

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

[Date]

[Landlord Name]
[Landlord Mailing Address]

Re: Property located at [Property Address]

Dear [Landlord Name],

I am reaching out to you because I am interested in purchasing your property located at [Property Address].

I understand that managing a rental property from a distance can be a significant source of stress. Dealing with maintenance requests, tenant turnovers, and property taxes is often a hassle when you are not local. I would like to offer you a simple, stress-free exit strategy.

If you have considered selling, I can offer the following benefits:

- **As-Is Condition:** You do not need to perform any repairs or cleaning.
- **No Commissions:** There are no realtor fees or hidden costs.
- **Cash Offer:** I can provide a fair cash offer and close on your timeline.
- **Tenant Friendly:** I can handle any existing lease agreements or tenant transitions.

This is not a listing solicitation; I am a private buyer looking to make a direct purchase. If you are interested in receiving an offer or simply want to discuss the possibility, please call or text me at [Your Phone Number].

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

Sincerely,

[Your Signature]

[Your Printed Name]