

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

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

Re: Property located at [Property Address]

Dear [Property Owner Name],

My name is [Your Name] and I am an investor looking to purchase a home in the [Neighborhood Name] area. I am writing to you because I am specifically interested in your property at [Property Address].

I am a cash buyer, which means I can offer a very simple and fast closing process. If you have any interest in selling, here is what I can offer:

- A fair cash offer for your property.
- Buying the home "as-is" (no repairs or cleaning needed).
- No realtor commissions or hidden fees.
- A closing date that works on your timeline.

Even if you aren't ready to sell right this moment, I would love to connect and keep your information for the future.

If you are interested in receiving a no-obligation offer, please call or text me at **[Your Phone Number]**.

Thank you for your time.

Sincerely,

[Your Name]
[Your Company Website, if applicable]