

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

[Date]

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

Subject: Inquiry regarding your property portfolio in [City/County Name]

Dear [Property Owner Name],

I am writing to you because public records indicate that you own multiple investment properties in the [City/County Name] area, including the property located at [Specific Property Address].

I am a private real estate investor looking to expand my holdings in this specific market. I am particularly interested in purchasing entire portfolios or multiple units directly from owners who may be considering a liquidation or a simplified exit strategy.

By selling your portfolio as a package, you can avoid the complexities of listing individual properties, paying multiple commissions, and dealing with numerous retail buyers. I am prepared to offer:

- An all-cash purchase.
- A closing on your preferred timeline.
- Purchase in "as-is" condition (no repairs or cleaning required).
- A discreet transaction with no public "for sale" signs or frequent walkthroughs.

If you have ever considered simplifying your investments or if you are looking to divest from your out-of-area holdings, I would welcome the opportunity to speak with you. There is no obligation, and our conversation will remain confidential.

Please feel free to call or text me at [Your Phone Number], or email me at [Your Email Address] if you would like to discuss a potential offer.

Thank you for your time and consideration.

Sincerely,

[Your Signature]

[Your Printed Name]