

**DANANG HOUSING DEVELOPMENT
CONSTRUCTION JOINT STOCK
COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

No: 18A /CV-NDX

Da Nang, March 29, 2025

“V/v: Explanation of Consolidated Financial
Statements 2024 vs 2023”

To: - State Securities Commission
- Hanoi Stock Exchange

1. Company Name: Da Nang Housing Development Construction Joint Stock Company
2. Stock Code: NDX
3. Head Office Address: 31 Nui Thanh Street, Binh Thuan Ward, Hai Chau District, Da Nang City
4. Phone Number: 0236.3631 157
5. Information Disclosure Officer: Ms. Ho Thi Tra Huong, Position: Secretary of the Board
6. Disclosure Information:
 - 6.1 Audited consolidated financial statements for 2024 include: Consolidated balance sheet, consolidated income statement, consolidated cash flow statements, and notes to the consolidated financial statements.
 - 6.2 Explanation content: explanation of difference > 10% of net profit compared to last year:

Unit: VND

No	Indicator	2023	2024	Percentage Change
1	Total Revenue	121,074,829,879	55,184,236,438	-54.42%
2	Profit before tax	5,211,991,948	220,241,797	-95.77%
3	Profit after corporate income tax	3,791,511,075	66,072,013	-98.26%

Explanation:

In 2024, Da Nang Housing Development Construction Joint Stock Company achieved a revenue of VND 55.18 billion, with a post-tax profit of VND 66.84 million. Compared to the same period last year, the post-tax profit decreased due to a decline in construction demand, leading to a drop in construction revenue. Additionally, the shortage of raw materials caused a significant decline in total revenue.

7. Website address for posting the entire financial report: www.ndx.com.vn

We commit that the information published above is true and are fully responsible before the law for the content of the published information.

Recipients:

- As above;
- Save VT-NDX

INFORMATION DISCLOSURE PERSON



Ho Thi Tra Huong