



123 Investment Ave, Suite 456
Charlotte, NC 28202
Office: (704) 555-1234

April 20, 2025

LETTER OF INTENT TO PURCHASE

RE: 123 Test Street, Charlotte, NC 28202

Dear Property Owner,

This letter expresses my intent to purchase the property located at 123 Test Street, Charlotte, NC 28202 (the "Property").

Based on my analysis and the current market conditions, I am prepared to offer:

Purchase Price: \$250,000

Terms:

- Cash offer with no financing contingency
- Closing within 30 days of contract acceptance
- Property to be purchased as-is with no repairs required
- Due diligence period of 14 days
- Earnest money deposit of \$5,000

I believe this offer represents a fair market value given the property's condition and the current real estate market. If you are interested in discussing this offer further, please contact me at your earliest convenience.

Sincerely,

Matt Jenkins

Real Estate Acquisition Specialist
matt.jenkins@truesoulpartners.com