[Date]

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

Dear [Owner Name],

I am writing to provide you with an important update regarding the investment value of your home at [Property Address].

As a specialist in golf course properties, I have observed a notable shift in our local market dynamics. While premium fairway frontage remains a high-demand asset, recent economic changes and interest rate adjustments have altered how buyers are calculating their return on investment for luxury recreational real estate.

Current data indicates that while inventory levels are shifting, well-positioned golf course homes are still commanding significant equity. However, the window for maximizing your specific ROI may be reaching a peak based on current seasonal trends and buyer behavior.

I have prepared a Market Analysis for your property that covers:

- Current valuation based on recent neighborhood sales.
- The specific "fairway premium" your home currently holds.
- Strategic timing recommendations for an optimal exit or exchange.

If you are curious about how this market shift has impacted your net equity, I would be happy to share these insights with you. There is no obligation; my goal is simply to ensure you have the data needed to manage your real estate portfolio effectively.

Please call or text me at [Phone Number] to schedule a brief consultation.

Best regards,

[Your Name]
[Company Name]
[License Number]
[Email Address]
[Website]