

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

[Property Owner's Name]  
[Property Owner's Mailing Address]

Re: Property at [Property Address]

Dear [Property Owner's Last Name],

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

I understand that owning rental property can be rewarding, but it can also become a significant burden. Dealing with difficult tenants, constant maintenance issues, property taxes, and the stress of vacancies can take a toll on your time and peace of mind.

If you have reached a point where you are tired of managing this property and are looking for a graceful exit, I would like to offer you a simple, stress-free solution. I am a private buyer looking to purchase property in its current "as-is" condition.

By working with me, you can enjoy the following benefits:

- **No Repairs Needed:** You don't need to fix a single thing. I buy in any condition.
- **No Realtor Commissions:** Save thousands by avoiding listing fees and commissions.
- **Cash Offer:** I can provide a fair cash offer and close on your timeline.
- **No Clean-out:** You can leave behind any unwanted items or debris.

There is no obligation and no pressure. If you are interested in seeing what I can offer, please give me a call at [Your Phone Number] or send me an email at [Your Email Address].

I look forward to hearing from you and hopefully helping you move on to your next chapter with ease.

Sincerely,

[Your Name]