

Juliette M. Collins
jcollins@frlawri.com

December 17, 2025

Re: *City of Central Falls v. One Parcel of Real Estate Commonly Known as 126 Cowden Street, Map 5, Lot 217, an In Rem Respondent, et al.; C.A. No.: 2025-012*

To Whom It May Concern:

I am the Court-appointed Receiver of the real estate identified on the City of Central Falls Tax Assessor's Map as Map 5, Lot 217 (the "Subject Property"). The Subject Property is located at 126 Cowden Street, Central Falls, Rhode Island 02911.

The Subject Property consists of approximately 0.12 acres of land and is located within the Residential 101 Zone of the City of Central Falls Zoning Map.

Currently situated upon the Subject Property is a multi-family residential structure that was built in 1900. The Structure was previously configured with 3,012 square feet of living space, consisting of twelve (12) total rooms, including six (6) bedrooms and six (6) full bathrooms.

Electricity for the Subject Property is provided by Rhode Island Energy. Sewer services are provided by the Central Falls Department of Public Works and water is provided by the Pawtucket Water Supply Board.

Comprehensive bid package materials and a sample abatement template are available at www.frlawri.com, or can be e-mailed or mailed upon request. As part of any bid to abate and acquire the Real Estate, offers must contain a proposed rehabilitation plan and timeline to abate the public nuisance issues present at the Subject Property to a habitable condition.

Site visits can be scheduled at any time by calling our office at the number listed above.

Please contact our office at your earliest convenience, so that we may further discuss any interest that you have in the Subject Property.

Thank you.

Sincerely,

Juliette M. Collins
JULIETTE M. COLLINS, ESQ.