



**Croydon Shire Council**

# **FOR SALE BY TENDER**

**Sale of Council Owned Land**

**Eighteen (18) individual parcels of vacant residential land**

**Tender T2 2020/2021**

**Closing Time: 4:00pm Monday 26 October 2020**

Croydon Shire Council  
PO Box 17  
Croydon QLD 4871

Phone (07) 4748 7100

## 1. Introduction

Croydon Shire Council is offering for sale by public tender eighteen (18) individual parcels of Council owned vacant residential land allotments located in the township of Croydon, Queensland.

The invitation to tender is conducted in accordance with Croydon Shire Council's Procurement Policy and the *Local Government Regulation 2012*.

## 2. Vacant Residential Land Allotments

Council is offering for sale eighteen (18) individual parcels of freehold land as described below. The properties are offered on an "as is" basis and tenderers are responsible for undertaking their own research to ensure the properties are adequate for their requirements.

Reference Number	Property Address	Real Property Description	Land Area
1	3 Sircom Street, Croydon QLD 4871	L347 on SY28	1012m <sup>2</sup>
2	5 Sircom Street, Croydon QLD 4871	L348 on SY28	1012m <sup>2</sup>
3	20 Sircom Street, Croydon QLD 4871	L324 on MPH15915	1012m <sup>2</sup>
4	22 Sircom Street, Croydon QLD 4871	L323 on MPH15915	1012m <sup>2</sup>
5	24 Sircom Street, Croydon QLD 4871	L1 on MPH40918	2023m <sup>2</sup>
6	53 Temple Street, Croydon QLD 4871	L717 on MPH14026	1012m <sup>2</sup>
7	55 Alldridge Street, Croydon QLD 4871	L18 on MPH22226	1012m <sup>2</sup>
8	61 Alldridge Street, Croydon QLD 4871	L314 on MPH14026	1012m <sup>2</sup>
9	43 McArthur Street, Croydon QLD 4871	L251 on MPH15915	1012m <sup>2</sup>
10	45 McArthur Street, Croydon QLD 4871	L16 on MPH22250	2023m <sup>2</sup>
11	48 Samwell Street, Croydon QLD 4871	L12 on MPH40303	1012m <sup>2</sup>
12	44 Samwell Street, Croydon QLD 4871	L14 on MPH40303	1012m <sup>2</sup>
13	31 Samwell Street, Croydon QLD 4871	L3 on MPH34748	2023m <sup>2</sup>
14	29 Brown Street, Croydon QLD 4871	L463 on MPH15915	1012m <sup>2</sup>
15	27 Brown Street, Croydon QLD 4871	L462 on MPH15915	1012m <sup>2</sup>
16	24 Francis Street, Croydon QLD 4871	L444 on MPH15915	948m <sup>2</sup>
17	22 Francis Street, Croydon QLD 4871	L445 on MPH15915	936m <sup>2</sup>
18	21 William Street, Croydon QLD 4871	L4 on MPH31623	1882m <sup>2</sup>

**Please see Attachment 1 - Map**

**Town Planning** - The land is within the Township Zone Residential precinct and Township Zone (no precinct) under the Croydon Shire Planning Scheme. Any building and development works must be undertaken in accordance with the relevant Australian Standards and Building Codes and Croydon Shire Council Planning Scheme.

**Services** - There are no services connected to the vacant properties. There is no reticulated sewerage system in Croydon.

### 3. Contact Person

Enquiries regarding this tender may be directed to Denise Knudsen, Business Manager.

Telephone: 07 4748 7100

Email: [dknudsen@croydon.qld.gov.au](mailto:dknudsen@croydon.qld.gov.au)

### 4. Tender Validity Period

The tender submitted must remain valid for a period of 30 days from the date of offer.

### 5. Acceptance of Tender

Council may decide not to accept the highest or any tender it receives. Council will accept the tender most advantageous to it having regard to sound contracting principles and the overall value outcome achieved. Section 228(7) of the *Local Government Regulation 2012* relating to changes to tenders may be applied.

### 6. Tender Submission

Tenders must be submitted by 4:00pm on Monday 26 October 2020 using the tender submission form provided. The tender submission form must be fully completed and signed.

Tenders may be lodged using one of the following methods:

1. Electronic lodgement via LG tender box [www.lgtenderbox.com.au](http://www.lgtenderbox.com.au)
2. Lodgement at Council's Administration Office, 63 Samwell Street, Croydon in a sealed envelope appropriately labelled 'Tender T2 2020/2021 Sale of Council owned land'.
3. Lodgement by post addressed to Chief Executive Officer, Croydon Shire Council, PO Box 17, Croydon QLD 4871, with the envelope appropriately labelled 'Tender T2 2020/2021 Sale of Council owned land'. If posting your tender submission it must reach Council by the closing time and date specified.

### 7. Authorisation

This invitation to tender is authorised by William Kerwin, Chief Executive Officer, Croydon Shire Council on 21 September 2020.

## **Attachment 1 – Map**



# **TENDER SUBMISSION**

## **Sale of Council Owned Land**

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**Tender T2 2020/2021**

**Closing Time: 4:00pm Monday 26 October 2020**

<b>Tenderer Details</b>	
Name/s (in full)	
ABN/ACN (name and number if applicable)	
Is the tenderer registered for GST	<input type="checkbox"/> Yes <input type="checkbox"/> No
Residential Address	
Postal Address	
Telephone Number	
Mobile Telephone Number	
Email Address	

## Price Offered to Council

Ref No.	Property Address	Real Property Description	Land Area	Purchase Price (Ex GST)	GST (if applicable)	Total Price (Inc GST)
1	3 Sircom Street Croydon QLD 4871	L347 on SY28	1012m <sup>2</sup>			
2	5 Sircom Street Croydon QLD 4871	L348 on SY28	1012m <sup>2</sup>			
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By signing this document I agree that if my tender is accepted I will enter into a standard REIQ Terms of Contract for Houses and Residential Land with Croydon Shire Council within 30 days from the date of offer.

Signature \_\_\_\_\_

Date \_\_\_\_/\_\_\_\_/\_\_\_\_

Signature \_\_\_\_\_

Date \_\_\_\_/\_\_\_\_/\_\_\_\_