

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

[Date]

[Property Owner Name]
[Property Owner Address]

RE: Offer to Purchase Property at [Property Address]

Dear [Property Owner Name],

I am writing to express my interest in purchasing your property located at [Property Address]. I am interested in buying this property in its current "As-Is" condition for cash or with private financing, which allows for a quick and simple closing process.

My Proposal:

- **Purchase Price:** \$[Amount]
- **Condition:** As-Is (No repairs, cleaning, or updates required by the seller)
- **Closing Date:** [Number of days] days after acceptance, or on a date of your choosing.
- **Contingencies:** [e.g., Subject to a 7-day inspection period / No financing contingency]

Benefits of this offer:

- No real estate agent commissions or hidden fees.
- No need to host open houses or multiple showings.
- I will cover standard closing costs.
- You can leave any unwanted items or debris behind.

This offer is formal but non-binding until a standard Purchase and Sale Agreement is signed by both parties. This offer remains valid until [Expiration Date/Time].

Please let me know if you are interested in discussing this further. I can be reached directly at [Your Phone Number].

Thank you for your time and consideration.

Sincerely,

[Your Signature]

[Your Printed Name]