

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

[Date]

[Landlord Name]
[Landlord Address]

Dear [Landlord Name],

I am reaching out because I am an active real estate investor interested in expanding my portfolio in the [City/Area] area. I have noticed your holdings at [Address or "your properties in the area"], and I wanted to see if you have considered selling your portfolio.

I understand that managing multiple rental properties can become a significant burden over time. Dealing with maintenance, tenant turnovers, and property taxes can be exhausting. If you are looking to simplify your life and exit the rental business, I would like to offer you a "hassle-free" buyout.

What I offer:

- A single transaction for your entire portfolio (or select properties).
- As-is purchases (no repairs or cleaning needed).
- Cash offers with flexible closing dates.
- No realtor commissions or hidden fees.
- Confidentiality and respect for your current tenants.

If you have any interest in a no-obligation offer or just a quick conversation about your options, please give me a call at [Your Phone Number] or email me at [Your Email Address].

Thank you for your time, and I look forward to hearing from you.

Best regards,

[Your Name]
[Your Company Name, if applicable]