

[Date]

[Property Owner Name]

[Mailing Address]

[City, State, Zip Code]

RE: Cash Offer for [Property Address]

Dear [Property Owner Name],

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

I am a private investor looking to buy real estate in your neighborhood. If you are interested in selling, I can offer you a simplified closing process with the following benefits:

- **All-Cash Offer:** No waiting for bank financing or appraisals.
- **As-Is Sale:** You do not need to make any repairs or clean the property.
- **No Commissions:** Since I am a direct buyer, there are no real estate agent fees.
- **Fast Closing:** We can close on the date of your choice, often in as little as 7 days.

If you have considered selling or simply want to know what a cash offer would look like for your home, please contact me at your earliest convenience.

You can reach me directly at **[Your Phone Number]** or via email at **[Your Email Address]**.

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

Sincerely,

[Your Name]

[Your Company Name, if applicable]

[Your Website, if applicable]