

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

[Date]

[Owner Name]
[Property Address]
[City, State, Zip]

Dear [Owner Name],

I am writing to you because I noticed your property at [Property Address] is currently vacant following your relocation. I understand that managing a property from a distance can be a significant burden.

I am interested in purchasing your home in its current "as-is" condition. Because I am a cash buyer, I can offer you a guaranteed quick closing to help you move on from this property immediately without the need for repairs, cleaning, or realtor commissions.

Our process is simple:

- No repairs or upgrades needed.
- No open houses or showings.
- We pay all closing costs.
- You choose the closing date.

If you would like to receive a fair, no-obligation cash offer, please call or text me at [Your Phone Number]. I would love to discuss how I can make this transition easier for you.

Thank you for your time.

Sincerely,

[Your Name]