

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

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

**RE: Cash Offer for Property at [Property Address]**

Dear [Property Owner Name],

I am writing to express my interest in purchasing your property located at [Property Address]. I am specifically looking for properties currently enrolled in the Section 8 program or those that are suitable for subsidized housing.

I would like to make an all-cash offer to purchase this property in its current "as-is" condition. Because I am paying cash, there are no bank appraisals or long financing approvals required. We can close on your timeline, whether that is in 10 days or 30 days.

**Benefits of this offer:**

- **No Repairs:** You do not need to fix anything or pass a final Section 8 inspection for the sale.
- **No Commissions:** Since I am a direct buyer, you save on Realtor fees.
- **Tenants Can Stay:** I am comfortable taking over existing Section 8 leases and keeping current tenants in place.
- **Simple Process:** I handle the paperwork and pay for standard closing costs.

If you have any interest in a fast, cash sale without the stress of listing the property on the market, please call or text me at [Your Phone Number].

I look forward to hearing from you.

Sincerely,

[Your Signature]  
[Your Printed Name]