

Leaflets



XXXXXXXXXX
Belper Derbyshire
DE56 xxx

Re: Would you like to sell your house this month?

Hi, my name is Frank Flegg. I am a local property investor. I am buying properties in your area and have dropped this letter through your letterbox as your house is exactly the type of property that I am keen to buy. The reason I have chosen your street is because I regularly get asked by tenants if I have more properties around here.

The differences between selling your house to me and using an estate agent:

- I specialise in buying properties very quickly, between 7 and 28 days is my normal purchase period.
- I can buy with cash so that you don't get messed around by mortgage lenders slowing things down.
- I pay all your estate agent and solicitor fees - the price I pay is actually what you get.
- There are no "viewings" with lots of timewasters coming for a poke around your home.
- There is no board outside or advert in the paper, just a fast, smooth, relaxed confidential sale.
- To hear how real local people have found our service visit www.ethicalpropertypartners.com.

Call me for a guaranteed offer on your property. If you accept my offer before the end of the month then I will either give you £250 cash in advance or pay your mortgage for you until we complete the purchase of your property! This could get the mortgage company off your back immediately!

I hope that you don't mind my direct approach but I thought that I'd write to ask you *if you would like to sell your house quickly? If you are keen to sell within a month with no hassle* from agents charging you fees, viewings that waste your time and buyers offering and then backing out, then I can definitely help.

I offer a guaranteed purchase of any property which means that all you have to do is give me a call and I'll give you a price that I guarantee to buy your property at. If you decide to sell to me, you could have the ***money in your account within a month.***

If you want to sell quickly, then **give me a call today: xxxxxxxxxxxx**. I'll look forward to hearing from you.

Kind regards,

Frank

Frank Flegg; Ethical, Local Property Investor

Quote the code below when you call
and I will pay you £250 cash in
advance if you decide to sell



MTG250

P.S. Call me on xxxxxxxxxxxx TODAY and have the money for your property in your bank account in only 28 days!

P.P.S. Don't delay...take advantage of my special offer... accept my offer before the end of the month and I can start paying your mortgage for you **IMMEDIATELY!** Don't miss out, **CALL NOW on xxxxxxxxxxxx RIGHT NOW!**