

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

[Date]

Dear [Homeowner Name],

I am writing to you because I am a local real estate agent working with several families looking to move into this specific neighborhood. While previewing homes in the area, I couldn't help but notice your beautiful property.

Many homeowners in your position find that after the kids move out, they are left with more square footage, maintenance, and utility costs than they truly need. Cleaning guest rooms that are rarely used or maintaining a large yard can become more of a burden than a joy.

If you have been thinking about "right-sizing" to a home that better fits your current lifestyle- perhaps something single-level, lower maintenance, or closer to travel hubs-now is an incredible time to sell. Inventory in this area is low, and your home is exactly what today's buyers are searching for.

I would love to offer you a complimentary, no-obligation valuation of your home. Even if you aren't ready to move today, knowing your home's current market value can help you plan for the future.

Please feel free to call or text me at [Your Phone Number] if you would like to chat.

Best regards,

[Your Signature]

[Your Printed Name]
[Your Company/Brokerage]