ng Alok)	Php _____
4. Total Price Offer in Words (Kabuuang Halaga sa Salita)	_____
5. Proposed Mode of Payment (Iminungkahing Paraan ng Pagbabayad)	☐ Full Payment (Buong Bayad) ☐ Others (Iba pa): _____
6. Proposed Payment Terms and Conditions (Iminungkahing mga Kondisyon ng Pagbabayad)	_____

Note: The Total Price Offer shall be based on the total land area being offered for sale and the corresponding price per square meter. *(Paalala: Ang kabuuang halaga ng alok ay ibabatay sa kabuuang lawak ng lupang ipinagbibili at sa presyong itinakda kada metro kuwadrado.)*

III. ALLOCATION OF EXPENSES INCIDENTAL TO THE SALE AND TRANSFER OF OWNERSHIP
(Paghahati ng mga Gastusin sa Pagbebenta at Paglilipat ng Pagmamay-ari ng Lupa)

Please read each item carefully and indicate who will shoulder the corresponding expenses by putting a check mark (✓) under the appropriate column. *(Basahing mabuti ang bawat gastusin at lagyan ng tsek ang kahon sa ilalim ng pangalan ng panig na sasagot sa naturang gastusin.)*

INSTRUCTIONS: *(Mga Panuto:)*

1. Put a check mark (✓) in only ONE (1) box for each item. *(Isang kahon lamang ang lagyan ng tsek sa bawat bilang.)*
2. All items must be answered. *(Kailangang sagutan ang lahat ng nakalistang gastusin.)*
3. If an expense is not applicable, write "N/A" under Remarks. *(Kung hindi naaangkop ang isang gastusin, isulat ang "N/A" sa hanay ng Puna.)*
4. The indicated allocation shall be considered the Seller's proposed arrangement, subject to the terms and conditions of the bidding documents and the final agreement between the parties. *(Ang nakasaad na paghahati ng gastusin ay panukala ng nagbebenta at sasailalim sa mga kondisyon ng bidding documents at pinal na kasunduan ng magkabilang panig.)*

NO.	PARTICULARS / DESCRIPTION OF EXPENSES (Uri at Kahulugan ng Gastusin)	SELLER / LAND OWNER (Nagbebenta / May-ari)	BUYER – NEECO II– AREA 1 (Bumibili)	REMARKS (Puna)
1	Capital Gains Tax (CGT) – Tax arising from the sale of the property, if applicable. (Buwis na ipinapataw kaugnay ng pagbebenta ng lupa, kung naaangkop.)	☐	☐	
2	Documentary Stamp Tax (DST) – Tax imposed on the Deed of Absolute Sale or applicable transfer document. (Buwis na ipinapataw sa kasulatan ng bentahan o kaukulang dokumento ng paglilipat ng pagmamay-ari.)	☐	☐	
3	Transfer Tax – Tax payable to the Local Government Unit in connection with the transfer of ownership. (Buwis na binabayaran sa lokal na pamahalaan kaugnay ng paglilipat ng pagmamay-ari.)	☐	☐	
4	Registration Fees – Fees for registering the Deed of Absolute Sale and transferring the title with the Registry of Deeds. (Mga bayarin sa pagpaparehistro ng kasulatan ng bentahan at paglilipat ng titulo sa Registry of Deeds.)	☐	☐	
5	Notarial Fees – Expenses for notarization of the Deed of Absolute Sale and other related documents. (Bayad sa pagpapanotaryo ng kasulatan ng bentahan at iba pang kaugnay na dokumento.)	☐	☐	
6	Document Processing Expenses – Expenses for securing necessary documents, certifications, and clearances from government agencies. (Mga gastusin sa pagkuha ng kinakailangang papeles, sertipikasyon, at clearance mula sa mga tanggapan ng pamahalaan.)	☐	☐	
7	Survey and Relocation Fees – Expenses for verifying property boundaries and actual land area, if necessary. (Bayad sa pagsusukat at pagtukoy sa aktuwal na hangganan at lawak ng lupa, kung kinakailangan.)	☐	☐	

8	Real Property Tax (RPT) – Unpaid real property taxes, including penalties and surcharges, covering previous years up to the date of sale. (Hindi pa nababayarang buwis sa lupa, kabilang ang multa at dagdag na singil para sa mga nakaraang taon hanggang sa petsa ng bentahan.)	☐	☐	
9	Other Expenses (Please specify): _____ (Iba pang gastusin, pakitukoy.)	☐	☐	

IV. PROPERTY OWNERSHIP AND CONDITION

(Pagmamay-ari at Kalagayan ng Lupa)

Please check (✓) the appropriate answer for each question. *(Lagyan ng tsek ang naaangkop na sagot sa bawat katanungan.)*

1. Is the property covered by a valid Transfer Certificate of Title (TCT) or other acceptable proof of ownership? *(Ang lupa ba ay may balidong titulo o iba pang katanggap-tanggap na katibayan ng pagmamay-ari?)*

☐ YES (OO) ☐ NO (HINDI)

2. Is the property free from mortgages, liens, adverse claims, encumbrances, or legal disputes? *(Ang lupa ba ay malaya sa anumang sangla, utang, habol, sagabal, o kasong may kaugnayan sa pagmamay-ari nito?)*

☐ YES (OO) ☐ NO (HINDI)

If NO/YES, please specify: _____ *(Kung HINDI/OO, pakipaliwanag.)*

3. Are there any existing occupants, tenants, informal settlers, or other persons claiming rights over the property? *(Mayroon bang nakatira, umuupa, informal settlers, o ibang taong umaangkin ng karapatan sa nasabing lupa?)*

☐ YES (OO) ☐ NO (HINDI)

If NO/YES, please specify: _____ *(Kung HINDI/OO, pakipaliwanag.)*

4. Is the property accessible through an existing public road or legal right-of-way? *(Ang lupa ba ay may maayos na daan mula sa pampublikong kalsada o may legal na karapatang daanan?)*

☐ YES (OO) ☐ NO (HINDI)

5. Is the property available for inspection and verification by the authorized representatives of NEECO II–Area 1? *(Handa bang ipasuri at ipainspeksiyon ang lupa sa mga awtorisadong kinatawan ng NEECO II–Area 1?)*

☐ YES (OO) ☐ NO (HINDI)

6. Is the property available for sale and transfer of ownership upon completion of the required documentation and payment arrangements? *(Handa bang ipagbili at ilipat ang pagmamay-ari ng lupa matapos matugunan ang mga kinakailangang dokumento at kondisyon ng pagbabayad?)*

☐ YES (OO) ☐ NO (HINDI)

V. SUPPORTING DOCUMENTS

(Mga Dokumentong Kailangang Kalakip)

Please check (✓) the documents attached to this Offer to Sell. *(Lagyan ng tsek ang mga dokumentong isasama sa inyong alok na pagbebenta.)*

NO.	REQUIRED DOCUMENTS (Mga Kinakailangang Dokumento)	ATTACHED (Kalakip)
1	Photocopy of valid government-issued ID of the registered land owner/s. (Kopya ng balidong government-issued ID ng rehistradong may-ari ng lupa.)	☐
2	Photocopy of Transfer Certificate of Title (TCT) or applicable proof of ownership. (Kopya ng titulo o iba pang katibayan ng pagmamay-ari.)	☐
3	Latest Tax Declaration of the property. (Pinakabagong Tax Declaration ng lupa.)	☐
4	Latest Real Property Tax Clearance or proof of payment of Real Property Tax. (Pinakabagong Real Property Tax Clearance o katibayan ng pagbabayad ng buwis sa lupa.)	☐
5	Vicinity Map showing the general location of the property. (Mapa na nagpapakita ng pangkalahatang lokasyon ng lupa.)	☐

6	Location Map or sketch showing the exact location and accessibility of the property. (Mapa o guhit na nagpapakita ng eksaktong lokasyon at daan papunta sa lupa.)	☐
7	Lot Plan or Subdivision Plan, if available or applicable. (Plano ng lote o subdivision, kung mayroon o naaangkop.)	☐
8	Special Power of Attorney (SPA), if represented by an authorized representative. (Espesyal na kapangyarihan o pahintulot kung kinakatawan ng ibang tao ang may-ari.)	☐
9	Other supporting documents (please specify): _____ (Iba pang dokumento, pakitukoy.)	☐

VI. UNDERTAKING AND CERTIFICATION OF THE SELLER/LAND OWNER
(Pagpapatunay at Pananagutan ng Nagbebenta o May-ari ng Lupa)

I/We hereby certify and undertake that: *(Ako/Kami ay nagpapatunay at nangangakong sumusunod:)*

1. I/We am/are the registered owner/s or duly authorized representative/s of the property being offered for sale. *(Ako/Kami ang rehistradong may-ari ng lupa o may sapat na kapangyarihang kumatawan sa rehistradong may-ari nito.)*

2. All information and documents submitted in connection with this Offer to Sell are true, correct, and authentic to the best of my/our knowledge. *(Ang lahat ng impormasyong nakasaad at mga dokumentong isinumite kaugnay ng alok na ito ay tunay, tama, at wasto ayon sa aking/aming kaalaman.)*

3. I/We agree to allow NEECO II–Area 1 to conduct an actual inspection, evaluation, and verification of the property being offered for sale. *(Handa akong/handang kaming pahintulutan ang NEECO II–Area 1 na magsagawa ng aktuwal na inspeksiyon, pagsusuri, at beripikasyon sa lupang ipinagbibili.)*

4. I/We shall disclose any existing mortgage, lien, adverse claim, legal dispute, encumbrance, or third-party interest that may affect the sale and transfer of ownership of the property. *(Ipapaalam ko/Ipapaalam namin kung may umiiral na sangla, utang, habol, kaso, sagabal, o anumang karapatan ng ibang tao na maaaring makaapekto sa pagbebenta at paglilipat ng pagmamay-ari ng lupa.)*

5. I/We agree to execute the necessary documents and comply with the legal and documentary requirements for the transfer of ownership should the property be selected for acquisition. *(Handa akong/Handa kaming lumagda sa mga kinakailangang dokumento at sumunod sa mga legal at dokumentaryong proseso para sa paglilipat ng pagmamay-ari kung mapili ang aming alok.)*

6. I/We understand that submission of this Offer to Sell does not automatically constitute acceptance or approval of the offer by NEECO II–Area 1. The acquisition shall remain subject to evaluation, approval, and applicable requirements of the Cooperative. *(Nauunawaan ko/Nauunawaan namin na ang pagsusumite ng alok na ito ay hindi nangangahulugang awtomatikong tatanggapin o aaprubahan ng NEECO II–Area 1 ang pagbili ng lupa. Ito ay sasailalim pa rin sa pagsusuri, pag-apruba, at mga umiiral na patakaran at kinakailangan ng Kooperatiba.)*

7. I/We agree that the financial offer and proposed allocation of expenses stated herein shall remain valid for the period specified in the bidding documents, subject to the applicable terms and conditions. *(Sumasang-ayon ako/Sumasang-ayon kami na ang presyong inialok at ang panukalang paghahati ng mga gastusin ay mananatiling may bisa sa loob ng panahong itinakda sa bidding documents, alinsunod sa mga kondisyon nito.)*

VII. SIGNATURE OF THE SELLER/LAND OWNER
(Lagda ng Nagbebenta o May-ari ng Lupa)

REGISTERED LAND OWNER / SELLER
(Rehistradong May-ari ng Lupa / Nagbebenta)
Name: _____
Signature: _____
Complete Address: _____
Contact Number: _____
Date: _____

CO-OWNER / ADDITIONAL REGISTERED LAND OWNER (IF APPLICABLE)
(Kasamang May-ari ng Lupa, kung mayroon)
Name: _____
Signature: _____
Complete Address: _____
Contact Number: _____
Date: _____

AUTHORIZED REPRESENTATIVE (IF APPLICABLE)
(Awtorisadong Kinatawan, kung mayroon)
Name: _____
Signature: _____
Relationship to the Land owner: _____
Special Power of Attorney (SPA) Attached: ☐ YES ☐ NO

FOR THE EXCLUSIVE USE OF NEECO II–AREA 1
(Para Lamang sa Paggamit ng NEECO II–Area 1)

Date and Time Received: _____
Received by: _____
Signature: _____
Remarks: _____