

HA NOI INVESTMENT GENERAL CORPORATION

Reviewed interim consolidated financial statements
for the six-month period ended 30 June 2026

CÔNG TY
CỔ PHẦN
ĐẦU TƯ
TỔNG HỢP
HÀ NỘI

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STATEMENT OF THE BOARD OF MANAGEMENT

The Board of Management of Ha Noi Investment General Corporation (hereinafter called "the Company") presents this statement together with the reviewed interim consolidated financial statements of the Company for the period ended 30 June 2026.

GENERAL INFORMATION

Ha Noi Investment General Corporation is established and operating in Vietnam under the Certificate of Business Registration No. 0102287094 for the first time on 30 March 2007, and the 37th amendment dated 03 February 2026 issued by the Hanoi Department of Finance.

THE MEMBERS OF THE BOARD OF DIRECTORS, BOARD OF SUPERVISORS, AND BOARD OF MANAGEMENT

The members of the Board of Directors, Board of Supervisors, and Board of Management of the Company during the period and to the date of this statement are as follows:

Board of Directors

Full name	Position	Date of appointment/dismissal
Mr. Hoang Trong Diem	Chairman	Appointed on 02 February 2026
Mr. Vu Thang	Member	Dismissed on 02 February 2026
	Chairman	Dismissed on 02 February 2026
Mr. Le Huu Tu	Member	Appointed on 02 February 2026
	Member	

Board of Supervisors

Full name	Position	Date of appointment/dismissal
Ms. Nguyen Thi Thu Huong	Head of BOS	
Ms. Hoang Le Thu	Member	
Mr. Pham Quang Huy	Member	Dismissed on 23 April 2026
Mr. Ngo Quang Chien	Member	Appointed on 23 April 2026

Board of Management

Full name	Position	Date of appointment/dismissal
Mr. Vu Thang	General Director	Appointed on 02 February 2026
Mr. Luu Anh Tuan	General Director	Dismissed on 02 February 2026
Mr. Nguyen Van Truong	Deputy General Director	Dismissed on 01 July 2026

Legal representatives

The legal representative of the Company from 01 January 2026 to 02 February 2026 was Mr. Luu Anh Tuan (holding the position of General Director until 02 February 2026). The current legal representative to the date of this statement is Mr. Vu Thang – General Director.

EVENTS ARISING AFTER THE END OF THE PERIOD

There are no significant events occurring after the period ended 30 June 2026, which needs to be adjusted or presented in these interim consolidated financial statements.

AUDITORS

International Auditing and Valuation Company Limited has been appointed to review the interim consolidated financial statements of the Company for the period ended 30 June 2026.

STATEMENT OF THE BOARD OF MANAGEMENT (Continued)

DISCLOSURE OF THE BOARD OF MANGEMENT'S RESPONSIBILITIES FOR THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS

The Board of Management of the Company is responsible for preparing the interim consolidated financial statements, which give a true and fair view of the interim consolidated financial position of the Company as at 30 June 2026, and its interim consolidated profit and loss statement and its interim consolidated cash flows statements for the ended in the same period in accordance with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to financial reporting. In preparing these interim consolidated financial statements, The Board of Management is required to:

- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State whether applicable accounting principles have been followed, subject to any material departures disclosed and explained in the interim consolidated financial statements;
- Prepare the consolidated financial statements on the going concern basis unless it is inappropriate to presume that the Bank will continue in business; and
- Design and implement an effective internal control system for the purpose of properly preparing and presenting the interim consolidated financial statements so as to minimize errors and frauds.

The Board of Management of the Company is responsible for ensuring that proper accounting records are kept, which disclose, with reasonable accuracy at any time, the financial position of the Company and that the interim consolidated financial statements comply with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to financial reporting. The Board of Management is also responsible for safeguarding the assets of the Company and hence for taking reasonable steps for the prevention and detection of frauds and other irregularities.

The Board of Management confirms that the Company has complied with the above requirements in preparing these interim consolidated financial statements.

APPROVAL OF THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS

The Board of Management approves the attached interim consolidated financial statements. The interim consolidated financial statements reflected truly and fairly the Company's consolidated financial position as at 30 June 2026, as well as the interim consolidated financial performance and interim consolidated cash flows for the period ended 30 June 2026, in accordance with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to interim consolidated financial reporting.

STATEMENT OF THE BOARD OF MANAGEMENT (Continued)

COMMITMENT ON INFORMATION DISCLOSURE

The Board of Management confirms that the Company complies with Decree No. 155/2020/ND-CP dated 31 December 2020, as amended and supplemented by Decree No. 245/2025/ND-CP dated 11 September 2025 of the Prime Minister, detailing the implementation of a number of articles of the Law on Securities, and that the Company has not violated its information disclosure obligations as prescribed in Circular No. 96/2020/TT-BTC dated 16 November 2020; Circular No. 08/2026/TT-BTC amending and supplementing a number of articles of Circular No. 96/2020/TT-BTC dated 16 November 2020 of the Ministry of Finance providing guidance on information disclosure on the securities market; Circular No. 68/2024/TT-BTC dated 18 September 2024 and Circular No. 18/2025/TT-BTC dated 26 April 2025 amending and supplementing a number of articles of the circulars providing regulations on securities transactions on the securities trading system; clearing and settlement of securities transactions; operations of securities companies; and information disclosure on the securities market.

For and on behalf of the Board of Management



Vu Thang

General Director

Hanoi, 28 August 2026

No: 2907.1/2026/BCSX/IAV

INTERIM FINANCIAL INFORMATION REVIEW REPORT

To: **Shareholders**
Board of Directors, Board of Supervisors, and Board of Management
Ha Noi Investment General Corporation

We have reviewed the accompanying consolidated financial statements of Ha Noi Investment General Corporation (hereinafter called "the Company"), prepared on 28 August 2026, as set out from page 07 to page 43, which comprise the interim consolidated statement of financial position as at 30 June 2026, the interim consolidated statement of income, and interim consolidated statement of cash flows for the period then ended, and the selected consolidated financial statements notes.

The Board of Management's Responsibility

The Board of Management of the Company is responsible for the preparation and fair presentation of these interim consolidated financial statements in accordance with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to financial reporting and for such internal control as The Board of Management determines is necessary to enable the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

Auditors' Responsibility

Our responsibility is to express a conclusion on these interim consolidated financial statements based on our review. We conducted our review in accordance with Vietnamese Standard on review engagements No. 2410 – Review of interim financial information performed by the independent auditor of the entity.

A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Vietnamese Standards on auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Basis for Qualified Opinion

- As presented in Note 6.7 – "Other income" to the financial statements, during the period, the Company wrote off an other payable pursuant to Decision No. 3105/2026/QĐ-TGD dated 31 May 2026 issued by the General Director of Hanoi Investment General Joint Stock Company. However, as at the date of issuance of this report, we have not obtained sufficient appropriate audit evidence relating to the basis for recognising the other income amounting to VND 8,432,864,353. Accordingly, we are unable to determine the adjustments, if any, that may be necessary to the above other income and the related line items in the accompanying consolidated interim financial statements.

INTERIM FINANCIAL INFORMATION REVIEW REPORT (Continued)

Qualified Opinion

Based on our review, except for the matter described in the "Basis for Qualified Conclusion" section, nothing has come to our attention that causes us to believe that the accompanying consolidated interim financial statements do not present fairly, in all material respects, the financial position of the Company as at 30 June 2026, and its results of operations and cash flows for the six-month accounting period then ended, in accordance with Vietnamese Accounting Standards, the Vietnamese Accounting Regime for Enterprises and relevant statutory requirements governing the preparation and presentation of consolidated interim financial statements.



NGUYEN PHUONG THUY

Deputy Director

Audit Practising Registration Certificate

No. 4567-2022-283-1

For and on behalf of

INTERNATIONAL AUDITING AND VALUATION COMPANY LIMITED

Hanoi, 28 August 2026

INTERIM CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 30 June 2026

ASSETS	Code	Note	Closing balance VND	Opening balance VND
A - SHORT-TERM ASSETS	100		5,137,182,885,134	3,507,083,876,807
I. Cash and cash equivalents	110	5.1	66,352,169,163	35,994,913,916
1. Cash	111		42,643,865,702	9,927,902,301
2. Cash equivalents	112		23,708,303,461	26,067,011,615
II. Short-term financial investments	120		590,690,411,716	271,300,778,327
1. Trading securities	121	5.9	319,209,209,209	-
2. Short-term held-to-maturity investments	123	5.8	271,481,202,507	271,300,778,327
III. Short-term receivables	130		4,143,098,385,173	2,869,310,712,661
1. Short-term trade receivables	131	5.2	3,060,779,669,445	2,403,531,620,350
2. Short-term advances to suppliers	132	5.3	565,603,055,533	5,279,008,576
3. Other short-term receivable	135	5.4	518,733,024,045	462,517,447,585
4. Provision for short-term receivable	136	5.10	(2,017,363,850)	(2,017,363,850)
IV. Inventories	140		334,618,816,348	326,467,185,551
1. Inventories	141	5.5	334,618,816,348	326,467,185,551
VI. Other short-term assets	160		2,423,102,734	4,010,286,352
1. Short-term prepaid expenses	161	5.7	1,064,222,257	1,323,973,548
2. Deductible value added tax	162		1,356,340,413	2,686,312,804
3. Taxes and other receivables from the State budget	163	5.18	2,540,064	-
B - LONG - TERM ASSETS	200		1,274,779,850,466	1,590,668,915,516
I. Long-term receivables	210		642,915,975,000	642,915,975,000
1. Long-term loans receivables	215	5.4	643,957,809,000	643,957,809,000
2. Provision for long-term doubtful debts	216		(1,041,834,000)	(1,041,834,000)
II. Fixed assets	220		25,920,721,324	24,908,117,610
1. Tangible fixed assets	221	5.12	15,933,182,224	14,920,578,510
- Cost	222		39,542,292,052	37,187,278,413
- Accumulated depreciation	223		(23,609,109,828)	(22,266,699,903)
2. Intangible fixed assets	227	5.13	9,987,539,100	9,987,539,100
- Cost	228		9,987,539,100	9,987,539,100
- Accumulated depreciation	229		-	-
IV. Long-term assets in progress	250		2,131,261,685	8,258,797,758
1. Construction in progress	252	5.6	2,131,261,685	8,258,797,758
V. Long-term financial investments	260	5.11	592,794,164,696	908,763,828,094
1. Investments in associates, joint-ventures	262		221,389,449,281	701,364,602,594
2. Investments in other entities	263		386,154,815,500	220,549,375,500
3. Provision for impairment of investments in other entities	264		(14,750,100,085)	(13,150,150,000)
VI. Other long-term assets	270		11,017,727,761	5,822,197,054
1. Long-term prepaid expenses	271	5.7	9,873,087,432	4,219,906,153
2. Goodwill	279		1,144,640,329	1,602,290,901
TOTAL ASSETS (280=100+200)	280		6,411,962,735,600	5,097,752,792,323

INTERIM CONSOLIDATED STATEMENT OF FINANCIAL POSITION (continued)

As at 30 June 2026

RESOURCES	Code	Note	Closing balance VND	Opening balance VND
C - LIABILITIES	300		4,805,020,856,858	3,490,740,809,627
I. Short-term liabilities	310		4,805,020,856,858	3,490,740,809,627
1. Short-term trade payables	311	5.14	1,347,716,911,831	659,939,731,469
2. Short-term advances from customers	312	5.15	27,301,982,174	31,291,963,840
3. Taxes and other payables to the State	314	5.18	1,699,019,182	3,965,829,691
4. Payables to employees	315		1,577,577,190	3,983,327,508
5. Short-term accrued expenses	316	5.16	47,767,581,135	15,528,477,317
6. Other short-term payables	320	5.17	80,829,197,434	70,332,726,039
7. Short-term loans and finance lease	321	5.19	3,290,565,554,396	2,698,714,294,555
8. Bonus, welfare fund	323		7,563,033,516	6,984,459,208
D - OWNERS' EQUITY	400	5.20	1,606,941,878,742	1,607,011,982,696
1. Share capital	411		1,296,071,470,000	1,296,071,470,000
- Ordinary shares with voting rights	411a		1,296,071,470,000	1,296,071,470,000
2. Share premium	412		16,350,914,364	16,350,914,364
3. Investment and development fund	418		6,139,824,104	6,139,824,104
4. Undistributed earnings after tax	420		271,068,440,358	269,526,292,539
- Undistributed profits by the end of prior period	420a		268,980,597,152	266,132,240,498
- Undistributed profits/losses of current period	420b		2,087,843,206	3,394,052,041
5. Non-controlling interests	429		17,311,229,916	18,923,481,689
TOTAL RESOURCES (440=300+400)	440		6,411,962,735,600	5,097,752,792,323



Preparer
Nguyen Thi Thanh Huyen



Chief Accountant
Nguyen Thi Thanh Huyen



General Director
Vu Thang
Hanoi, Vietnam
28 August 2026

INTERIM CONSOLIDATED PROFIT AND LOSS STATEMENT*For the 6-month period ended 30 June 2026*

Items	Cod e	Note	Current period VND	Prior period VND
1. Gross sales of goods and services	01	6.1	3,019,887,656,707	2,215,730,071,191
2. Deductions	02		-	-
3. Net sales of goods and services (10 = 01-02)	10		3,019,887,656,707	2,215,730,071,191
4. Cost of goods sold	11	6.2	2,977,378,959,837	2,186,875,479,940
5. Gross profit from sales of goods and services (20= 10-11)	20		42,508,696,870	28,854,591,251
6. Gain/(loss) from disposal of investment properties	21		-	-
7. Financial income	22	6.3	146,496,987,434	138,745,240,730
8. Financial expenses	23	6.4	173,497,952,830	129,151,625,349
<i>In which: Interest expense</i>	24		149,211,432,819	110,853,528,029
9. Selling expenses	25	6.5	10,315,214,089	7,782,383,513
10. General and administration expenses	26	6.6	13,248,329,148	13,585,484,681
11. Share of profit or loss of associates and joint ventures	27		5,298,451	(1,699,607,383)
12. Net operating profit {30 = 20 + 21 + (22 - 23) - (25 + 26) + 27}	30		(8,050,513,312)	15,380,731,055
13. Other income	31	6.7	11,113,700,814	1,011,556,830
14. Other expenses	32	6.8	980,772,606	156,960,625
15. Profit from other activities (40=31-32)	40		10,132,928,208	854,596,205
16. Total accounting profit before tax (50=30+40)	50		2,082,414,896	16,235,327,260
17. Current corporate income tax expense	51	6.9	1,312,577,592	4,774,859,782
18. Deferred corporate income tax expense	52		-	-
19. Net profit after corporate income tax (60=50-51-52)	60		769,837,304	11,460,467,478
20. - Profit after tax attributable to owners of the parent	61		2,087,843,206	12,704,692,545
21. - Profit after tax attributable to non-controlling interests	62		(1,318,005,902)	(1,244,225,067)
22. Earning per share	70	6.10	11.90	98.02
23. Diluted earnings per share	71	6.10	11.90	98.02



Preparer
Nguyen Thi Thanh Huyen



Chief Accountant
Nguyen Thi Thanh Huyen



General Director
Vu Thang
Hanoi, Vietnam
28 August 2026

INTERIM CONSOLIDATED CASH FLOW STATEMENT*For the 6-month period ended 30 June 2026**(Indirect method)*

Items	Cod e	Note	Current period VND	Prior period VND
I. Cash flows from operating activities				
1. Profit before tax	01		2,082,414,896	16,235,327,260
2. Adjustments for:				
- Depreciation and amortisation of fixed assets and investment properties	02		1,921,581,929	1,767,915,880
- Provisions	03		(2,903,598,151)	(27,115,000)
- Foreign exchange (gains)/losses arising from translating foreign currency items	04		(48,729,896)	(22,899,878)
- (Gains)/losses from investing activities	05		(26,790,184,592)	(33,111,757,573)
- Interest expense	06		149,211,432,819	110,853,528,029
3. Operating profit before changes in working capital	08		123,472,917,005	95,694,998,718
- Change in receivables	09		(1,258,321,610,048)	(188,158,152,662)
- Change in inventories	10		(9,616,541,707)	(2,753,444,508)
- Change in payables (excluding accrued loan interest and corporate income tax	11		690,751,992,744	(166,168,520,434)
- Change in prepaid expenses	12		127,830,128	145,602,890
- Change in trading securities	13		(319,209,209,209)	-
- Interest paid	14		(116,889,244,436)	(106,137,986,955)
- Corporate income tax paid	15		(3,376,449,620)	(3,092,596,154)
- Other cash outflows	17		(58,966,950)	(38,643,000)
Net cash flows from operating activities	20		(893,119,282,093)	(370,508,742,105)
II. Cash flows from investing activities				
1. Acquisition and construction of fixed assets and other long-term assets	21		-	(5,409,309,469)
2. Proceeds from sale, disposal of fixed assets and other long-term assets	22		509,090,909	180,000,000
3. Cash outflow for lending, buying debt instruments of other entities	23		-	(399,435,000)
4. Cash recovered from lending, selling debt instruments of other entities	24		11,968,000,000	541,892,000,000
5. Equity investments in other entities	25		-	(127,127,500,500)
6. Cash recovered from equity investment in	26		318,878,560,000	35,000,000,000
7. Interest earned, dividends and profits received	27		472,026,590	30,708,090,129
Net cash flows from investing activities	30		331,827,677,499	474,843,845,160

INTERIM CONSOLIDATED CASH FLOW STATEMENT (Continued)*For the 6-month period ended 30 June 2026**(Indirect method)*

Items	Code	Note	Current period VND	Prior period VND
III. Cash flows from financing activities				
1. Proceeds from borrowings	33	7.1	3,501,766,859,147	3,382,327,704,944
2. Repayment of borrowings	34	7.2	(2,909,915,599,306)	(3,487,608,978,837)
3. Dividends and profits paid	36		(202,400,000)	(101,200,000)
IV. Net cash flows from financing activities	40		591,648,859,841	(105,382,473,893)
Net increase/(decrease) in cash for the	50		30,357,255,247	(1,047,370,838)
Cash and cash equivalents at the	60		35,994,913,916	22,015,726,372
Effects of changes in foreign exchange rates	61		-	40,902,551
Cash and cash equivalents at the end	70		66,352,169,163	21,009,258,085



Preparer

Nguyen Thi Thanh Huyen



Chief Accountant

Nguyen Thi Thanh Huyen



General Director

Vu Thang

Hanoi, Vietnam

28 August 2026

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES*For the 6-month period ended 30 June 2026*

These notes are an integral part of and should be read in conjunction with the accompanying interim consolidated financial statements.

1. GENERAL INFORMATION**1.1 Structure of ownership**

Ha Noi Investment General Corporation is established and operating in Vietnam under the Certificate of Business Registration No. 0102287094 for the first time on 30 March 2007, and the 37th amendment dated 03 February 2026 issued by the Hanoi Department of Finance.

The Company's charter capital according to the 36th amended Certificate of Business Registration is VND 1,296,071,470,000. The total number of shares is 129,607,147 shares.

The number of employees as at 30 June 2026 was 70 people (31 December 2025: 71 people).

1.2 Business area

The Company's main business area are trading, services and real estate business.

1.3 Business activities

The Company's main business activities include:

- Wholesale of solid, liquid and gaseous fuels and related products. Detail: Wholesale of coal, lignite, peat, charcoal, coke, bran coal; Wholesale of solid materials: Wholesale of coal and coal products; Wholesale of crude oil; Wholesale of petroleum, oil and related products; Wholesale of gas and related products;
- Trading of own or rented property and land use rights. Detail:
 - + Buying and selling of residential buildings and residential land use right;
 - + Buying and selling of non-residential buildings and non-residential land use right;
 - + Renting, operating and management of residential buildings and land;
 - + Renting, operating and management of non-residential buildings and land;
 - + Other real estate activities. (According to the Law on Real Estate Business)
- Wholesale of automobiles and other motor vehicles.

1.4 Normal production and business cycle

The Company's normal production and business cycle is carried out for a time period of 12 months.

1.5 Characteristics of the business activities in the period which have impact on the interim consolidated financial statements

During the six-month period ended 30 June 2026, there are no activities that have a significant impact on the indicators on the Company's interim consolidated financial statements.

1.6 Disclosure of information comparability in the interim consolidated financial statements

The figures presented in the interim consolidated financial statements for the six-month accounting period ended 30 June 2026 are comparable with the corresponding figures of the previous period.

1.7 The Company's structure

As at 30 June 2026, the Company has the following subsidiaries that were consolidated:

No	Name of Company	Place of incorporation and operation	Proportion of ownership and voting power held (%)	Principal activities
1	Vietnam Product Import & Export Company Limited	Hanoi	100.00	Other specialized wholesale
2	No.6 Inland Waterway Management Joint Stock Company	Hanoi	69.19	Support for waterway transport services
3.	GT Vietnam New Energy Joint Stock Company	Hung Yen	55.00	Energy solutions

As at 30 June 2026, the Company had the following associates accounted for using the equity method:

No	Name of Company	Place of incorporation and operation	Proportion of ownership and voting power held (%)	Principal activities
1	Mai Trang Linh Joint Stock Company	Hanoi	34.37	Real estate business
2	Geleximco Hoa Binh Company Limited	Hoa Binh	30.00	Real estate business

As at 30 June 2026, the Company has the following dependent accounting units:

No.	Name of Unit	Place of incorporation and operation	Principal activities
1	Branch of Ha Noi Investment General Corporation –Hanic Real Estate Exchange	Hanoi	Real estate business

2. ACCOUNTING PERIOD AND ACCOUNTING CURRENCY

2.1. Accounting period

The Company's annual accounting period begins on 1 January and ends on 31 December each year.

For the six-month accounting period ended 30 June 2026, the Company prepares the interim consolidated financial statements in accordance with the regulations.

2.2. Accounting currency

The currency used for accounting records is Vietnamese Dong (VND).

3. ACCOUNTING STANDARDS AND ACCOUNTING REGIME APPLIED

3.1. Accounting Regime Applied

The Company applies the Accounting Regime issued under Circular No. 43/2026/TT-BTC dated 20 April 2026 amending and supplementing certain articles of Circular No. 202/2014/TT-BTC dated 22 December 2014 of the Minister of Finance providing guidance on the preparation and presentation of consolidated financial statements.

3.2. Statement of Compliance with Accounting Standards and Accounting Regime

The Company has applied the Vietnamese Accounting Standards and the guidance documents on the Standards issued by the State. The consolidated financial statements have been prepared and presented in compliance with all requirements of each Standard, the Circulars guiding the implementation of the Standards and the current applicable Accounting Regime.

3.3. Basis of Preparation of the Interim Consolidated Financial Statements

The accompanying interim consolidated financial statements are presented in Vietnamese Dong (VND), under the historical cost principle and in accordance with the accounting standards, the Vietnamese Accounting Regime for Enterprises and relevant legal regulations on the preparation and presentation of the interim consolidated financial statements.

The accompanying interim consolidated financial statements are not intended to present the Company's interim consolidated financial position, interim consolidated results of operations and interim consolidated cash flows in accordance with accounting principles and practices generally accepted in countries other than Vietnam.

3.4. Going concern assumption

There have been no events that cast significant doubt on its ability to continue as a going concern. The company neither intends nor is forced to cease operations, or significantly scale back its operations.

4. ACCOUNTING POLICIES, ACCOUNTING ESTIMATES AND RELATED APPLICABLE REGULATIONS

4.1. Changes in Accounting Policies and Disclosures

The accounting policies applied by the Company in preparing the interim financial statements are consistent with those used in preparing the financial statements for the financial year ended 31 December 2025 and the interim financial statements for the six-month accounting period ended 30 June 2025, except for changes in accounting policies related to transactions arising from the first-time adoption of Circular No. 43/2026/TT-BTC.

On 20 April năm 2026 the Ministry of Finance issued Circular No. 43/2026/TT-BTC amending and supplementing certain articles of Circular No. 202/2014/TT-BTC dated 22 December 2014 and certain other related regulations. The Company applied the changes in accounting policies in accordance with Circular 43, which affected the Company on a simplified retrospective and non-retrospective basis in accordance with the transitional provisions of Circular 43. Accordingly, the Company has also restated the corresponding data of the prior period for certain items to conform with the presentation under Circular 99 in this period's interim financial statements, as presented in Note 8.4 - Comparative Information.

4.2. Estimates

The preparation of interim consolidated financial statements in conformity with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to financial reporting requires The Board of Management to make estimates and assumptions that affect the reported amounts of assets, liabilities and disclosures of contingent assets and liabilities at the date of the consolidated financial statements and the reported amounts of revenues and expenses during the financial year (reporting period). Although these accounting estimates are based on The Board of Management's best knowledge, actual results may differ from those estimates.

4.3. Basis of consolidation

The consolidated interim financial statements incorporate the interim separate financial statements of the Company and enterprises controlled by the Company (its subsidiaries) up to 30 June each period. Control is achieved where the Company has the power to govern the financial and operating policies of an investee enterprise so as to obtain benefits from its activities.

The results of subsidiaries acquired or disposed of during the period are included in the consolidated interim statement of income from the effective date of acquisition or up to the effective date of disposal, as appropriate.

Where necessary, adjustments are made to the interim financial statements of subsidiaries to bring the accounting policies used in line with those used by the Company.

Intragroup transactions and balances are eliminated in full on consolidation.

Non-controlling interests consist of the amount of those non-controlling interests at the date of the original business combination (see below) and the non-controlling interests' share of changes in equity since the date of the combination. Losses in subsidiaries are respectively attributed to the non-controlling interests even if this results in the non-controlling interests having a deficit balance.

4.4. Business combinations

On acquisition, the assets and liabilities and contingent liabilities of a subsidiary are measured at their fair values at the date of acquisition. Any excess of the cost of acquisition over the fair values of the identifiable net assets acquired is recognised as goodwill. Any deficiency of the cost of acquisition below the fair values of the identifiable net assets acquired is credited to profit and loss in the period of acquisition.

The non-controlling interests are initially measured at the non-controlling shareholders' proportion of the net fair value of the assets, liabilities and contingent liabilities recognised.

4.5. Goodwill

Goodwill in the interim consolidated financial statements represents the excess of the cost of acquisition over the Company's interest in the net fair value of the identifiable assets, liabilities and contingent liabilities of a subsidiary, associate or jointly controlled entity at the date of acquisition. Goodwill is amortised on the straight-line basis over its estimated period of benefit of 10 years.

Goodwill arising on the acquisition of associates and jointly controlled entities is included in the carrying amount of the associates and jointly controlled entities. Goodwill arising on the acquisition of subsidiaries is presented consolidatedly as an asset in the consolidated statement of interim consolidated financial position.

On disposal of a subsidiary, associate or jointly controlled entity, the attributable amount of unamortised goodwill is included in the determination of the profit or loss on disposal.

4.6. Cash and cash equivalents

Cash and cash equivalents comprise cash on hand, demand deposits, cash in transit, cash equivalents of the enterprise, and short-term investments with a recovery term of no more than 3 months from the date of investment, which are readily convertible into a known amount of cash, are not restricted from use, and are not subject to significant risk of change in value in converting to cash as at the end of the accounting period.

4.7. Financial investments

Trading securities

Trading securities are those the Company holds for trading purpose. Trading securities are recognised from the date the Company obtains the ownership of those securities and initially measured at the fair value of payments made at the transaction date plus directly attributable transaction costs.

In subsequent periods, investments in trading securities are measured at cost less allowance for impairment of trading securities.

Allowance for impairment of trading securities is made in accordance with prevailing accounting regulations.

Held-to-maturity investments

Held-to-maturity investments comprise investments that the Company has the positive intent or ability to hold to maturity, including term deposits (commercial bills), bonds, preference shares which the issuer shall redeem at a certain date in the future, loans held to maturity to earn periodic interest and other held-to-maturity investments.

Held-to-maturity investments are recognised on a trade date basis and are initially measured at acquisition price plus directly attributable transaction costs. Post-acquisition interest income from held-to-maturity investments is recognised in the statement of income on accrual basis. Pre-acquisition interest is deducted from the cost of such investments at the acquisition date.

Held-to-maturity investments are measured at cost less allowance for doubtful debts.

Allowance for doubtful debts relating to held-to-maturity investments is made in accordance with prevailing accounting regulations.

Loan receivables

Loan receivables are measured at cost less allowances for doubtful debts. Allowance for doubtful debts relating to loan receivables is made in accordance with prevailing accounting regulations.

Investments in associates

An associate is an entity over which the Company has significant influence and that is neither a subsidiary nor an interest in joint venture. Significant influence is the power to participate in the financial and operating policy decisions of the investee but not control or joint control over those policies.

The results and assets and liabilities of associates are incorporated in these financial statements using the equity method of accounting. Interests in associates are carried in the statement of financial position at cost as adjusted by post-acquisition changes in the Company's share of the net assets of the associate. Losses of an associate in excess of the Company's interest in that associate (which includes any long-term interests that, in substance, form part of the Company's net investment in the associate) are not recognised.

Where a group entity transacts with an associate of the Company, unrealised profits and losses are eliminated to the extent of the Company's interest in the relevant associate.

Equity investments in other entities

Equity investments in other entities represent the Company's investments in ordinary shares of the entities over which the Company has no control, joint control, or significant influence.

Equity investments in other entities are carried at cost less allowance for impairment.

4.8. Receivables

Receivables represent the amounts recoverable from customers or other debtors and are stated at book value less allowance for doubtful debts.

Allowance for doubtful debts is made for each doubtful debt based on the age of the debt or when the debtor is in dissolution, in bankruptcy, or is experiencing similar difficulties and so may be unable to repay the debt.

4.9. Inventories

Inventories are stated at the lower of cost and net realisable value. Cost comprises direct materials and where applicable, direct labour costs and those overheads that have been incurred in bringing the inventories to their present location and condition.

Cost is calculated using the weighted average method and is accounted for using the perpetual inventory method.

Net realisable value represents the estimated selling price less all estimated costs to completion and costs to be incurred in marketing, selling and distribution.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

The evaluation of necessary allowance for inventory obsolescence follows current prevailing accounting regulations which allow provisions to be made for obsolete, damaged, or sub-standard inventories and for those which have costs higher than net realisable values as at the statement of financial position date.

4.10. Tangible fixed assets

Tangible fixed assets are stated at cost less accumulated depreciation.

The cost of acquired tangible fixed assets includes the purchase price and all directly attributable costs necessary to bring the asset to its intended use.

	Useful life (years)
Buildings and structures	10
Machinery, equipment	03 -10
Motor vehicles	06 -10
Others	04 - 25

4.11. Intangible assets

Intangible fixed assets are stated at cost less accumulated amortisation.

The cost of intangible fixed assets comprises all the expenses incurred to obtain this asset put into use. Costs incurred after the initial recognition are recognized to increase the cost of intangible fixed assets if these costs certainly increase economic benefits in the future due to using this asset.

When intangible fixed assets are sold or retired, their cost and accumulated amortisation are removed from the statement of financial position and any profit or loss resulting from its disposal is included in the income or expense in the year.

4.12. Construction in progress

Properties in the course of construction for production, rental or administrative purposes, or for other purposes, are carried at cost. Cost includes costs that are necessary to form the assets in accordance with the Company's accounting policy. Depreciation of these assets, on the same basis as other assets, commences when the assets are ready for their intended use.

4.13. Prepaid expenses

Prepaid expenses are expenses which have already been paid but relate to results of operations of multiple accounting periods. Prepaid expenses of the Company include the following expenses:

Office repair expenses

Significant one-off office repair expenses are amortised on a straight-line basis over 3 years

Tools and equipment

The tools and equipment have been put into use and are amortized to expense under the straight-line method to time allocation no more than 3 years.

Other expenses

Other expenses are allocated to expenses using the straight-line method with an allocation period of no more than 03 years.

4.14. Accounts payable and accrued expenses

Payables and accrued expenses are recognized as the amount of money to be paid in the future related to the goods and services received. Payable expenses are recognized based on a reasonable estimate of the payable.

Payables are classified as payable to suppliers, accrued expenses, and other payables according to the following principles:

- Payables to suppliers reflect the trade payables arising from commercial transactions between the Company and the seller, which is an independent entity of the Company.
- Accrued expenses represent amounts payable for goods and services received from suppliers or provided to customers but not yet paid due to the absence of invoices or insufficient supporting accounting documentation. They also include amounts payable to employees for accrued leave and other production and business expenses that need to be recognized in advance. When these expenses are incurred in reality, any differences between the actual amount and the accrued amount are adjusted accordingly by recognizing additional expenses or reversing previously accrued expenses to reflect the variance.
- Other payables reflect non-commercial receivables, not related to the purchase and sale transactions.

4.15. Borrowings and finance lease liabilities

Borrowings are tracked according to each object, each contract and the repayment term. In case of borrowings in foreign currency, detailed tracking is done in the original currency.

4.16. Borrowing costs

Borrowing costs are recognised in the statement of income in the year when incurred unless they are capitalised in accordance with Vietnamese Accounting Standard No. 16 "Borrowing costs". Accordingly, borrowing costs directly attributable to the acquisition, construction or production of qualifying assets, which are assets that necessarily take a substantial period of time to get ready for their intended use or sale, are added to the cost of those assets, until such time as the assets are substantially ready for their intended use or sale. Investment income earned on the temporary investment of specific borrowings pending their expenditure on qualifying assets is deducted from the cost of those assets. For specific borrowings for the purpose of construction of fixed assets and investment properties, borrowing costs are capitalised even when the construction period is under 12 months.

4.17. Owner's equity

Capital is recorded according to the amount actually invested by shareholders.

4.18. Distribution of net profits

Profit after tax is distributed to shareholders after an appropriation of funds under the Charter of the Company as same as the law and is approved by the General Meeting of Shareholders.

The distribution of profits to shareholders is considered to non-cash items in undistributed profit may affect cash flow and ability to pay dividends as profit from revaluation of assets contributed as capital, interest due to the revaluation of monetary items, the financial instruments and other non-cash items.

Dividends are recognized as liabilities when approved by the General Meeting of Shareholders and there is a list of shareholders entitled to receive dividends.

4.19. Revenue and earnings

Revenue from sales of finished goods and merchandise goods

Revenue from sales of finished goods and merchandise goods is recorded when simultaneously satisfy the following conditions:

- The Company has transferred to the buyer the significant risks and rewards of ownership of the goods.
- The Company retains neither continuing managerial involvement to the degree usually associated with ownership nor effective control over the goods sold.
- The amount of revenue can be measured reliably.
- It is probable that the economic benefits associated with the transaction will flow to the Company.

- The costs incurred or to be incurred in respect of the transaction can be measured reliably.

Revenue from service rendered

Revenue of a transaction involving the rendering of services is recognised when the outcome of such transactions can be measured reliably. Where a transaction involving the rendering of services is attributable to several periods, revenue is recognised in each period by reference to the percentage of completion of the transaction at the statement of financial position date of that period. The outcome of a transaction can be measured reliably when all following conditions are satisfied:

- The amount of revenue can be measured reliably.
- It is probable that the economic benefits associated with the transaction will flow to the Company.
- The percentage of completion of the transaction at the statement of financial position date can be measured reliably; and.
- The costs incurred for the transaction and the costs to complete the transaction can be measured reliably.

Financial income

Interest

Interest is recognized on an accrual basis, are determined on the balance of cash in bank and the actual interest rate for each period.

Dividends and profits received

Dividends and profit shared are recognized when the Company receive the notice of dividends or profit from the capital contribution. Dividends which received by shares, only follow up the number of shares increases, no recognition of the value of shares.

4.20. Cost of goods sold and service rendered

Cost of goods sold includes the cost of products, goods and service rendered during the year and is recorded in accordance with revenue during the year. The cost of direct raw materials consumed in excess of normal levels, labor costs, and fixed general production costs that are not allocated to the value of warehoused products must be immediately calculated into the cost of goods sold (after minus compensation, if any) even when the products and goods have not been determined to be consumed.

4.21. General and administration expenses

General and administration expenses reflect actual expenses incurred during the general management of the Company, mainly including expenses for labour of management department salaries; social insurance, health insurance, trade union fees, unemployment insurance for labour; office equipment expenses; depreciation and amortisation; provision expenses; outside services and other expenses.

4.22. Taxation

Income tax expense represents the sum of the tax currently payable and deferred tax.

The tax currently payable is based on taxable profit for the year. Taxable profit differs from profit before tax as reported in the Income Statement because it excludes items of income or expense that are taxable or deductible in other years (including loss carried forward, if any) and it further excludes items that are not taxable or deductible.

Deferred tax assets and liabilities are offset when there is a legally enforceable right to set off current tax assets against current tax liabilities and when they relate to income taxes levied by the same tax authority and the Company intends to settle its current tax assets and liabilities on a net basis.

The Company's income tax determination is based on the current tax regulations. However, these regulations are subject to change from time to time and the ultimate determination of corporate income tax depends on the results of the tax authorities' examination.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

4.25. Related parties

The parties are considered to be related if that party has the ability to control or significantly influence the other party in making decisions on financial policies and operations. Parties are considered a related party of the Company in case that party is able to control the company or to cause material effects on the financial decisions.

In considering the relationship of the parties involved, the nature of the relationship is more emphasized than the legal form of the relationship.

5. ADDITIONAL INFORMATION ON THE PRESENTED SECTIONS ON THE CONSOLIDATED STATEMENT OF FINANCIAL POSITION

5.1. Cash and cash equivalents

	Closing balance VND	Opening balance VND
Cash on hand	1,085,340,450	2,231,832,403
Demand deposits in banks (i)	41,558,525,252	7,696,069,898
Cash equivalents (ii)	23,708,303,461	26,067,011,615
Total	66,352,169,163	35,994,913,916

(i) Details of demand deposits:

	Closing balance VND	Opening balance VND
Vietnam Prosperity Joint Stock Commercial Bank	32,518,073,491	118,900,285
Vietnam Joint Stock Commercial Bank for Industry and Trade	36,906,823	1,788,597,783
An Binh Commercial Joint Stock Bank	6,857,396,616	2,213,161,842
Joint Stock Commercial Bank for Investment and Development of Vietnam	1,657,375,941	2,977,965,629
Demand deposits at other banks	488,772,381	597,444,359
Total	41,558,525,252	7,696,069,898

(ii) Details of cash equivalents:

	Closing balance VND	Opening balance VND
An Binh Commercial Joint Stock Bank	8,438,346,483	10,110,741,771
Vietnam Joint Stock Commercial Bank for Industry and T	10,269,956,978	7,956,269,844
Joint Stock Commercial Bank for Investment and Develo	5,000,000,000	8,000,000,000
Total	23,708,303,461	26,067,011,615

5.2. Short-term trade receivables

	Closing balance		Opening balance	
	Value VND	Allowance VND	Value VND	Allowance VND
Thang Long Power Plant Joint Stock Company(i)	2,925,192,524,804	-	2,339,159,878,616	-
Others	135,587,144,641	-	64,371,741,734	-
Total	3,060,779,669,445	-	2,403,531,620,350	-

(i) The receivables mainly relate to coal trading activities.

5.3. Short-term advances to suppliers

	Closing balance		Opening balance	
	Value VND	Allowance VND	Value VND	Allowance VND
Hoang Cau Investment and Infrastructure Construction Joint Stock Company (i)	250,000,000,000	-	-	-
Hoang Long HL610 Joint Stock Company	310,000,000,000	-	-	-
Others	5,603,055,533	-	5,279,008,576	-
Total	565,603,055,533	-	5,279,008,576	-

(i) The receivables mainly relate to coal trading activities.

5.4. Other receivables

5.4.1. Other short-term receivables

	Closing balance		Opening balance	
	Value VND	Allowance VND	Value VND	Allowance VND
Mortgage, collateral	1,637,875,000		1,637,875,000	
- Deposit for office lease and renovation works	637,875,000	-	637,875,000	-
- Deposit for labor export	1,000,000,000	-	1,000,000,000	-
Other receivables				
- Geleximco Group Joint Stock Company (iv)	446,800,000,000	-	446,800,000,000	-
An An Hoa Urban and Industrial Park Joint Stock Company (v)	193,200,000,000	-	193,200,000,000	-
- Others	2,319,934,000	1,041,834,000	2,319,934,000	1,041,834,000
Total	643,957,809,000	1,041,834,000	643,957,809,000	1,041,834,000

5.4.2. Other long-term receivables

	Closing balance		Opening balance	
	Value VND	Allowance VND	Value VND	Allowance VND
Mortgage, collateral	8,195,697,106	-	2,667,891,400	-
Advance to employees	4,726,182,131	-	1,415,385,849	-
Receivable on deposits, loans and overdue interest:	151,688,256,432	-	102,336,999,360	-
- Thang Long Power Plant Joint Stock	137,549,626,295	-	102,336,999,360	-
- Hoang Cau Investment and Infrastructure Construction Joint Stock Company (ii)	14,138,630,137	-	-	-
Mr. Vu Van Hai (iii)	354,000,000,000	-	354,000,000,000	-
Others	122,888,376	-	2,097,170,976	-
Total	518,733,024,045	-	462,517,447,585	-
Other receivables from related parties (Details presented in Note 8.2)	900,000,000		900,000,000	

- (i) The late payment interest according to contract No. 02/2026/TLP-SHN dated 29 December 2025 between Thang Long Power Plant Joint Stock Company (TLP) and Ha Noi Investment General Corporation and its amended appendices.
- (ii) Interest receivable on advance payment under Contract No. 03022026/HĐMB/HTHC-SHN dated 3 February 2026 between Hoang Cau Investment and Infrastructure Construction Joint Stock Company and Ha Noi Investment General Corporation.
- (iii) The receivable under the Deposit Contract for Seeking Investment Opportunities No. 01/2025/HDDC/SHN-VVH dated 17 February 2025 between Mr. Vu Van Hai and Hanoi General Investment Joint Stock Company regarding cooperation in seeking investment opportunities, specifically the project "Research, Testing and Aquaculture Area in Nam Tinh Commune, Tien Hai District, Thai Binh Province" and other projects identified and proposed by Mr. Vu Van Hai. The projects must meet the following conditions:
- Location: Thai Binh Province (currently Hung Yen Province);
 - Total investment capital: Not exceeding VND 550 billion;
 - Purpose of use: Research, testing and aquaculture;
 - Collateral: The receivable is secured by assets provided by a third party.
- (iv) Receivables under the Business Cooperation Contract No. 01/2021/HTKD/GELE - SHN dated 30 March 2021, in which both parties cooperate to contribute capital for the investment, construction, and business operation of the Hotel Project, located in the Urban Area of Giau Luu City, Co Nhue 1 Ward, Bac Tu Liem District - Mai Dich Ward, Cau Giay District, Hanoi, invested by Geleximco Group Joint Stock Company. The division of investment results will be agreed upon after the project completes the construction investment phase and shifts to the operation and exploitation phase.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

- (v) The receivable under the Investment Cooperation Contract No. 17.02/2025/HTDT/AAH-SHN dated 17 February 2025 signed between An An Hoa Urban and Industrial Park Joint Stock Company (hereinafter referred to as "An An Hoa") and Hanoi General Investment Joint Stock Company (hereinafter referred to as "SHN"). Both parties cooperate to invest, construct, operate, and exploit products of the project "Investment in Construction and Operation of Infrastructure for Tam Anh - An An Hoa Industrial Park" with An An Hoa being the investor. Some information about the Investment Cooperation Contract is as follows:
- SHN commits to contribute capital of VND 193,200,000,000 to the cooperation project, equivalent to 12.5% of the total investment capital of the project (the capital contribution ratio may be adjusted up or down during the project implementation depending on the agreement of both parties);
 - Profit distribution of the project is based on the capital contribution ratio of each party over the total investment value of the project (the total estimated investment value of the project is VND 1,540,000,000,000);
 - Profit payment timing: At the end of the investment cooperation term, both parties will reconcile and settle the profit shared from the cooperation;
 - The cooperation term is 60 months counted from the date SHN transfers the first capital contribution to An An Hoa.

5.5. Inventories

	Closing balance		Opening balance	
	Historical Cost VND	Provision VND	Historical Cost VND	Provision VND
Raw materials	598,883,565	-	540,668,544	-
Tools and supplies	233,485,137	-	222,800,344	-
Work in progress (i)	323,792,795,134	-	319,470,349,197	-
Finished goods	431,974,520	-	177,909,969	-
Merchandise	9,561,677,992	-	6,055,457,497	-
Total	334,618,816,348	-	326,467,185,551	-

(*) Details of Work in progress:

	Closing balance VND	Opening balance VND
Hoang Lien Project, Kim Tan Ward, Lao Cai City (i)	136,033,072,659	133,705,735,312
D1 Vo Nguyen Giap Project, Binh Minh Ward, Lao Cai City (ii)	185,995,421,070	184,794,225,670
Sapa Park Project	943,605,680	943,605,680
Others	820,695,725	26,782,535
Total	323,792,795,134	319,470,349,197

- (i) Project of service and commercial complex combined with high-rise housing on Hoang Lien street, Kim Tan Ward, Lao Cai City is approved under Investment policy acceptance No. 2260/QD-UBND dated 14 September 2023, by the People's Committee of Lao Cai Province, with the following details:
- Investor selection: Auction of assets on land associated with land use rights.
 - Project scale: Expected land area for use: 7,629.4 m²; Population scale: Approximately 2,080 people.
- (ii) The project was approved under Investment Policy Approval Decision No. 1358/QD-UBND dated 16 June 2022 issued by the People's Committee of Lao Cai Province (as amended under Adjusted Investment Policy Approval Decision No. 2030/QD-UBND dated 23 June 2025 issued by the same authority). Some details of the project are as follows:

- Form of investor selection: Land use rights auction in accordance with the land law;
- Project scale: Land area of 9,549.6 m²; 94 commercial houses, each with a height of 3.5 storeys.
- Project implementation schedule: To be completed before 13 October 2027.

5.6. Long – term construction in progress

	Closing balance		Opening balance	
	Historical Cost	Recoverable amount	Historical Cost	Recoverable amount
	VND	VND	VND	VND
Purchases	2,042,075,455	-	2,959,820,746	-
Purchases of property, plant and equipment	2,042,075,455	-	2,959,820,746	-
Construction in progress	89,186,230	-	5,298,977,012	-
Repairs of factories and buildings	89,186,230	-	5,298,977,012	-
Total	2,131,261,685	-	8,258,797,758	-

5.7. Prepaid expenses

5.7.1 Short-term prepaid expenses

	Closing balance	Opening balance
	VND	VND
Office repairs	562,088,270	675,497,360
Tools and equipments	19,780,858	36,380,973
Others	482,353,129	612,095,215
Total	1,064,222,257	1,323,973,548

5.7.2 Long-term prepaid expenses

	Closing balance	Opening balance
	VND	VND
Office repairs	7,392,884,645	3,586,372,560
Tools and equipments	338,190,763	351,048,456
Others	2,142,012,024	282,485,137
Total	9,873,087,432	4,219,906,153

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.8. Held-to-maturity investment

	Closing balance			Opening balance		
	Cost VND	Provision VND	Fair value VND	Cost VND	Provision VND	Fair value VND
Term deposits	210,545,202,795	210,545,202,795	-	222,490,435,000	222,490,435,000	-
Term deposits	422,202,795	422,202,795	-	399,435,000	399,435,000	-
Loan	210,123,000,000	210,123,000,000	-	222,091,000,000	222,091,000,000	-
<i>Halong Dream Hotel Joint Stock Company (i)</i>	74,968,000,000	74,968,000,000	-	74,968,000,000	74,968,000,000	-
<i>Thinh Vuong Synthetic Investment Joint Stock Company(ii)</i>	133,535,000,000	133,535,000,000	-	144,123,000,000	144,123,000,000	-
Other loan receivables	1,620,000,000	1,620,000,000	-	3,000,000,000	3,000,000,000	-
Loan interest	60,935,999,712	60,935,999,712	-	48,810,343,327	48,810,343,327	-
<i>Halong Dream Hotel Joint Stock Company (i)</i>	36,164,717,161	36,164,717,161	-	31,197,316,942	31,197,316,942	-
<i>Thinh Vuong Synthetic Investment Joint Stock Company (ii)</i>	24,338,772,962	24,338,772,962	-	17,313,026,385	17,313,026,385	-
Other loan interests	432,509,589	432,509,589	-	300,000,000	300,000,000	-
Total	271,481,202,507	271,481,202,507	-	271,300,778,327	271,300,778,327	-

(i) Loans to Ha Long Dream Hotel Joint Stock Company under the following contracts:

- Short-term loan contract No. 04012021/HDVV dated 04 January 2021 and its appendices with a total loan amount of VND 50,000,000,000; interest rate 14%/ per year, loan term is 12 months, from 04 January 2021. On the maturity date, unless otherwise agreed, the contract is renewed at the same interest rate and term as above.
- Short-term loan contract No. 31122021/HDVV dated 31 December 2021 and its appendices with a total loan amount of VND 25,000,000,000; interest rate 14%/ per year, loan term is 12 months, from 31 December 2021. On the maturity date, unless otherwise agreed, the contract is renewed at the same interest rate and term as above.
- Short-term loan contract No. 19122022/HDVV dated 19 December 2022 and its appendices with a total loan amount of VND 1,000,000,000; interest rate 14%/ per year, loan term is 12 months, from the date of receiving the loan. On the maturity date, unless otherwise agreed, the contract is renewed at the same interest rate and term as above.
- Short-term loan contract No. 12012023/HDVV dated 12 January 2023 with a total loan amount of VND 500,000,000; interest rate 14%/ per year, loan term is 12 months, from the date of receiving the loan. On the maturity date, unless otherwise agreed, the contract is renewed at the same interest rate and term as above.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

- Short-term loan contract No. 08022023/HDV dated 08 February 2023 with a total loan amount of VND 460,000,000; interest rate 14%/ per year, loan term is 12 months, from the date of receiving the loan. On the maturity date, unless otherwise agreed, the contract is renewed at the rate and term as above.

Loan security measures: The loan is secured under the Mortgage Agreement dated 24 June 2025, between Ha Long Dream Hotel Joint Stock Company and Hanoi Investment General Corporation. The collateral is a land use right as stated in the "Certificate of land use rights, ownership of house, and other assets attached to land" No. BO 847104 issued by the Department of Natural Resources and Environment of Quang Ninh Province on 31 December 2014.

(ii) Thinh Vuong General Investment Joint Stock Company borrowed under Loan Agreement No. 01.2024/HDVV/TV-SHN dated 13 March 2024 and its appendices, with the amount of VND 230,000,000,000, a loan term of 12 months and an extension appendix until 13 March 2026, at an interest rate of 10%/ per annum.

Loan security measures: The loan is secured under the tripartite Land use rights mortgage Agreement dated 24 June 2025 among Ha Long Dream Hotel Joint Stock Company (the mortgagor), Thinh Vuong Investment General Corporation (the borrower), and Hanoi Investment General Corporation (the mortgagee). The collateral is the land use right as stated in the "Certificate of land use rights, ownership of house, and other assets attached to land" No. BO 847104 issued by the Department of Natural Resources and Environment of Quang Ninh Province on 31 December 2014.

5.9. Trading securities:

	Closing balance			Opening balance		
	Cost VND	Provision VND	Fair value VND	Cost VND	Provision VND	Fair value VND
Shares	319,209,209,209	-	-	-	-	-
Electric Machine Joint Stock Company	319,209,209,209	(i)	-	-	-	-
Total	319,209,209,209	-	-	-	-	-

(i) The Company has no basis for determining the fair value of the trading securities disclosed in the interim consolidated financial statements as there is currently no guidance on the determination of fair value.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.10. Bad debts

	Closing balance		Opening balance	
	Cost	Recoverable amount	Cost	Recoverable amount
	VND	VND	VND	VND
Trade receivables				
Ta Ngan Infrastructure Project Management Board (Hanoi City Traffic Construction Investment Project Management Board)	2,180,675,909	941,923,309	2,180,675,909	941,923,309
Others	778,611,250		778,611,250	
Other long-term receivables				
Mr. Hoang Van Dien	2,319,934,000	1,278,100,000	2,319,934,000	1,278,100,000
Total	5,279,221,159	2,220,023,309	5,279,221,159	2,220,023,309

5.11. Long-term investment:

5.11.1. Investment in joint-ventures, associates

	Closing balance		Opening balance	
	Cost	Net value under the equity method	Cost	Net value under the equity method
	VND	VND	VND	VND
Investment in joint-ventures, associates				
Mai Trang Linh Joint Stock Company	40,500,000,000	40,517,741,432	40,500,000,000	40,502,218,029
Geleximco Hoa Binh Company Limited	181,480,000,000	180,871,707,849	181,480,000,000	180,881,932,801
Daso (Hai Phong) Joint Stock Company (i)	40,500,000,000	40,517,741,432	40,500,000,000	40,502,218,029
	-	-	484,484,000,000	479,980,451,764
Total	221,980,000,000	221,389,449,281	706,464,000,000	701,364,602,594

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.11.2. Equity investments in other entities

	Closing balance			Opening balance		
	Cost VND	Provision VND	Fair value VND	Cost VND	Provision VND	Fair value VND
Equity investments in other	386,154,815,500	(14,750,100,085)	1,636,019,040	220,549,375,500	(13,150,150,000)	1,522,350,000
Hanoi Securities Joint Stock Corporation	2,100,000,000	(2,100,000,000)	(*)	2,100,000,000	(2,100,000,000)	(*)
'An Hoa Paper Joint Stock Company	205,876,875,500	-	(*)	205,876,875,500	-	(*)
Kim Giang Infrastructure Development Investment Joint Stock Company	11,000,000,000	(11,000,000,000)	(*)	11,000,000,000	(11,000,000,000)	(*)
Daso (Hai Phong) Joint Stock Company (i)	165,605,440,000	(1,650,100,085)	(*)	-	-	-
Petrovietnam Machinery - Technology Joint Stock Company (PVM) (ii)	1,572,500,000	-	1,636,019,040	1,572,500,000	(50,150,000)	1,522,350,000
Total	386,154,815,500	(14,750,100,085)	1,636,019,040	220,549,375,500	(13,150,150,000)	1,522,350,000

(*) The Company has not yet determined the recoverable amount of these financial investments as there is currently no specific guidance on the determination of recoverable amounts.

(i) The Company disposed of part of its investment in Daso (HP) Joint Stock Company under Share Transfer Agreement No. 01/2026/HDVN/SHN-MrTho dated 29 May 2026.

(ii) The fair value of Petrovietnam Machinery - Technology Joint Stock Company (PVM) is taken at the average price in the 30 trading days immediately preceding 30 June 2026, as announced by the Stock Exchange at VND 19,173 per share.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.12. Increase/decrease of tangible fixed assets

	Buildings and structures	Machinery and equipment	Motor vehicles	Other assets	Total
	VND	VND	VND	VND	VND
COST					
Opening balance	1,353,371,229	220,802,381	26,713,104,803	8,900,000,000	37,187,278,413
Purchases during the period	-	2,881,117,042	78,703,704	-	2,959,820,746
Liquidation or transfer	-	-	(604,807,107)	-	(604,807,107)
Closing balance	1,353,371,229	3,101,919,423	26,187,001,400	8,900,000,000	39,542,292,052
ACCUMULATED DEPRECIATION					
Opening balance	1,163,283,034	220,802,381	19,275,670,045	1,606,944,443	22,266,699,903
Depreciation for the period	21,989,634	230,489	700,044,568	741,666,666	1,463,931,357
Liquidation or transfer	-	-	(121,521,432)	-	(121,521,432)
Closing balance	1,185,272,668	221,032,870	19,854,193,181	2,348,611,109	23,609,109,828
NET BOOK VALUE					
Opening balance	190,088,195	-	7,437,434,758	7,293,055,557	14,920,578,510
Closing balance	168,098,561	2,880,886,553	6,332,808,219	6,551,388,891	15,933,182,224

The historical cost of tangible fixed assets fully depreciated but still in used:

Opening balance	1,133,474,862	220,802,381	13,795,497,164	-	15,149,774,407
Closing balance	1,133,474,862	220,802,381	14,788,504,555	-	16,142,781,798

The remain value of tangible fixed assets used for collateral and mortgage

Opening balance	-	-	-	-	-
Closing balance	-	-	-	-	-

5.13. Increase/decrease of intangible fixed assets

	Land use rights VND	Total VND
COST		
Opening balance	9,987,539,100	9,987,539,100
Closing balance	<u>9,987,539,100</u>	<u>9,987,539,100</u>
ACCUMULATED AMORTISATION		
Opening balance	-	-
Closing balance	<u>-</u>	<u>-</u>
NET BOOK VALUE		
Opening balance	<u>9,987,539,100</u>	<u>9,987,539,100</u>
Closing balance	<u>9,987,539,100</u>	<u>9,987,539,100</u>

5.14. Short-term trade payables

	Closing balance VND	Opening balance VND
Vina Global Co.,Ltd	-	72,272,702,720
Vietnam National Coal - Mineral Industries Holding	112,723,127,278	267,339,475,393
Hoang Long HL610 Joint Stock Company	266,789,568,302	275,338,396,280
TBIC Join Stock Company	936,549,284,395	-
Others	31,654,931,856	44,989,157,076
Total	<u>1,347,716,911,831</u>	<u>659,939,731,469</u>

5.15. Short-term advances from customers

	Closing balance VND	Opening balance VND
Lam Son Mineral Joint Stock Company	11,648,427,277	20,303,263,840
Northern Maritime and Inland Waterway Sub-Department	6,264,000,000	-
Others	9,389,554,897	10,988,700,000
Total	<u>27,301,982,174</u>	<u>31,291,963,840</u>

5.16. Short-term accrued expenses

	Closing balance VND	Opening balance VND
Accrued interest expense on borrowings	47,720,663,970	15,398,475,587
Others	46,917,165	130,001,730
	<u>47,767,581,135</u>	<u>15,528,477,317</u>

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.17. Short-term other payables

	Closing balance VND	Opening balance VND
Short-term deposit services (i)	45,000,000,000	45,000,000,000
Interest payable on late payment	20,411,882,175	-
<i>Hoang Long HL610 Joint Stock Company</i>	19,304,996,570	-
<i>Lam Son Mineral Joint Stock Company</i>	1,106,885,605	-
Others	15,417,315,259	25,332,726,039
	80,829,197,434	70,332,726,039

(i) Deposit for the performance guarantee under the coal purchase and sale contract with Thang Long Thermal Power Joint Stock Company. The guarantee amount will be refunded upon the completion of the parties' obligations under each annual coal purchase and sale contract.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.18. Taxes and amounts payables to the State budget

	Closing balance		During the period		Opening balance	
	Receivables VND	Amount VND	Paid VND	Amount payable VND	Receivables VND	Amount payable VND
Value added tax	-	816,871,887	1,603,039,231	1,386,417,822	-	1,033,493,296
Special consumption tax	-	-	83,696,387	83,696,387	-	-
Corporate income tax	-	723,499,485	3,376,449,620	1,312,577,592	-	2,787,371,513
Personal income tax	2,540,064	158,647,810	747,281,191	758,424,055	-	144,964,882
Fees, charges and other payables	-	-	870,857,136	870,857,136	-	-
Total	2,540,064	1,699,019,182	6,681,323,565	4,411,972,992	-	3,965,829,691

The Company's tax finalization will be subject to examination by the tax authorities. As the application of tax laws and regulations to various types of transactions may be interpreted differently, the tax amounts presented in the Financial Statements may be subject to adjustment upon the tax authorities' examination.

5.19. Borrowings and finance lease liabilities

	Closing balance		Trong kỳ		Opening balance	
	Amount VND		Increases VND	Decreases VND	Amount VND	
An Binh Commercial Joint Stock Bank - Hanoi Branch (i)	1,680,927,753,416		1,738,471,254,042	910,592,054,891	853,048,554,265	
Vietnam Prosperity Joint Stock Commercial Bank (ii)	915,288,000,000		1,261,765,000,000	1,116,896,335,255	770,419,335,255	
Vietnam Joint Stock Commercial Bank for Industry and Trade - Ba Dinh Branch (iii)	2,412,111,300		12,030,605,105	22,147,209,160	12,528,715,355	
Sapa Vietnam Joint Stock Company (iv)	439,220,000,000		-	60,780,000,000	500,000,000,000	
Others	252,717,689,680		489,500,000,000	799,500,000,000	562,717,689,680	
Total	3,290,565,554,396		3,501,766,859,147	2,909,915,599,306	2,698,714,294,555	

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

- (i) Short-term borrowings from An Binh Commercial Joint Stock Bank – Hanoi Branch comprise the following loan agreements:
- a, Short-term loan from An Binh Commercial Joint Stock Bank – Hanoi Branch under the general credit limit agreement No. 83/25/TD/BB/011 dated 24 June 2025: Credit limit: Maximum of VND 2,050,000,000,000 (including the entire current short-term balance monitored under Credit Limit Agreement No. 62/24/TD/BB/011 dated 03 June 2024).
 - Purpose of borrowing: Raising capital for business operations related to the supply of input materials (coal, oil, limestone, chemicals, ...) for the Thang Long Thermal Power Plant Project, where TLP is the investor; financing working capital for business in the field of coal trading (including taxes and coal import fees according to the plan financed by ABBank, issuing Tender guarantee, Performance guarantee, Advance payment guarantee, Maintenance guarantee, Payment guarantee; Issuing L/C to purchase coal for the business plan;
 - Loan term: 12 months from the date of signing the contract;
 - The term of each credit extension may exceed the validity period of the credit limit and will be detailed in the contract appendix or each due bill;
 - Interest rates and fees for each type of credit extension will be specified in the contract appendix or other relevant documents;
 - Collateral: All rights of use assets arising from the equity contribution of the Guarantor at:
 - + Geleximco Hoa Binh Company Limited holding 30% of the charter capital according to the certificate of capital contribution completion No. C02.3/CNGV/GELE-HB dated 10 December 2024;
 - + All shares held in Mai Trang Linh Joint Stock Company.
- b, General credit limit agreement No. 47/26/TD/BB/011 dated 08 May 2026:
- Loan limit: VND 50,000,000,000; guarantee limit: VND 40,000,000,000;
 - Purpose of borrowing: Working capital financing for automobile trading; issuance of payment guarantees to secure the payment obligations for the purchase of vehicle lots by the credit recipient.
 - Loan term: 12 months from the date of signing the contract;
 - The term of each credit extension may exceed the validity period of the credit limit and will be detailed in the contract appendix or each due bill;
 - Interest rates and fees for each type of credit extension will be specified in the contract appendix or other relevant documents;
 - Collateral: All rights of use assets arising from the equity contribution of the Guarantor at:
 - + Geleximco Hoa Binh Company Limited holding 30% of the charter capital according to the certificate of capital contribution completion No. C02.3/CNGV/GELE-HB dated 10 December 2024;
 - + All shares held in Mai Trang Linh Joint Stock Company.
- (ii) Short-term loan under the credit limit agreement No. BCLC 14140-01 dated 26 March 2026 at Vietnam Prosperity Joint Stock Commercial Bank:
- Credit limit: VND 1,600,000,000,000;
 - Purpose of credit facility: To supplement working capital including loans, issuance of letters of credit (L/C), and guarantees serving the trading activities of coal, oil, limestone, chemicals, and other input materials supplied to TLP;
 - Loan term: 12 months from the date of signing the contract.;
 - The maximum loan term for each loan under the limit shall not exceed 6 months, and the specific term will be stipulated in the agreement or relevant documents. The interest rate will be specified in each due bill;
 - The collateral measures are specified in each mortgage contract: Secured by assets owned by SHN and assets owned by third parties.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

- (iii) Short-term loan under the loan limit contract No. 144/2025-HDCVHM/NHCT124-SHN dated 26 March 2025 at Vietnam Joint Stock Commercial Bank for Industry and Trade – Ba Dinh Branch:
- Loan limit: The total outstanding debt shall not exceed VND 30,000,000,000;
 - Purpose of loan: Supplement working capital for business activities;
 - Loan term: According to each Debt Acknowledgement Note but not exceeding 4 months;
 - Interest rate: The adjustable interest rate is specified in the Debt Acknowledgement Note;
 - Collateral: Secured by land use rights and assets attached to land located on Vo Nguyen Giap Street, Binh Minh Ward, Lao Cai City, Lao Cai Province (10 land plots).
- (iv) Short-term loan from Sapa Vietnam Joint Stock Company under contract No. 1912/2025/HDVV/SPVN-SHN dated 19 December 2025, loan amount VND 500,000,000,000; loan term of 12 months from disbursement date; loan purpose to serve business operational needs; interest rate of 8,2% per annum; unsecured loan.

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

5.20. Owner's equity
5.20.1 Reconciliation table of equity

	Owner's contributed capital	Share premium	Investment and development fund	Retained earnings	Non- controlling interests	Total
	VND	VND	VND	VND	VND	VND
Prior year's opening balance	1,296,071,470,000	16,350,914,364	6,139,824,104	267,067,766,503	9,300,534,309	1,594,930,509,280
Increase in the year				3,394,052,041		
- Profit for the year	-	-	-	3,394,052,041		3,394,052,041
- Increase due to investment in subsidiaries	-	-	-	-	11,445,750,000	11,445,750,000
Capital decrease				(935,526,005)		
- Loss incurred by subsidiaries during the year	-	-	-	-	(1,695,108,540)	(1,695,108,540)
- Dividend distribution	-	-	-	-	(101,200,000)	(101,200,000)
- Appropriation to funds	-	-	-	(935,526,005)	(26,494,080)	(962,020,085)
Prior period's closing balance	1,296,071,470,000	16,350,914,364	6,139,824,104	269,526,292,539	18,923,481,689	1,607,011,982,696
Current period's opening balance	1,296,071,470,000	16,350,914,364	6,139,824,104	269,526,292,539	18,923,481,689	1,607,011,982,696
Increase in the period						
- Profit for the period	-	-	-	2,087,843,206	(1,318,005,902)	769,837,304
- Dividend distribution	-	-	-	-	(202,400,000)	(202,400,000)
- Appropriation to funds (i)	-	-	-	(545,695,387)	(91,845,871)	(637,541,258)
Current period's closing balance	1,296,071,470,000	16,350,914,364	6,139,824,104	271,068,440,358	17,311,229,916	1,606,941,878,742

(i) Allocate the bonus and welfare fund according to the Resolution No. 01/2026/NQ-DHDCD dated 23 April 2026 of the Annual General Meeting of Shareholders.

5.20.2 Details of owner's investment capital

	Closing balance		Opening balance	
	Ordinary shares	Ratio	Ordinary shares	Ratio
	Shares	%	Shares	%
Mr. Nguyen Van Anh	6,317,500	4.87%	6,317,500	4.87%
Ms. Kieu Thi Lieu	6,028,400	4.65%	6,028,400	4.65%
An Binh Securities Joint Stock Company	12,895,310	9.95%	2,315,310	1.79%
Others	104,365,937	80.53%	114,945,937	88.69%
Total	129,607,147	100%	129,607,147	100%

5.20.3 Capital transactions with owners and dividend distribution, profit sharing

	Current period VND	Prior period VND
Owner's invested equity		
Capital contribution at the beginning of the period	1,296,071,470,000	1,296,071,470,000
Contributed capital increased during the period	-	-
Contributed capital decreased during the period	-	-
Capital contribution at the end of the period	1,296,071,470,000	1,296,071,470,000
Dividends or distributed profits	-	-

5.20.4 Shares

	Closing balance Shares	Opening balance Shares
Shares registered for issuance	-	-
Number of shares issued to the public	129,607,147	129,607,147
Common shares	129,607,147	129,607,147
Number of shares repurchased	-	-
Number of outstanding shares in circulation	129,607,147	129,607,147
Common shares	129,607,147	129,607,147

An ordinary share has par value of 10,000 VND/share.

5.21. Off balance sheet items

Leased Assets

The Company leases office space under Lease Contract No. 06 HDTDT/THC/2024 dated 04 October 2024, signed between Tan Hoang Cau Joint Stock Company and Hanoi Investment General Corporation, for the office area on the 3rd floor of the Commercial Zone of Hoang Cau Skyline Building, located at 36 Hoang Cau, O Cho Dua Ward, Hanoi. The leased area covers 504 m² with a lease term of 5 years and a rental rate of VND 348,750/m²/month.

Bad debts written off

The Company has reclassified certain fully provisioned doubtful receivables as off-balance sheet items in the interim consolidated financial statements for the six-month period ended 30 June 2025, in accordance with Resolution No. 01/2025/NQ-DHDCD dated 24 April 2025 of the Annual General Meeting of Shareholders.

Details of the off-balance sheet receivables are as follows:

SELECTED CONSOLIDATED FINANCIAL STATEMENT NOTES (CONTINUED)

Name	Resolved debt amount VND	Year
Short-term loans receivable		
Mr. Nguyen Anh Quan	235,700,000,000	2025
Mr. Tran Tien Thanh	325,000,000	2025
Short-term receivables from customers		
Traffic Construction Works One Member Limited Liability Co	2,282,578,971	2025
Others	902,007,796	2025
Other short-term receivables		
Mr. Le Song Hao	13,965,491,231	2025
Mr. Nguyen Trung Kien	12,831,501,573	2025
An Sinh Joint Stock Company	6,251,147,700	2025
Others	4,028,770,097	2025
Other long-term receivables		2025
Kim Giang Infrastructure Development Joint Stock Compan	6,537,000,000	2025
6. ADDITIONAL INFORMATION ON THE PRESENTED SECTIONS ON THE CONSOLIDATED PROFIT AND LOSS STATEMENTS		
6.1. Revenue from goods sold and services rendered		
	Current period VND	Prior period VND
Revenue from sale of goods	2,972,344,108,772	2,178,619,976,446
Revenue from services rendered	47,543,547,935	37,110,094,745
Total	3,019,887,656,707	2,215,730,071,191
6.2. Cost of goods sold and services rendered		
	Current period VND	Prior period VND
Cost of good and services provided	2,977,378,959,837	2,186,875,479,940
Total	2,977,378,959,837	2,186,875,479,940
6.3. Financial income		
	Current period VND	Prior period VND
Bank and loan interest, collateral, purchase advance	26,759,080,907	34,475,595,484
Profit from disposal of investments	-	113,269,472
Dividends and profits received	-	42,500,000
Realised foreign exchange gain	299,630	165,680
Deferred payment interest on purchases	119,688,877,001	104,072,807,543
Unrealized foreign exchange rate	48,729,896	40,902,551
Total	146,496,987,434	138,745,240,730

6.4. Financial expenses

	Current period VND	Prior period VND
Interest expense	149,211,432,819	110,853,528,029
Payment discount, late payment interest	20,368,230,249	5,624,991,075
Provision/Reversal of provision for diminution in value	(2,903,598,151)	(27,115,000)
Foreign exchange loss	3,862,307	18,002,673
Others	6,818,025,606	12,682,218,572
Total	173,497,952,830	129,151,625,349

6.5. Selling expenses

	Current period VND	Prior period VND
Staff expenses	6,450,953,934	4,118,418,080
Outsourced services expenses	1,585,865,061	1,972,954,104
Other expenses	2,278,395,094	1,691,011,329
Total	10,315,214,089	7,782,383,513

6.6. General and administration expenses

	Current period VND	Prior period VND
Administrative staff expense	6,933,048,845	7,662,917,771
External service expenses	3,071,574,346	2,241,310,873
Other administrative expenses	2,786,055,385	3,223,605,465
Impairment of goodwill	457,650,572	457,650,572
Total	13,248,329,148	13,585,484,681

6.7. Other income

	Current period VND	Prior period VND
Disposal of fixed assets	25,805,234	180,000,000
Bonus and compensation income	196,777,177	830,818,799
Proceeds from written-off bad debts recovered (i)	10,822,114,352	-
Others	69,004,051	738,031
Total	11,113,700,814	1,011,556,830

(i) Công ty thực hiện xóa nợ đối với khoản phải trả khác theo Quyết định số 3105/2026/QĐ-TGD ngày 31/05/2026 của Tổng Giám đốc Công ty.

6.8. Other expenses

	Current period VND	Prior period VND
Tax penalties and tax arrears	895,132,593	36,434,714
Others	85,640,013	120,525,911
Total	980,772,606	156,960,625

6.9. Corporate income tax expense

	Current period VND	Prior period VND
Current corporate income tax of the parent company	1,212,723,640	4,703,436,078
Current corporate income tax of subsidiaries	99,853,952	71,423,704
	<u>1,312,577,592</u>	<u>4,774,859,782</u>

6.10. Basic earnings per share and Diluted earnings per share

	Current period VND	Prior period VND
Accounting profit after corporate income tax	2,087,843,206	12,704,692,545
Increasing or decreasing adjustments to accounting profit to determine profit or loss attributable to ordinary shareholders	(545,695,387)	-
Profit attributable to ordinary shareholders	1,542,147,819	12,704,692,545
Weighted average number of ordinary shares outstanding during the period (shares)	129,607,147	129,607,147
Basic earnings per share	<u>11.90</u>	<u>98.02</u>
Diluted earnings per share	<u>11.90</u>	<u>98.02</u>

7. SUPPLEMENTARY INFORMATION ON ITEMS PRESENTED IN THE INTERIM CONSOLIDATED CASH FLOW STATEMENTS

7.1 Actual amounts of borrowings received during the period

	Current period VND	Prior period VND
Proceeds from borrowings under ordinary loan agreements	3,501,766,859,147	3,382,327,704,944
	<u>3,501,766,859,147</u>	<u>3,382,327,704,944</u>

7.2 Actual amounts of principal paid during the period

	Current period VND	Prior period VND
Repayments of loan principal under ordinary loan agreements	2,909,915,599,306	3,487,608,978,837
	<u>2,909,915,599,306</u>	<u>3,487,608,978,837</u>

8 OTHER INFORMATION

8.1 Commitments

During the period, the company did not fulfill any commitments or guarantees for any third party.

8.2 Transactions and balances with other related parties

The related parties with the Company include key management members, the individuals involved with key management members and other related parties.

8.2.1 Transactions and balances with key management members, the individuals involved with key management members

Key management members include members of The Board of Management, the Board of Supervisors, and The Board of Directors. Individuals associated with key management members are close members in the family of key management members.

Income of key management members:

	Position	Current period VND	Prior period VND
Board of Directors			
Mr. Hoang Trong Diem	Chairman	83,000,000	90,000,000
Mr. Vu Thang	Member cum General Director	470,900,000	513,200,000
Mr. Le Huu Tu	Member	48,000,000	48,000,000
Board of Supervisors			
Mr. Luu Anh Tuan	General Director	81,500,000	-
Mr. Nguyen Van Truong	Deputy General Director	300,000,000	329,000,000
Mr. Nguyen Trung Thanh	Deputy General Director	-	44,000,000
Board of Management			
Ms. Nguyen Thi Thu Huong	Head of BOS	48,000,000	48,000,000
Ms. Hoang Le Thu	Member	30,000,000	30,000,000
Mr. Pham Quang Huy	Member	18,636,400	30,000,000
Mr. Ngo Quang Chien	Member	11,363,600	-

Transactions with key members of management and individuals related to key members of management.

During the period, there were no other transactions with members of key management and individuals related to members of key management.

Balances with key management members and individuals related to key management members.

	Content	Closing balance VND	Opening balance VND
Other receivables			
Mr. Vu Thang	Advances	900,000,000	900,000,000
		900,000,000	900,000,000

8.2.2 Transactions and balances with other related parties

Other related parties of the Company include entities, individuals and organizations that directly or indirectly have control over the Company, are controlled by the Company, or are under common control with the Company, including the parent company and other companies within the same group.

List of other related parties

Other related parties	Relationship
Mai Trang Linh Joint Stock Company	Associate
Geleximco Hoa Binh Company Limited	Associate

Transactions with other related parties

During the accounting period, the company had no transactions with other related companies.

Balance of accounts receivable/(payable) with other related parties:

The company had no outstanding receivables from or payables to other related parties.

8.3 Events arising after the end of the period

The Board of Management of the Company affirms that, in the identity of The Board of Management, in terms of material aspects, no unusual events occurred after the end of the period that would affect the financial situation and The Company's activities need to be adjusted or presented in these interim consolidated financial statements.

8.4 Information of Department

Items	Coal trading (commercial)	Services rendered	Others	Total
	VND	VND	VND	VND
1. Net revenue from external sales	2,934,751,383,722	47,418,934,453	37,717,338,532	3,019,887,656,707
2. Net revenue from interdepartmental sales	-	-	-	-
3. Cost of goods sold and services provided	2,934,201,712,964	6,195,483,390	36,981,763,483	2,977,378,959,837
4. Net profit from business activities	549,670,758	41,223,451,063	735,575,049	42,508,696,870
5. Divisional assets	4,182,379,795,727	67,577,783,417	333,727,295,824	4,583,684,874,967
6. Unallocated assets				1,828,277,860,633
Total Assets				6,411,962,735,600
liabilities	4,384,337,644,920	70,840,964,777	349,842,247,161	4,805,020,856,858
9. Unallocated liabilities				-
Total Liabilities				4,805,020,856,858

8.5 Comparative figures

The comparative figures are those presented in the consolidated financial statements for the financial year ended 31 December 2025 and the consolidated financial statements for the six-month accounting period ended 30 June 2025, which were audited and reviewed, respectively, by International Auditing and Valuation Company Limited. Certain items have been reclassified to conform with Circular No. 43/2026/TT-BTC dated 20 April 2026 for comparison with the figures for the current period (see Appendix 01 for details).



Preparer
Nguyen Thi Thanh Huyen



Chief Accountant
Nguyen Thi Thanh Huyen



General Director
Vu Thang
Hanoi, Vietnam
28 August 2026

Interim consolidated financial statement for the six-month period ended at 30 June 2026

Items	Code	Amount
Interim Consolidated Statement of Financial Position		
ASSETS		
Short-term financial investments	120	399,435,000
Held-to-maturity investments	123	399,435,000
Short-term receivables	130	3,140,212,055,988
Short-term trade receivables	131	2,403,531,620,350
Short-term advances to suppliers	132	5,279,008,576
Short-term loan receivables	135	222,091,000,000
Other short-term receivables	136	511,327,790,912
Short-term allowance for doubtful debts	137	(2,017,363,850)
Other short-term assets	150	4,010,286,352
Short-term prepaid expenses	151	1,323,973,548
Value added tax deductibles	152	2,686,312,804
Long-term assets in progress	240	8,258,797,758
Construction in progress	242	8,258,797,758
Long-term financial investments	250	908,763,828,094
Investments in joint-ventures, associates	252	701,364,602,594
Equity investments in other entities	253	220,549,375,500
Allowances for impairment of long-term financial investments	254	(13,150,150,000)
Other long-term assets	260	5,822,197,054
Long-term prepaid expenses	261	4,219,906,153
Goodwill	269	1,602,290,901

Adjustments in accordance with Circular No. 43/2026/TT-BTC

Items	Code	Amount	Difference
Interim Consolidated Statement of Financial Position			
Short-term financial investments	120	271,300,778,327	(270,901,343,327)
Held-to-maturity investments	123	271,300,778,327	(270,901,343,327)
Short-term receivables	130	2,869,310,712,661	270,901,343,327
Short-term trade receivables	131	2,403,531,620,350	-
Short-term advances to suppliers	132	5,279,008,576	-
Short-term loans receivable	135	462,517,447,585	222,091,000,000
Provision for short-term receivable	136	(2,017,363,850)	48,810,343,327
Other short-term assets	160	4,010,286,352	-
Short-term prepaid expenses	161	1,323,973,548	-
Deductible value added tax	162	2,686,312,804	-
Long-term assets in progress	250	8,258,797,758	-
Construction in progress	252	8,258,797,758	-
Long-term financial investments	260	908,763,828,094	-
Investments in associates, joint-ventures	262	701,364,602,594	-
Investments in other entities	263	220,549,375,500	-
Provision for impairment of investments in other entities	264	(13,150,150,000)	-
Other long-term assets	270	5,822,197,054	-
Long-term prepaid expenses	271	4,219,906,153	-
Goodwill	279	1,602,290,901	-

Interim consolidated financial statement for the six-month period ended at 30 June 2026

Items	Code	Amount	Difference
Taxes and other payables to the State	314	3,965,829,691	-
Payables to employees	315	3,983,327,508	-
Short-term accrued expenses	316	15,528,477,317	-
Other short-term payables	320	70,332,726,039	-
Short-term loans and finance lease liabilities	321	2,698,714,294,555	-
Bonus, welfare fund	323	6,984,459,208	-
Undistributed earnings after tax	420	269,526,292,539	-
- Undistributed profits by the end of prior period	420a	266,132,240,498	-
- Undistributed profits/losses of current period	420b	3,394,052,041	-

Interim Consolidated Statement of Income

Financial income	22	138,745,240,730
Financial expenses	23	129,151,625,349
<i>In which: Interest expense</i>	24	110,853,528,029
<i>Share of profit or loss of associates and joint ventures</i>	27	(1,699,607,383)

Interim Consolidated Statement of Cash Flows

Interest expense	06	110,853,528,029
Change in prepaid expenses	12	145,602,890
Interest paid	14	(106,137,986,955)