

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

[Date]

[Owner Name]  
[Owner Mailing Address]  
[City, State, Zip]

RE: Proposal to purchase [Property Address]

Dear [Owner Name],

I am writing to you because I am interested in purchasing your property located at [Property Address]. According to public records, you reside out of the area, and I wanted to reach out directly to see if you would be interested in selling.

I am looking for a straightforward transaction and can offer you the following benefits:

- **Cash Offer:** I am prepared to buy the property in its current "as-is" condition.
- **No Repairs:** You do not need to clean, renovate, or fix anything.
- **Fast Closing:** We can close on your timeline, as quickly as [Number] days.
- **No Commissions:** Since I am buying directly, you will not have to pay any real estate agent fees.

I understand that managing a property from a distance can sometimes be a burden. My goal is to make this process as easy and stress-free for you as possible.

If you have any interest in a quick, all-cash sale, please call or text me at [Your Phone Number] or email me at [Your Email Address]. I would love to discuss a fair price and provide you with a no-obligation offer.

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

Sincerely,

[Your Signature]  
[Your Printed Name]