

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

[Date]

[Homeowner Name]
[Property Address]
[City, State, Zip Code]

Subject: Professional Assistance Regarding Your Property at [Property Address]

Dear [Homeowner Name],

I am writing to you because I understand that managing your mortgage payments may have become difficult recently. Please know that you are not alone, and there are professional solutions available to help you avoid foreclosure and protect your financial future.

As a real estate professional specializing in short sales, I help homeowners negotiate with their lenders to sell their property for less than the remaining mortgage balance. A successful short sale can often result in the full cancellation of your debt and is significantly less damaging to your credit score than a foreclosure.

How I can assist you:

- Direct negotiation with your lender's loss mitigation department.
- Handling all paperwork and required documentation.
- Aggressive marketing of your property to secure a qualified buyer.
- Exploring relocation assistance programs that may pay you at closing.

My services are typically paid for by your lender, meaning there is often no out-of-pocket cost to you. My goal is to provide a fresh start while maintaining your dignity and privacy throughout the process.

Time is a critical factor in these situations. I invite you to contact me for a confidential, no-obligation consultation to discuss your options.

Please call me directly at [Your Phone Number] or reply to this letter via email.

Sincerely,

[Your Signature]

[Your Printed Name]

[License Number, if applicable]

[Brokerage Name]