

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

[Date]

[Property Owner Name]  
[Owner Mailing Address]

RE: Offer for property at [Property Address]

Dear [Property Owner Name],

I am writing to you because I am interested in purchasing your property located at [Property Address]. I noticed that the property is currently vacant, and I wanted to reach out to see if you would be interested in selling it.

I am a local real estate investor and I am looking to buy a house in your neighborhood. I can offer you the following benefits:

- **Cash Payment:** I can pay for the property in full with cash.
- **As-Is Condition:** You do not need to make any repairs, clean, or remove unwanted items.
- **No Commissions:** Since I am a direct buyer, you won't have to pay any realtor fees.
- **Quick Closing:** We can close on a date that works best for your schedule.

My current cash offer for this property is \$[Offer Amount].

If you have any interest in selling or if you would like to discuss a different price, please give me a call or text at [Your Phone Number]. There is no obligation to sell by responding to this letter.

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

Best regards,

[Your Signature]  
[Your Printed Name]