



Raise Capital for your Deals:

Email suggestions to raise capital for your business - these are short because you will gain credibility with your audience. Send emails like this to your entire audience at least once a month. You will get responses, if you don't have a deal currently, let them know you are finding money for future deals.

Sample #1

Hello friends,

Anyone interested in lending money on a project I am working on?

Purchase price is: \$320,000

After repair value is: \$475,000

I am paying 12% annual return.

Contact me for more details.

Sample #2

Hi everyone,

I have a lease option available and am looking for either a joint venture partner or someone to assign the entire deal to. The tenant buyers, Bill and Suzie, are a nice young family who need 2 years to fix their credit. Credit was damaged due to job loss, but that is all resolved. Bill is a fireman and Suzie is an engineer.

JV:

Needs \$90,000 and ability to close on property and take title, we will split profits or losses 50/50, I will manage this deal.

My team has already pre-approved the couple for lease option and my realtor is ready to show them homes. Anticipated monthly cash flow is \$400 for you and same for me.

Assign:

You buy the deal from me and it's yours. Anticipated profit is \$40,000 by end of the deal, which includes my assignment fee of \$5000.

Contact me for more details.

Your guests will ask you about any opportunities at your next meeting; be prepared to discuss. If you don't have a live deal that is ok, always be looking for money partners for when you do get a deal you have the money ready!