

[Your Name]
[Your Address]
[City, State, Zip Code]
[Your Phone Number]
[Your Email]

[Date]

[Seller's Name]
[Seller's Address]
[City, State, Zip Code]

RE: Letter of Intent for Purchase of [Property Address]

Dear [Seller's Name],

I am writing to express my interest in purchasing the property located at [Property Address]. After evaluating the property, I would like to propose an offer utilizing seller financing with a short-term balloon payment structure.

My proposed terms are as follows:

- **Purchase Price:** \$[Total Amount]
- **Down Payment:** \$[Amount] to be paid at closing.
- **Principal Financed:** \$[Amount] (The remaining balance).
- **Interest Rate:** [Percentage]% per annum.
- **Monthly Payment:** \$[Amount] (Based on a [Number]-year amortization schedule).
- **Loan Term:** [Number] months/years.
- **Balloon Payment:** The entire remaining principal balance and any accrued interest shall be due and payable in full on [Date/End of Term].

I intend to satisfy the balloon payment by [refinancing the property with a conventional lender / selling another asset / etc.] prior to the due date. This arrangement allows for a quick closing and provides you with a steady monthly income stream at a competitive interest rate before the final lump sum payout.

This letter is a non-binding expression of interest intended to serve as a basis for a formal Purchase Agreement. Please let me know if these terms are acceptable to you, or if you would like to discuss alternative figures.

Thank you for your time and consideration.

Sincerely,

[Your Signature]

[Your Printed Name]