

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

[Date]

[Property Owner Name]
[Property Owner Mailing Address]

RE: Offer to Purchase Property at [Property Address or Parcel Number]

Dear [Property Owner Name],

I am writing to you because I am interested in purchasing your property located at [Property Address/Description]. I have been looking for property in the [Neighborhood/Area Name] area and noticed that this lot/building currently appears to be vacant.

I would like to make you a direct cash offer to buy this property in its current "as-is" condition. If you choose to sell to me:

- You will not need to pay any real estate agent commissions.
- I will pay for all standard closing costs.
- We can close on a timeline that works best for you.
- There is no need for you to clean, repair, or maintain the property before the sale.

My formal offer for the property is \$[Amount].

Please understand that I am a private buyer, not a large corporation. This offer is straightforward and intended to make the sale process as easy as possible for you. If you have any interest in selling, or if you would like to discuss a different price, please contact me at your earliest convenience.

You can reach me via phone at [Your Phone Number] or by email at [Your Email Address].

Thank you for your time and consideration. I look forward to hearing from you.

Sincerely,

[Your Signature]

[Your Printed Name]