

## **URGENT: CASH OFFER ENCLOSED**

Date: [Insert Date]

To: [Property Owner Name]

Re: [Property Address]

Dear [Owner Last Name],

I am writing to you because there is currently an extremely high demand for homes in [Neighborhood/City Name], and I am prepared to make an immediate, all-cash offer on your property located at [Property Address].

Because I am buying with cash, I can offer you a simplified sale process with the following benefits:

- **No Repairs Needed:** I will buy the house exactly as it is today.
- **No Commissions:** You will not have to pay any Realtor fees.
- **Fast Closing:** We can close in as little as [Number] days, or on your timeline.
- **No Showings:** Avoid the stress of hosting open houses and multiple tours.

I am a serious buyer looking to move quickly. If you have any interest in selling-or if you simply want to know what a fair cash offer would look like-please contact me immediately.

**Call or Text me at: [Your Phone Number]**

**Email: [Your Email Address]**

I look forward to hearing from you today.

Sincerely,

[Your Name]

[Your Company Name, if applicable]