

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

[Date]

[Property Owner Name]
[Property Owner Mailing Address]

Re: Cash Offer for [Property Address]

Dear [Property Owner Name],

I am writing to you because I am interested in purchasing your rental property located at [Property Address]. I am a private real estate investor looking to acquire additional properties in the area.

I understand that managing a rental property can be time-consuming. I would like to offer you a way to sell the property quickly and easily. My offer includes the following benefits:

- **All-Cash Purchase:** No waiting for bank financing or appraisals.
- **As-Is Condition:** You do not need to make any repairs or clean the property.
- **Tenant Friendly:** I can purchase the property with the current tenants in place.
- **No Commissions:** Since I am a direct buyer, you avoid paying real estate agent fees.
- **Fast Closing:** We can close on the date of your choice, often within 10-14 days.

If you have any interest in receiving a no-obligation cash offer, please call or text me at [Your Phone Number] or email me at [Your Email Address].

Thank you for your time and consideration.

Sincerely,

[Your Signature]
[Your Printed Name]