

[Date]

[Owner Name]

[Owner Mailing Address]

[City, State, Zip]

Re: Property located at [Property Address]

Dear [Owner Last Name],

I am writing to you because I am interested in purchasing your property located at [Property Address].

While driving through the neighborhood, I noticed the property appears to be vacant. I am a local real estate investor, and I am looking for a house in your area to renovate. I am interested in buying the property in its current "as-is" condition.

If you choose to sell to me:

- You will not need to make any repairs or clean the property.
- You will not have to pay any realtor commissions or fees.
- I can pay in cash and close on a date that works best for you.

If you have any interest in selling, or if you simply want to see what a fair cash offer would look like, please give me a call or send me a text at [Your Phone Number].

I look forward to hearing from you.

Sincerely,

[Your Name]

[Your Phone Number]

[Your Email Address]