

Dong Nai, day 18th month 04 year 2025

**INFORMATION DISCLOSURE ON THE ELECTRONIC PORTAL
OF THE STATE SECURITIES COMMISSION
AND THE HANOI STOCK EXCHANGE**

To: - The State Securities Commission;
- Hanoi Stock Exchange

I. Name of the information-disclosing organization

1. Name of the organization: Dong Nai Material & Building Investment Joint - Stock Company
2. Head office address: No. 138, KP1, Nguyen Ai Quoc Street, Trang Dai Ward, Bien Hoa City, Dong Nai Province.
3. Stock code: DND
4. Stock exchange: UPCOM
5. Phone: 02513 899 886 Fax: 02513 997 894
6. Email: tckt@vatlieudongnai.vn
7. Information disclosure officer: Mr. Tran Anh Dien – Legal Representative
8. Type of disclosed information:
☒ Periodic ☐ Extraordinary ☐ 24-hour ☐ Upon request

II. Content of disclosed information:

Dong Nai Material & Building Investment Joint – Stock Company hereby discloses the following information:

- The financial statements for Quarter 1/2025 of Dong Nai Material & Building Investment Joint – Stock Company.
- The written explanation for the fluctuations in profit after corporate income tax.

This information has been disclosed on the electronic information portal of Dong Nai Material & Building Investment Joint – Stock Company on 18th/04/2025 at the following link: <http://www.vatlieudongnai.vn>

We hereby commit that the disclosed information is true, and we shall take full responsibility before the law for the contents of the disclosed information.

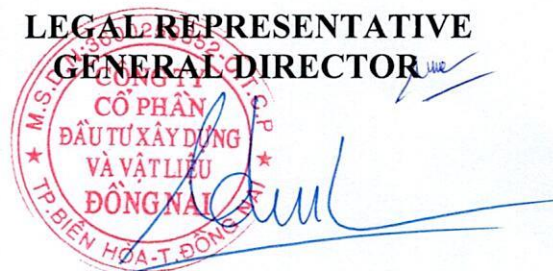
Recipients:

- As addressed to;
- Archived: Finance & Accounting Department, Files.

*** Attached documents**

- Financial statements Q1/2025.
- Written explanation for the fluctuations in profit after corporate income tax

**LEGAL REPRESENTATIVE
GENERAL DIRECTOR**



Tran Anh Dien

Dong Nai, day 18th month 04 year 2025

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AND THE HANOI STOCK EXCHANGE**

To: - The State Securities Commission;
 - Hanoi Stock Exchange

1. Listed organization: Dong Nai Material & Building Investment Joint – Stock Company
2. Trading name: DND
3. Listed stock code: DND
4. Explanation:

Dong Nai Material & Building Investment Joint – Stock Company would like to provide an explanation regarding the fluctuations in profit after corporate income tax as presented in the financial statements for Quarter 1/2025, as follows:

- Consolidated financial statements:

Unit: VND

| No. | Item | Q1 2025 | Q1 2024 | Increase (+)/Decrease (-) | Rate (%) |
|-----|---|---------------|----------------|------------------------------|-----------|
| 01 | Revenue from sales of goods and services | 6.096.990.581 | 17.261.987.730 | -11.164.997.149 | 35,32% |
| 02 | Cost of goods sold | 4.874.987.515 | 16.828.773.451 | -11.953.785.936 | 28,97% |
| 03 | Gross profit from sales of goods and services | 1.222.003.066 | 433.214.279 | +788.788.787 | 282,08% |
| 04 | Financial income | 12.655.148 | 868.020 | +11.787.128 | 1.457,93% |
| 05 | Financial expenses (interest expenses) | 77.706.265 | 255.633.864 | -177.927.599 | 30,40% |
| 06 | General and administrative expenses | 3.009.731.163 | 2.941.178.633 | +68.552.530 | 102,33% |
| 07 | Other income | 1.627.977.531 | 1.860.479.113 | -232.501.582 | 87,50% |
| 08 | Other expenses | 197.732.704 | 1.239.168.448 | -1.041.435.744 | 15,96% |
| 09 | Profit after corporate income tax | -500.894.653 | -2.677.888.414 | +2.176.993.761 | 18,70% |

Reasons: In Q1 2025, profit after tax increased by 18,70% compared to Q1 2024, mainly due to the following reasons:

- Revenue reached only 35% because there was no revenue from stone mining activities; however, the cost of goods sold decreased significantly compared to Q1/2024, resulting in an increase of 282,08% in gross profit.
- Financial expenses and other expenses also decreased compared to the same period.
- In Q1/2025, the Company recorded income from the liquidation of a concrete mixer truck.

Dong Nai Material & Building Investment Joint – Stock Company hereby submits this explanation to the State Securities Commission and our esteemed shareholders for your information.

Sincerely!

Recipients:

- As addressed to;
- Archived: Finance & Accounting Department, Files.

**LEGAL REPRESENTATIVE
GENERAL DIRECTOR**



Tran Anh Dien