



Palau National Communications Corporation  
One Airport Road P.O. Box 99  
Koror, PW 96940  
Tel: (680) 587-9000  
Fax: (680) 587-1888  
Email: [pncc@pnccpalau.com](mailto:pncc@pnccpalau.com)  
Web: [www.pnccpalau.com](http://www.pnccpalau.com)

**RFP No. 23.270**

Opening on: May 18, 2023

Closing on: June 16, 2023

**REQUEST FOR BID PROPOSAL (RFP)  
For the  
Palau National Communications Corporation**

**Sales of Commercial Building in the center of Koror**

**Competitive Sealed Bidding**

The Palau National Communications Corporation (PNCC) is hereby inviting proposals from interested parties to submit bids for the purchase of a commercial building centrally located in Koror, Palau. The building is commonly referred to as the PRA building and also the PCO building.

The building is a commercial property located in the heart of Koror. Further details regarding the building specifications, including its size, the number of floors, and other relevant data, will be provided upon request to the pre-qualified interested parties.

**Submission Details:**

- Proposals should include a bid price for the building, supported by a financial model justifying the bid. Include information about your organization and the intended use of the building.
- All proposals must be submitted no later than 5:00 PM local time on June 16, 2023 at PNCC Headquarters Building located at Ngerusar, Airai State.
- Proposals may be submitted electronically or physical delivery to O'Brien O. Ngemaes, only, with subject heading "Response to PNCC RFP No. 23.270" to address provided herewith or email to :[pncc.rfp@pnccpalau.com](mailto:pncc.rfp@pnccpalau.com) or [ongemaes@pnccpalau.com](mailto:ongemaes@pnccpalau.com).
- For any queries or further information, please contact O'Brien O. Ngemaes at (680) 587-9000, or email to [ongemaes@pnccpalau.com](mailto:ongemaes@pnccpalau.com).

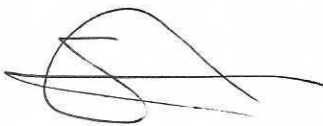
All proposals will be evaluated based on the bid price and the justifications provided. PNCC reserves the right to reject any or all proposals, and to accept the proposal that it considers to be in its best interest.

Please note that the PNCC has set a minimum reserve price for the building, which will not be disclosed to bidders. Bids below this reserve will not be considered.

**Terms and Conditions:**

- All costs incurred by respondents in preparing responses to this RFP will be the sole responsibility of the respondent.
- The building is being sold as-is, and PNCC makes no warranties or representations about its condition.
- PNCC reserves the right to withdraw the RFP or to change the timeline for any reason.
- The successful bidder will be required to complete the purchase transaction within a specified timeframe, which will be communicated at a later stage.

We look forward to receiving your proposals and thank you for your interest in this opportunity.



---

Simon M. Fraser  
Chief Executive Officer  
Palau National Communications Corporation  
One Airport Road – Airai  
P. O. Box 99,  
Koror, Republic of Palau 96940  
Tel: (680) 587-9000