

[Your Name]
[Your Company Name]
[Your Phone Number]
[Your Email Address]

[Date]

[Property Owner Name]
[Property Address]
[City, State, Zip Code]

Dear [Property Owner Name],

I am writing to you because I am interested in purchasing property in the [Neighborhood/Area Name] area, and I specifically noticed your property at [Property Address].

I am a direct buyer looking for an off-market opportunity. Buying "off-market" means you can avoid the traditional listing process, which includes:

- No real estate commissions or hidden fees.
- No public open houses or constant showings.
- No need to make repairs or renovations; I buy in "as-is" condition.
- A flexible closing date that works with your schedule.

I am not a broker looking for a listing; I am an investor/buyer ready to make a straightforward offer. If you have ever considered selling, or if you are curious about what a direct cash offer would look like for your property, I would love to have a brief conversation with you.

Please feel free to call or text me at [Your Phone Number], or email me at [Your Email Address]. There is no obligation or pressure.

Thank you for your time and consideration.

Sincerely,

[Your Name]