



PEACE CORPS VANUATU

Request for Quotation (RFQ) for Residential Property

RFQ Number: 461-26-01
Date: 21 April 2026

Peace Corps/Vanuatu has a need to lease a residential property that meets the Peace Corps housing requirements on a long-term basis. Peace Corps Vanuatu is soliciting fixed-price quotations within the Port Vila Community that meet the minimum requirements detailed below.

If you are interested in submitting a quotation, please do so by sending your quotation by mail or e-mail to:

Name: DMO Vanuatu
Address: Peace Corps Vanuatu, PMB 9097, Vila Mall Building, Port Vila, Vanuatu
Email: VU-DMO@peacecorps.gov

QUOTATIONS ARE DUE NO LATER THAN 4.30PM ON 21 MAY 2026. LATE SUBMISSIONS WILL NOT BE ACCEPTED.

Peace Corps will evaluate all quotations received by the deadline based on the minimum requirements shown below. Contingent on the availability of funds and continued need for the residential property, at the end of the evaluation process, Peace Corps intends to award a firmfixed-price contract for the lease of the residential property required to the selected vendor.

A. Description of Requirements

Peace Corps Vanuatu is seeking a four-bedroom residential property within 30km of Port Vila area. The property should include the following:

1. Residence Required Elements

Required:

- Four bedrooms minimum, including a primary bedroom and three additional bedrooms
- Two bathrooms minimum
- Laundry Area
- Full area Kitchen with kitchen storage space
- An entertainment area (room or decking)
- Property fully fenced/walled, or landlord willing to install fence/exterior walls
- Secure parking for two vehicles
- Safe neighborhood within the roving guard patrol zone
- Feasible location for 30kva generator placement and 1100L water tank placement (if generator or water tank not already on the property)
- A working gate entrance – manual or electrical – with ability for manual entry either through gate or man gate, or landlord willingness to install gate.
- In good condition currently or with minimal Landlord-funded renovation prior to movein:
 - o Plumbing in excellent working order prior to moving-in
 - o Electrical system in excellent working order prior to moving-in with correct breakers, functional and secure panel boards, and inspected and functioning outlets and lighting systems.
 - o No unmitigated structural issues or damage. no evident mold, leak, flooding, or infestation issues.
 - o Effective rainwater management and drainage (no significant flooding).
 - o Roofing in good condition (not leaking) with a well-functioning, clean, and not leaking guttering system.
- Landlord willingness to modify to meet Peace Corps requirements for safety and security upgrades, if necessary.
- Landlord willingness to sign lease based on Peace Corps lease template

2. Location Required Elements

Required

- No further than 30km from Peace Corps Office
- Cannot be immediately adjacent to ocean without related tsunami protection Preferred
- Within 20km from Peace Corps Office
- In Tsunami safe zone
- Additional storage space

B. Minimum Criteria:

A quotation will not be considered further if it does not meet the following minimum criteria:

- Size (Required number of bedrooms/bathrooms)
- A full Kitchen area with kitchen storage
- An entertainment area
- A well fenced compound, or landlord willingness to build
- Electrified or manual gate to enter property, or landlord willingness to build
- Man-gate for access to property when the power is out, or landlord willingness to build
- Parking capacity
- Property in good condition
- Safe neighborhood located within 30km of Peace Corps Office and not adjacent to ocean without related tsunami protection

Vendors that submit quotations in response to this RFQ will only be notified if shortlisted.

C. Contract Terms and Conditions

As an Agency of the United States Government, Peace Corps has an approved contract template that it must use for the award. Peace Corps reserves the right to deny making a contract award to a vendor should they refuse to sign the Peace Corps approved contract template.

D. Minimum Criteria and Price:

A quotation will not be considered further if it does not meet the minimum criteria above.

Selection may be made with or without negotiations between the Peace Corps and the selected lessor. The award may be made to a lessor that has provided the lowest technically acceptable quotation, or to a lessor other than the one that has provided the lowest quotation, if it is determined that that vendor has provided the best value to the Peace Corps considering technical factors and costs per evaluation factors below.

Evaluation Factors:

Quotations that meet the minimum criteria listed above may be further evaluated based on the following factors (in no order):

- Size (Required number of bedrooms/bathrooms)
- RSO Security Requirements/Infrastructure
- Security and comfort of Location
- Parking Capacity
- Condition of the property – critical housing elements
- Common space/layout and entertainment area
- Annual Reoccurring costs

[End of RFQ]