

**NORTHERN TEXTILES
AND GARMENTS
JOINT STOCK COMPANY**

THE SOCIALIST REPUBLIC OF VIETNAM

Independence – Freedom – Happiness

No: 59/CV-CBTT-TET

Hanoi, July 18, 2025

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: Hanoi Stock Exchange

Pursuant to the provisions of Clause 3, Article 14 of Circular 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding information disclosure on the stock market, Northern Textiles and Garments Joint Stock Company shall disclose information on the financial statements (FS) for the second quarter of 2025 to the Hanoi Stock Exchange as follows:

1. Organization name: Northern Textiles and Garments Joint Stock Company

- Stock code: TET

- Address: No. 79 Lac Trung Street, Vinh Tuy Ward, Hanoi City

- Contact phone: 024 39360808

Fax: 024 39360909

- Email: hoaltk63@gmail.com

Website: www.textaco.vn

2. Information disclosure content:

- Financial statements for the second quarter of 2025

☒ Separate financial statements (Listed organization has no subsidiaries and the superior accounting unit has affiliated units);

☐ Consolidated financial statements (Listed organization has subsidiaries)

☐ Combined financial statements (Listed organization has its own accounting unit and accounting apparatus)

- Cases that require explanation:

+ The audit organization gives an opinion that is not an unqualified opinion on the financial statements (for reviewed/audited financial statements):

☐ Yes ☒ No

Explanatory documents in the following cases:

☐ Yes ☒ No

+ Profit after tax in the reporting period has a difference of 5% or more before and after auditing, changing from loss to profit or vice versa (for audited financial statements in 2024)

☐ Yes ☒ No

Explanatory documents in the following cases:



☐ Yes ☒ No

+ Profit after corporate income tax in the income statements of the reporting period changes by 10% or more compared to the same period report of the previous year:

☒ Yes ☐ No

Explanatory documents in the following cases:

☒ Yes ☐ No

+ Profit after tax in the reporting period is a loss, changing from profit in the same period of the previous year to loss in this period or vice versa:

☐ Yes ☒ No

Explanatory documents in the following cases:

☐ Yes ☒ No

This information was published on the company's website on/07/2025 at the link www.textaco.vn

3. Report on transactions with a value of 35% or more of the enterprise's total assets (Total assets as of December 31, 2024: VND 118.974.564.386)

In case listed organization has transactions, please send a full report with the following contents:

- Transaction content: Details on page 23 of the 2nd quarter 2025 financial statements
- 3.1. Capital investment with Thai Minh Civil Construction and Trading Company Limited
 - Transaction value: 30.000.000.000 VND
 - Ratio of transaction value / total asset value of the enterprise (%) (based on the most recent financial report): 25,22%
 - Transaction completion date: 31/12/2025
- 3.2. Capital investment with Bao Long Construction Investment and Trading Joint Stock Company
 - Transaction value: 25.000.000.000 VND
 - Ratio of transaction value / total asset value of the enterprise (%) (based on the most recent financial report): 21,01%
 - Transaction completion date: 31/12/2025

We hereby commit that the information disclosed above is true and take full legal responsibility for the content of the disclosed information.

Attached documents:

- Financial statements Q2/2025
- Explanatory document No.58

Organization representative
Authorized person to disclose information
(Sign, full name, position, seal)



TỔNG GIÁM ĐỐC
Phạm Hoàng Long

FINANCIAL STATEMENTS

NORTHERN TEXTILES AND GARMENTS JOINT STOCK COMPANY

For the fiscal period from 01/04/2025 to 30/06/2025



NORTHERN TEXTILES AND GARMENTS JOINT STOCK COMPANY

Address: No. 79 Lac Trung, Vinh Tuy Ward, Hanoi City

Financial Statements for the fiscal period

from 01/04/2025 to 30/06/2025

BALANCE SHEET

June 30, 2025

Unit: VND

ASSETS	CODE	DESCRIPTION	30/06/2025	01/01/2025
A. CURRENT ASSETS	100		93,470,237,188	87,665,947,072
I. Cash and cash equivalents	110	V.1	25,538,707,953	80,157,489,265
1. Cash	111		20,538,707,953	80,157,489,265
2. Cash equivalents	112		5,000,000,000	-
II. Short-term financial investment	120		-	-
1. Trading securities	121	V.2.1	-	-
2. Allowances for decline in value of trading securities (*)	122	V.2.1	-	-
3. Held to maturity investments	123	V.2.2	-	-
III. Short-term receivables	130		62,218,890,887	5,117,253,125
1. Short-term receivables from customers	131	V.2.1	1,005,220,800	668,860,800
2. Short-term prepayments to suppliers	132		4,190,058,000	563,258,000
3. Short-term intra-company receivables	133		-	-
4. Receivables under schedule of construction contract	134		-	-
5. Short-term loan receivables	135		-	-
6. Other short-term receivables	136	V.3.1	57,023,612,087	3,885,134,325
7. Short-term allowances for doubtful debts (*)	137	V.4	-	-
8. Shortage of assets awaiting resolution	139		-	-
IV. Inventories	140	V.5	3,169,618,451	2,352,316,392
1. Inventories	141		6,545,771,417	4,521,947,272
2. Allowances for decline in value of inventories (*)	149		-3,376,152,966	-2,169,630,880
V. Other current assets	150		2,543,019,897	38,888,290
1. Short-term prepaid expenses	151	V.6	40,502,745	38,888,290
2. Deductible Value-added Tax	152		-	-
3. Taxes and other receivables from government	153	V.9.1	2,502,517,152	-
4. Government bonds purchased for resale	154		-	-
5. Other current assets	155		-	-
B. NON – CURRENT ASSETS	200		26,775,880,556	31,308,617,314
I. Long-term receivables	210		-	-
II. Fixed assets	220		25,536,927,010	29,992,769,066
1. Tangible fixed assets	221	V.7	25,536,927,010	29,992,769,066
- Historical costs	222		73,824,746,115	82,522,527,733
- Accumulated depreciation (*)	223		(48,287,819,105)	(52,529,758,667)
IV. Non-current assets in progress	240		-	-
1. Cost of long-term work in progress	241		-	-
2. Cost of construction in progress	242		-	-
V. Long-term financial investments	250		-	-
1. Investments in subsidiaries	251		-	-

2. Investments in joint ventures and associates	252		-	-
3. Investments in equity of other entities	253		-	-
4. Allowances for long-term financial investments (*)	254		-	-
5. Held to maturity investments	255		-	-
VI. Other non-current assets	260		1,238,953,546	1,315,848,248
1. Long-term prepaid expenses	261	V.6	1,238,953,546	1,315,848,248
2. Deferred income tax assets	262		-	-
3. Long-term equipment, supplies and spare parts for	263		-	-
4. Other non-current assets	268	0	-	-
TOTAL ASSETS	270		120,246,117,744	118,974,564,386

BALANCE SHEET

June 30, 2025

(Continue)

Unit: VND

CAPITAL SOURCES	CODE	DESCRIPTION	30/06/2025	01/01/2025
A. LIABILITIES	300		4,577,419,960	3,950,304,011
I. Current liabilities	310		4,215,415,960	3,588,300,011
1. Short-term supplier payables	311	V.8.1	174,386,288	13,784,727
2. Short-term prepayments from customers	312		-	48,038,126
3. Taxes and other payables to government	313	V.9.1	2,290,395,167	1,203,196,661
4. Payables to employees	314		-	-
5. Short-term expenses payable	315	V.10	50,000,000	142,590,480
6. Short-term intra-company payables	316		-	-
7. Payables under schedule of construction contract	317		-	-
8. Short-term unearned revenues	318	V.11	-	-
9. Other short-term payables	319	V.12	1,116,497,385	1,168,946,185
10. Short-term loans and finance lease liabilities	320		-	-
11. Provision for short-term payables	321		-	-
12. Bonus and welfare fund	322		584,137,120	1,011,743,832
13. Price stabilization fund	323		-	-
14. Government bonds purchased for resale	324		-	-
II. Non-current liabilities	330		362,004,000	362,004,000
7. Other non-current liabilities	337	V.12	362,004,000	362,004,000
B. OWNER'S EQUITY	400		115,668,697,784	115,024,260,375
I. Owner's equity	410		115,668,697,784	115,024,260,375
1. Contributed capital	411	V.13	57,029,400,000	57,029,400,000
- Ordinary shares with voting rights	411a		57,029,400,000	57,029,400,000
- Preference shares	411b		-	-
4. Other capital	414	V.26	-	-
5. Treasury shares (*)	415	V.26	-	-
6. Differences upon asset revaluation	416	V.27	-	-
7. Exchange rate differences	417		-	-
8. Development and investment funds	418		38,148,032,518	36,918,381,798

9. Corporate reorganization assistance fund	419		-	-
10. Other equity funds	420		-	-
11. Undistributed profit after tax	421		20,491,265,266	21,076,478,577
- Undistributed profit after tax brought forward	421a		17,644,085,569	19,009,345,697
- Undistributed profit after tax for the current period	421b		2,847,179,697	2,067,132,880
12. Capital expenditure funds	422		-	-
II. Funding sources and other funds	430		-	-
1. Funding sources	431	V.28	-	-
2. Funds that form fixed assets	432		-	-
TOTAL SOURCES	440		120,246,117,744	118,974,564,386

NGUYEN THI DUC HA
Prepared by

GUYEN THI DUC H
Chief accountant



Hà Nội, July ..., 2025

PHAM HOANG LONG
General Director

INCOME STATEMENT
Quarter 2, 2025

B 01-DN
Financial Statements for the fiscal
period from 01/04/2025 to 30/06/2025

ITEM	Code	Description	Quarter		Accumulated from the beginning of the year to the end of current period	
			01/04/2025 to 30/06/2025	01/04/2024 to 30/06/2024	01/01/2025 to 30/06/2025	01/01/2024 to 30/06/2024
1	2	3				
1. Revenues from sales and services rendered	01	VI.14	5,341,854,000	4,734,287,128	11,568,103,000	11,920,505,128
2. Revenue deductions	02				0	0
3. Net revenues from sales and services rendered (10= 01-02)	10	VI.14	5,341,854,000	4,734,287,128	11,568,103,000	11,920,505,128
4. Costs of goods sold	11	VI.15	3,529,456,784	4,120,894,409	7,466,636,980	7,384,779,167
5. Gross profit from sales and services rendered (20=10 - 11)	20		1,812,397,216	613,392,719	4,101,466,020	4,535,725,961
6. Financial income	21	VI.16	1,937,844,393	1,953,199,862	1,946,016,291	1,962,555,208
7. Financial expenses	22				0	0
- In which: Interest expenses	23				0	0
8. Selling expenses	25	VI.17			0	0
9. General administration expenses	26	VI.18	1,730,940,630	1,810,183,740	3,476,369,958	3,547,820,188
10. Net profits from operating activities	30		2,019,300,979	756,408,841	2,571,112,353	2,950,460,981
{30 = 20 + (21 - 22) - (25 + 26)}					0	0
11. Other income	31	VI.20	8,463,334,826	2,025,201,503	8,754,869,485	2,287,071,263
12. Other expenses	32	VI.20	3,679,813,507	431,307,273	4,063,735,300	788,322,346
13. Other profits (40 = 31 - 32)	40		4,783,521,319	1,593,894,230	4,691,134,185	1,498,748,917
14. Total net profit before tax (50 = 30 + 40)	50		6,802,822,298	2,350,303,071	7,262,246,538	4,449,209,898
15. Current corporate income tax expense	51	VI.19	1,421,151,050	525,839,381	1,565,814,665	997,439,393
16. Deferred corporate income tax expenses	52				0	0
17. Profits after corporate income tax (60=50 - 51 - 52)	60		5,381,671,248	1,824,463,690	5,696,431,873	3,451,770,505
18. Basic earnings per share (*)	70	VI.22	944	320	999	605
19. Diluted earnings per share (*)	71					

Prepared by



NGUYEN THI DUC HA

Chief accountant



NGUYEN THI DUC HA

Hanoi, July ..., 2025

General director



PHAM HOANG LONG

**NORTHERN TEXTILES AND GARMENTS
JOINT STOCK COMPANY**

Address: No. 79 Lac Trung, Vinh Tuy Ward, Hanoi City

**Financial Statements for the fiscal period
from 01/04/2025 to 30/06/2025**

CASH FLOW STATEMENT

Direct method

Quarter 2, 2025

ITEM	CODE	Accumulated from the beginning of the fiscal year to the end of current quarter (Current year)	Accumulated from the beginning of the fiscal year to the end of current quarter (Previous year)
I. CASH FLOWS FROM OPERATING ACTIVITIES			
1. Revenues from sales and services rendered and other revenues	01	12,493,524,485	12,575,952,641
2. Expenditures paid to suppliers	02	(4,876,195,272)	(1,151,845,562)
3. Expenditures paid to employees	03	(3,782,716,620)	(3,677,036,850)
4. Paid interests	04	-	-
5. Paid corporate income tax	05	(402,555,765)	(1,317,039,880)
6. Other proceeds from operating activities	06	5,989,694,305	410,725,585
7. Other expenditures on operating activities	07	(8,376,920,374)	(7,490,982,800)
Net cash flows from operating activities	20	1,044,830,759	(650,226,866)
II. CASH FLOWS FROM INVESTING ACTIVITIES			
1. Expenditures on purchase and construction of fixed assets and long-term assets	21		
2. Proceeds from disposal or transfer of fixed assets and other long-term assets	22	-	-
3. Expenditures on loans and purchase of debt instruments from other entities	23	(55,000,000,000)	(55,000,000,000)
4. Proceeds from lending or resale of debt instruments from other entities	24	-	-
5. Expenditures on equity investments in other entities	25	-	-
6. Proceeds from equity investment in other entities	26	-	-
7. Proceeds from interests, dividends and distributed profits	27	3,897,632,729	7,077,130,551
Net cash flows from investing activities	30	(51,102,367,271)	(47,922,869,449)
III. CASH FLOWS FROM FINANCIAL ACTIVITIES			
1. Proceeds from issuance of shares and receipt of contributed capital	31	-	-
	32	-	-
3. Proceeds from loans	33	-	-
4. Repayment of loans principal	34	-	-
5. Repayment of financial lease principal	35	-	-
6. Dividends and profits paid to owners	36	(4,561,244,800)	(4,562,689,900)
Net cash flows from financial activities	40	(4,561,244,800)	(4,562,689,900)
NET CASH FLOWS DURING THE FISCAL YEAR	50	(54,618,781,312)	(53,135,786,215)
Cash and cash equivalents at the beginning of fiscal year	60	80,157,489,265	76,243,284,987
Effect of exchange rate fluctuations	61		
Cash and cash equivalents at the end of fiscal year	70	25,538,707,953	23,107,498,772

Hanoi, July ..., 2025



NGUYEN THI DUC HA
Prepared by



NGUYEN THI DUC HA
Chief accountant



PHAM HOANG LONG
General Director

NOTES TO FINANCIAL STATEMENTS

For the fiscal period from 01/04/2025 to 30/06/2025

I. GENERAL INFORMATION

Northern Textiles and Garments Joint Stock Company is a Joint stock company established and operating under Business Registration Certificate No. 0103008442 issued by the Hanoi Department of Planning and Investment on July 5, 2005. During its operation, changes in business capital, establishment of branches and changes in the Company's address have been approved by the Hanoi Department of Planning and Investment in the amended Business Registration Certificates from the 1st to the 17th time on May 14, 2024; accordingly, the Business Registration Certificate number is changed to Enterprise Code No. 0100108127 in the 5th amended Business Registration Certificate dated July 5, 2005.

The Company's main business activities include:

- *Restaurants and mobile food services (excluding bars, karaoke, and dance clubs);*
- *Beverage service (excluding bar business);*
- *Other catering services: Details: Providing meals under contract;*
- *Providing irregular catering services to customers (serving parties, meetings, weddings...);*
- *Real estate business, land use rights owned, used or leased. Details: Real estate business, factory business, office business'*
- *Wholesale of household goods. Details: Wholesale of consumer goods; Trading of stationery paper;*
- *Construction of other civil engineering works; Details: Construction of warehouses, factories, offices;*
- *Warehousing and storage of goods; Details: Warehouse services business;*
- *Production of other textiles not yet classified; Details: Production of textiles, garments, cotton, fabrics, yarns, leather and imitation leather goods;*
- *Production of basic chemicals; Details: Production of chemical dyes;*
- *Other production not yet classified; Details: Production of raw materials, accessories, machinery and equipment, agricultural and forestry products, food, aquatic products, construction materials, paper and stationery;*
- *Other specialized wholesale not yet classified; Details: Trading in construction materials;*

- Wholesale of electronic and telecommunications equipment and components; Details: Trading in electrical appliances;
- Wholesale of agricultural and forestry raw materials (except wood, bamboo) and live animals; Details: Trading in machinery and equipment for agriculture, forestry, food and aquatic products;
- Wholesale of other machinery, equipment and spare parts; Details: Trading in machinery and equipment for agriculture, forestry, food and aquatic products;
- Other remaining business support service activities not yet classified; Details: Import and export of textiles, garments, cotton, fabrics, fibers, dyes, chemicals (except chemicals banned by the Government), leather and imitation leather goods, electrical appliances, raw materials, accessories, machinery and equipment, agricultural and forestry products, food, aquatic products, construction materials, paper and stationery; (For conditional business, The company only conduct business when meeting all conditions as prescribed by law).

The company's headquarter is at 79 Lac Trung, Vinh Tuy Ward, Hai Ba Trung District, Hanoi.

I. GENERAL INFORMATION (Continued)

Normal operating cycle:

The Company's operating cycle is the period of time from when raw materials enter the production process until they are converted into cash or assets that are easily convertible into cash, usually not exceeding 12 months.

BASIS FOR PREPARATION AND ACCOUNTING PERIOD

Applicable accounting regime:

The Company applies the Enterprise Accounting Regime issued with Circular 200/2014/TT-BTC of the Minister of Finance issued on December 22, 2014, Circular 75/2015/TT-BTC amending and supplementing the Enterprise Accounting Regime and Circular No. 206/2009/TT-BTC dated October 27, 2009 guiding the accounting for repurchase transactions and resale transactions of Government bonds.

The financial statements have been prepared on the historical cost basis and in accordance with Vietnamese Accounting Standards. The accompanying financial statements are not intended to present the financial position, results of operations and cash flows in accordance with accounting principles and practices generally accepted in countries other than Vietnam.

Applied accounting documentation system: General journal system

Company's fiscal year: The Company's fiscal year begins on January 1 and ends on December 31 of the calendar year.

Accounting currency: The Company uses Vietnamese Dong (VND) to record accounting books and prepare financial statements.

III. APPLICABLE ACCOUNTING STANDARDS

As of the date of preparation of these Financial Statements, the Company's Board of Managements has been aware of twenty-six (26) Vietnamese Accounting Standards issued by the Ministry of Finance as follows:

- Decision No. 149/2001/QĐ-BTC dated December 31, 2001 promulgate and disclose four (4) Vietnamese Accounting Standards (1st batch). Guidance on the implementation of these standards was issued by the Ministry of Finance through Circular 161/2007/TT-BTC dated December 31, 2007.
- Decision No. 165/2002/QĐ-BTC dated December 31, 2002 promulgate and disclose six (6) Vietnamese Accounting Standards (2nd batch). Guidance on the implementation of these standards was issued by the Ministry of Finance through Circular 161/2007/TT-BTC dated December 31, 2007.
- Decision No. 234/2003/QĐ-BTC dated December 31, 2003 promulgate and disclose six (6) Vietnamese Accounting Standards (3rd batch). Guidance on the implementation of these standards was issued by the Ministry of Finance through Circular 161/2007/TT-BTC dated December 31, 2007.
- Decision No. 12/2005/QĐ-BTC dated February 15, 2005 promulgate and disclose six (6) Vietnamese Accounting Standards (4th batch). Guidance on the implementation of these standards was issued by the Ministry of Finance through Circular 20/2006/TT-BTC dated March 20, 2006.
- Decision No. 100/2005/QĐ-BTC dated December 28, 2005 promulgate and disclose four (4) Vietnamese Accounting Standards (5th batch). Guidance on the implementation of these standards was issued by the Ministry of Finance through Circular 21/2006/TT-BTC dated March 20, 2006.

In compliance with the decisions and circulars guiding the above Vietnamese Accounting Standards, the Company's Board of Managements has selected Vietnamese Accounting Standards applicable to the Company's business operations to prepare the Financial Statements.

IV. MAIN ACCOUNTING POLICIES

Types of exchange rates applied in accounting

Transactions that are not in Vietnamese Dong are converted into Vietnamese Dong based on the actual exchange rate of the Joint Stock Commercial Bank for Foreign Trade of Vietnam, where the Company regularly conducts transactions, or the average book exchange rate on the date of the transaction. The ending balance of foreign currency items is converted into Vietnamese Dong, details are as follows:

- + *For currency items and receivables have principal in foreign currency as USD, the Company converts them at the buying rate of the commercial bank where the Company opens an account.*

Actual exchange rate differences arising during the period and differences due to revaluation of foreign currency balances at the end of the period are recorded in financial income or financial expenses in the financial period.

Cash and cash equivalents

Cash and cash equivalents include: cash, demand deposits, cash in transit and short-term investments with a recovery or maturity of no more than 3 months from the date of purchase, with highly liquid, easily convertible to identified amounts of cash and subject to an insignificant risk of conversion to cash.

Receivables

Receivables are presented in the financial statements at the book value of receivables from customers and other receivables after deducting (-) the estimated provisions for doubtful receivables based on the Board of Managements' review of the outstanding amounts at the end of the financial period. Receivables are monitored in detail by original maturity, remaining maturity at the reporting date and by each entity.

The allowance for doubtful debts represents the portion of receivables that the Company expects to be unable to collect at the end of the financial period. Increases or decreases to the allowance account balance are recorded as general administration expenses in the income statement.

At the time of preparing the Financial Statements, receivables with a remaining collection period of no more than 12 months are classified as short-term receivables, receivables with a collection period of more than 12 months are recorded as long-term receivables.

Inventories

Inventories are measured at the lower of cost and net realizable value. The cost of inventories comprises: Purchase costs, conversion costs and other directly related costs incurred in bringing the inventories to their present location and condition. Net realizable value is determined by the estimated selling price less (-) the estimated costs of completion and the estimated costs necessary to make the sale.

Inventory accounting method: Perpetual

Method for determining the original cost of inventory: Weighted average

Tangible fixed assets and depreciation of fixed assets

Tangible fixed assets are stated at cost less accumulated depreciation.

The original cost of tangible fixed assets includes the purchase price and directly related costs to bringing the fixed assets into a state of readiness for operation. The original cost of tangible fixed assets made by self-construction includes construction costs, actual production costs incurred, plus installation and testing costs.

Expenditures incurred after the fixed assets have been put into operation, such as maintenance and repairs, are recognized in the statement of profit and loss in the period in which they are incurred. In cases where it can be clearly demonstrated that the expenditures have resulted in an increase in the future economic benefits expected to be obtained from the use of the fixed assets beyond their originally assessed standard of performance, the expenditures are capitalized as an additional cost of the fixed assets.

IV. MAIN ACCOUNTING POLICIES (Continue)

Tangible fixed assets and depreciation of fixed assets (Continue)

When tangible fixed assets are sold or disposed of, their cost and accumulated depreciation are removed from the balance sheet and any gain or loss resulting from their disposal is included in the income statement.

Fixed assets are depreciated using the straight-line method over the estimated useful life of each group of fixed assets as follows:

<i>Asset</i>	<i>Depreciation</i>
Houses, buildings, structures	06 - 50 years
Machinery and equipment	06 - 08 years
Means of transport	06 - 10 years
Management equipment	05 - 06 years

Prepaid expenses

Prepaid expenses include short-term or long-term prepaid expenses on the balance sheet and are amortized over the period over which the costs are paid to the extent that economic benefits are generated in relation to those costs.

Long-term prepaid expenses include major repair costs for offices, warehouses, used tools and equipment, environmental and wastewater project costs, which are allocated to the business result using the straight-line method over a period of 24-36 months. Short-term prepaid expenses include fire insurance costs, maintenance costs for machinery and used tools and equipment, which are allocated to the business result using the straight-line method over a period of 12 months.

Liabilities

Payables are tracked in detail by original maturity, remaining maturity at the reporting date and by entity. At the time of preparing the financial statements, payables with a remaining repayment period of no more than 12 months or one business cycle are classified as short-term payables, payables with a remaining repayment period of more than 12 months or more than one business cycle are recorded as long-term payables. Payables are recorded at no less than the value payable.

Unearned revenue

Unearned revenue reflects the current amount and the increase or decrease in the company's unrealized revenue during the accounting period. Unearned revenue during the period is the unrealized revenue from the custody of goods service.

Payables

Payables include the value of expenses that have been included in the operating expenses of the period, but have not been actually paid at the end of the fiscal period on the basis of ensuring the principle of matching between revenue and expenses. At the time of actual payment, the accountant shall record additional or deduct expenses for the difference with the amount deducted (if any).

Owner's Equity

Owner's equity is recorded according to the actual capital contributed by shareholders.

Undistributed profits on the balance sheet as of 30/06/2025 are profits from the company's production and business activities after deducting (-) corporate income tax.

IV. MAIN ACCOUNTING POLICIES (Continue)

Owner's Equity (Continue)

Profit distribution and fund allocation are carried out in accordance with the Company's Charter of Organization and Operation and decided by the General Meeting of Shareholders.

Revenue

Revenue is recognised when it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured. Net revenue is determined at the fair value of amounts received or receivable, after deducting trade discounts, sales rebates, and goods returns. The following specific recognition conditions must also be met when recognizing revenue:

Revenue from office and warehouse rental

Revenue from providing office and warehouse rental services is recognized when the outcome of the transaction can be reliably determined. Revenue from office and warehouse rental under warehouse rental contracts is recognized in the income statement in the period using the straight-line method over the entire lease term.

Processing revenue

Revenue from garment processing is recognized when the outcome of the transaction can be measured reliably and it is probable that the economic benefits associated with the transaction will flow to the Company. Revenue is not recognized when there are significant uncertainties regarding the recovery of the processing fees received or the possibility of a return.

Other revenue

Other revenue includes interest on deposits, income from electricity sales to warehouse and office lessees; exempted land tax from previous years. Interest on deposits is recorded on an accrual basis (taking into account the income generated by the asset) unless the ability to collect interest is uncertain. Income from electricity sales to warehouse and office lessees is recorded based on the minutes confirming the electricity consumption of both parties.

Cost of goods sold

Cost of goods sold reflects the cost of products and services provided. Cost of goods sold is recorded according to the principle of matching with revenue. To ensure the principle of prudence, costs exceeding the normal level of inventories are recorded immediately in the period's expenses (after deducting compensation, if any), including: costs of direct materials consumed above the normal level, labor costs, fixed general production costs not allocated to the value of products in stock, inventory loss... and allowances for decline in value of inventories.

Selling and General administration expenses

Selling expenses include actual expenses incurred in the process of selling, processing, providing services, including costs of shipping goods, warehouse rental advertising, sales commissions...

IV. MAIN ACCOUNTING POLICIES (Continue)

Selling and General administration expenses (Continue)

Business management costs include costs for salaries of employees in the business management department (*salaries, wages, allowances, etc.*) ; social insurance, health insurance, union fees, unemployment insurance for business management employees; costs of office materials, labor tools, depreciation of fixed assets used for business management; land rent, business license tax; provision for bad debts; outsourced services (*electricity, water, telephone, fax, property insurance, fire and explosion insurance, etc.*) ; other cash expenses (*reception, customer conferences, etc.*) .

Tax

Current corporate income tax

The current corporate income tax expense is determined based on taxable income and corporate income tax rate in the current period (20%).

Other taxes are applied according to current tax laws in Vietnam.

The Company's tax reports are subject to examination by the tax authorities. Since the application of tax laws and regulations to different types of transactions is susceptible to varying interpretations, the tax amounts presented in the financial statements may change upon final determination by the tax authorities.

Related parties

Parties are considered to be related if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions. Parties are also considered to be related if they are subject to same control or same significant influence.

In considering related party relationships, the substance of the relationship is given more importance than the legal form. Transactions and balances with related parties during the financial period are presented in Note VII-1.

NOTES TO FINANCIAL STATEMENTS (Continue)

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET

The items are presented in Vietnamese Dong (VND).

1. Cash and cash equivalents

	30/06/2025	01/01/2025
Cash	(i) 32,392,713	23,020,596
Demand deposit	(ii) 20,506,315,240	75,134,468,669
Cash in transit	-	-
Cash equivalents	(iii) 5,000,000,000	5,000,000,000
Total	25,538,707,953	80,157,489,265

(i) Cash balance as of 30/06/2025 includes:

	VND
Vietnamese Dong (VND)	32,392,713
Total	32,392,713

(ii) Bank deposit balance as of 30/06/2025 includes:

	USD	VND
Bank deposits in Vietnamese Dong	-	20,475,580,799
+ Joint Stock Commercial Bank For Foreign Trade Of Vietnam		5,874,509,097
+ Military Commercial Joint Stock Bank - Hai Ba Trung Branch		14,601,071,702
Bank deposit in Foreign currency	1,217.23	30,734,441
+ Joint Stock Commercial Bank For Foreign Trade Of Vietnam - Exchange	1,217.23	30,734,441
Total	1,217.23	20,506,315,240

(iii) Cash equivalents as of 30/06/2025 include term deposits with terms of 1-3 months with interest rates of 1.8%/year and other investments.

	VND
+ Military Commercial Joint Stock Bank	
+ Joint Stock Commercial Bank For Foreign Trade Of Vietnam - Exchange	5,000,000,000
Total	5,000,000,000

2. Receivables from customers

2.1 Short-term receivables from customers

	01/01/2025	30/06/2025
RUE DES CHATS RETAIL COMPANY LIMITED	652,492,800	1,005,220,800
Other customers	16,368,000	
Total	668,860,800	1,005,220,800

**NORTHERN TEXTILES AND GARMENTS
JOINT STOCK COMPANY**

Address: No. 79 Lac Trung, Vinh Tuy Ward, Hanoi City

**Financial Statements for the fiscal period
from 01/04/2025 to 30/06/2025**

NOTES TO FINANCIAL STATEMENTS (Continue)

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)

3. Other receivables

3.1 Other short-term receivables

	<u>30/06/2025</u>	<u>01/01/2025</u>
Collaterals, deposits		
Other receivables	57,023,612,087	3,885,134,325
+ Bank deposit interest	20,465,753	
+ Paid in advances	1,200,000	1,200,000
+ Investment loans	55,000,000,000	
+ Other receivables	2,001,946,334	3,883,934,325
Total	57,023,612,087	3,885,134,325

4. Doubtful debts

5. Cost of basic construction in progress

	<u>30/06/2025</u>	<u>01/01/2025</u>
<i>Details of increase and decrease in allowances for decline in value of inventories:</i>		
	<u>30/06/2025</u>	<u>01/01/2025</u>
Allowances for decline in value of inventories - Beginning of the year		(2,169,630,880)
Total: Allowances made during the year	(1,206,522,086)	-
Less: Use and reversal of allowances during the year	-	-
Allowances for decline in value of inventories - End of the year	(3,376,152,966)	(2,169,630,880)

Causes and solutions for stagnant, poor and degraded inventory

6. Prepaid expenses

	<u>30/06/2025</u>	<u>01/01/2025</u>
Short-term prepaid expenses		
- Termite control costs		
- Tools and equipment used		
- Office air conditioning costs		
- Assets repair costs		
- Fire insurance costs	30,864,716	18,539,906
- Tools	9,638,029	20,348,384
Total	40,502,745	38,888,290
Long-term prepaid expenses		
- Paint + waterproofing + ventilation	359,426,128	555,476,756
- Wooden floor	40,188,128	62,108,929
- Electricity + air conditioning	277,444,448	428,777,781
- Other long-term prepaid expenses	561,894,841	269,484,782
Total	1,238,953,546	1,315,848,248

NOTES TO FINANCIAL STATEMENTS (Continue)

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)

7. Increase or decrease in tangible fixed assets

	<i>Houses, buildings, structures</i>	<i>Machinery, equipment</i>	<i>Means of transport</i>	<i>Manageme nt equipment</i>	<i>Other tangible fixed assets</i>	<i>Total</i>
COST						
As of 01/01/2025	77,446,040,514	376,291,000	2,038,765,454		2,661,430,765	82,522,527,733
Purchased during the year						0
Completed basic construction investment	0	0	0	0	0	0
Other increases	0	0	0	0	0	0
Transfer to investment real estate	0	0	0	0	0	0
Liquidation, sale		0		0		0
Other decreases	8,697,781,618	0	0	0	0	8,697,781,618
As of 30/06/2025	68,748,258,896	376,291,000	2,038,765,454	0	2,661,430,765	73,824,746,115
Accumulated Depreciation						
As of 01/01/2025	48,031,239,346	376,291,000	2,038,765,454		2,083,462,867	52,529,758,667
Depreciation during the year	1,238,920,776			0	28,419,606	1,267,340,382
Other increases		0	0	0	0	0
Transfer to investment real estate	0	0	0	0	0	0
Liquidation, sale		0		0		0
Other decreases	5,509,279,944	0	0	0	0	5,509,279,944
As of 30/06/2025	43,760,880,178	376,291,000	2,038,765,454	0	2,111,882,473	48,287,819,105
Residual value						
As of 01/01/2025	29,414,801,168	0	0	0	577,967,898	29,992,769,066
As of 30/06/2025	24,987,378,718	0	0	0	549,548,292	25,536,927,010

NOTES TO FINANCIAL STATEMENTS (Continue)**V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)****8. Payables to supplier**

	30/06/2025		01/01/2025	
	Value	Ability to pay	Value	Ability to pay
8.1 Short-term supplier payables				
- Phu Thanh Urban Construction Joint Stock Company	10,006,691	10,006,691	13,784,727	13,784,727
- Payable to the power company	161,928,979	161,928,979	-	-
- Payable to others	2,450,618	2,450,618	-	-
Total	174,386,288	174,386,288	13,784,727	13,784,727

9. Taxes and other payables to government**9.1 Taxes and other payables to government**

	30/06/2025	Amount payable during the period	Amount paid during the period	01/01/2025
Value Added Tax	558,347,091	1,017,336,749	1,093,387,859	634,398,201
Special Consumption Tax	-	-	-	-
Export and Import Tax	-	-	-	-
Corporate Income Tax	1,700,369,354	1,566,369,121	402,555,765	536,555,998
Personal Income Tax	31,678,722	108,646,280	109,210,020	32,242,462
Resource Tax	-	-	-	-
Real Estate Tax, Land Rent	-	1,764,065,609	4,266,582,761	-
Environmental Protection Tax and Other Taxes	-	3,000,000	3,000,000	-
Fees, Charges and Payments	-	-	-	-
Total	2,290,395,167	4,459,417,759	5,874,736,405	1,203,196,661

9.2 Taxes and other receivables from government

	01/01/2025	30/06/2025
Excess Value Added Tax	-	-
Excess Corporate Income Tax	-	-
Excess Personal Income Tax	-	-
Other Taxes	-	2,502,517,152
Total	-	2,502,517,152

10. Expenses payable

	01/01/2025	30/06/2025
Short-term expenses payable		
- Advance payment for garbage and electricity	97,590,480	-
- Advance payment for telephone fee	45,000,000	50,000,000
- Auditing fee	-	-
Total	142,590,480	50,000,000

NOTES TO FINANCIAL STATEMENTS (Continue)

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)

11. Unearned revenue

	01/01/2025	30/06/2025
<i>Short-term unearned revenues</i>		
- Revenue received in advance		
- Revenue from traditional customer programs	-	-
- Other unearned revenues	-	-
Total	-	-
<i>Long-term unearned revenues</i>		
- Revenue received in advance	-	-
- Revenue from traditional customer programs	-	-
- Other unearned revenues	-	-
Total	-	-

12. Other payables

	01/01/2025		30/06/2025	
	Value	Ability to pay	Value	Ability to pay
<i>Other short-term payables</i>				
- Surplus assets awaiting for settlement;	-	-	-	-
- Union fees;	-	-	-	-
- Social insurance;	-	-	-	-
- Health insurance;	-	-	-	-
- Unemployment insurance;	-	-	-	-
- Payables for equitization;	-	-	-	-
- Short-term deposits and collaterals received;	1,133,069,000	1,133,069,000	1,079,519,000	1,079,519,000
- Dividends and profits payable;	-	-	-	-
- Other payables.	35,877,185	35,877,185	36,978,385	36,978,385
		-		-
+ Dividends paid to shareholders	21,767,882	21,767,882	22,875,082	22,875,082
		-		-
+ Other payables	14,109,303	14,109,303	14,103,303	14,103,303
Total	1,168,946,185	1,168,946,185	1,116,497,385	1,116,497,385
<i>Other long-term payables</i>				
- Long-term deposits and collaterals received;	-	-	-	-
- Other payables.	362,004,000	-	362,004,000	-
Total	362,004,000	-	362,004,000	-

NOTES TO FINANCIAL STATEMENTS (Continue)**V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)****13. Owner's Equity**

Equity Fluctuation Reconciliation Table:

	<i>Contributed capital</i>	<i>Development and investment funds</i>	<i>Undistributed profit after tax</i>	<i>Total</i>
Previous year's opening balance	57,029,400,000	34,600,316,649	23,965,518,906	115,595,235,555
Capital increases in previous year	-	-	-	-
Profit in previous year	-	-	4,918,602,880	4,918,602,880
Other gains	-	-	-	-
Capital reduction in previous year	-	-	-	-
Loss in previous year	-	-	-	-
Dividend payment for 2023	-	-	(1,710,882,000)	(1,710,882,000)
Development and investment funds	-	2,318,065,149	(2,318,065,149)	-
Bonus and welfare fund	-	-	(927,226,060)	(927,226,060)
Interim dividend payment for 2024	-	-	(2,851,470,000)	(2,851,470,000)
	57,029,400,000	36,918,381,798	21,076,478,577	115,024,260,375
Current year's opening balance	57,029,400,000	36,918,381,798	21,076,478,577	115,024,260,375
Profit in current period	-	-	5,698,649,697	5,698,649,697
Other gains	-	-	-	-
Dividend payment for 2024	-	-	(1,710,882,000)	(1,710,882,000)
Capital reduction in current period	-	-	-	-
Loss in current period	-	-	-	-
Interim dividend payment for 2025	-	-	(2,851,470,000)	(2,851,470,000)
Fund distribution (*)	-	1,229,650,720	(1,721,511,008)	(491,860,288)
Other loss	-	-	-	-
Current period's ending balance	57,029,400,000	38,148,032,518	20,491,265,266	115,668,697,784

NOTES TO FINANCIAL STATEMENTS (Continue)

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET (Continue)

13. Owner's Equity (Continue)

Owner's equity details

	30/06/2025			01/01/2025		
	Total	Common shares	Shares	Total	Common shares	Shares
Government investment capital			-			-
Contributed capital	57,029,400,000	57,029,400,000	-	57,029,400,000	57,029,400,000	-
Capital surplus	-	-	-	-	-	-
Treasury shares	-	-	-	-	-	-
Total	57,029,400,000	57,029,400,000	-	57,029,400,000	57,029,400,000	-

Capital transactions with owners and dividend distribution, profit distribution:

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Contributed capital		
+ Beginning balance	57,029,400,000	57,029,400,000
+ Increase	-	-
+ Decrease	-	-
+ Ending balance	57,029,400,000	57,029,400,000
Dividends, distributed profits	4,562,352,000	4,562,352,000
Dividends:		

	30/06/2025	01/01/2025
Dividends declared after the end of the accounting year		
+ Dividends declared on common shares	-	-
+ Preferred shares	-	-
+ Unrecorded cumulative preferred shares dividends	-	-
Shares:		

	30/06/2025	01/01/2025
Number of shares registered for issuance	5,702,940	5,702,940
Number of shares sold to the public	5,702,940	5,702,940
+ Common shares	5,702,940	5,702,940
+ Preferred shares	-	-
Number of shares repurchase	-	-
+ Common shares	-	-
+ Preferred shares	-	-
Number of outstanding shares	5,702,940	5,702,940
+ Common shares	5,702,940	5,702,940
+ Preferred shares	-	-

Outstanding shares' par value: 10.000 VND

Other equity funds:

	30/06/2025	01/01/2025
Development and investment funds	38,148,032,518	36,918,381,798
Other equity funds	-	-

Purpose of fund allocation:

+ *Development investment fund is used for investment in expanding future business activities such as capital investment in other enterprises, purchasing fixed assets, basic construction, research and development, training and improving the working environment.*

NOTES TO FINANCIAL STATEMENTS (Continue)**VI. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE INCOME STATEMENT**

The items are presented in Vietnamese Dong (VND).

14. Revenues from sales and services rendered**14.1 Revenues from sales and services rendered**

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/4/2024 to 30/06/2024
Revenues from sales and services rendered	5,341,854,000	4,734,287,128
<i>In which:</i>		
Garment production revenue		646,800,000
Revenues from services rendered	5,341,854,000	4,087,487,128
Construction contract revenue	-	-
Revenue deductions	-	-
Net revenues from sales and services rendered	5,341,854,000	4,734,287,128
Garment revenue	-	646,800,000
Net revenues from services rendered	5,341,854,000	4,087,487,128

15. Cost of goods sold

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/4/2024 to 30/06/2024
Garments - COGS	1,206,522,086	1,737,636,553
Services - COGS	2,322,934,698	2,383,257,856
Expenses excess beyond the normal level	-	-
Allowances for decline in value of inventories	-	-
Total	3,529,456,784	4,120,894,409

16. Financial income

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/4/2024 to 30/06/2024
Interest on deposits and loans	1,937,844,393	1,953,199,862
Interest from joint ventures and associates		
Exchange rate differences	-	-
Total	1,937,844,393	1,953,199,862

17. Financial expenses

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/4/2024 to 30/06/2024
Provision for impairment (reversal)		
Interest expense		
Payment discounts, deferred sales interest, exchange rate differences		
Total	-	-

NOTES TO FINANCIAL STATEMENTS (Continue)**VI. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE INCOME STATEMENT (Continue)****18. Selling expenses and General administration expenses**

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
General administration expenses		
- Salary expenses	486,125,965	488,542,500
- Allocation expenses	286,663,344	250,036,023
- Land rental expenses	675,788,353	675,788,353
- Other General administration expenses	282,362,968	395,816,864
Total	1,730,940,630	1,810,183,740
Selling expenses		
- Depreciation costs		
- Brokerage commission costs		
- Loading and transportation costs		
- Other costs	-	-
Total	-	-

19. Current corporate income tax**19.1 Current corporate income tax**

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Corporate income tax expense on current period's taxable income	1,421,151,050	525,839,381
Adjust prior year income tax expense to current period income tax expense	-	-
Total	1,421,151,050	525,839,381

Current corporate income tax payable is based on taxable income for the current period. The Company's taxable income differs from that reported in the Income Statement because it excludes items of income or expense that are taxable or deductible in other years and it excludes items that are not taxable or deductible for tax purposes. The Company's current corporate income tax payable is calculated using tax rates that have been enacted by the end of the reporting period.

19. Current corporate income tax (Continue)

Below is a detailed table of current corporate income tax expenses incurred during the Company's period:

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Net profit/(loss) before tax	6,800,050,018	2,350,303,071
<i>Adjustments to increase/(decrease) profit/(loss) according to accounting</i>	302,932,953	278,893,833
<u>Increase adjustments</u>	<u>302,932,953</u>	<u>278,893,833</u>
Fines		
production	61,500,000	61,500,000
Unreasonable, invalid costs	241,432,953	217,393,833
Unearned revenue included in taxable income		
<u>Decrease adjustments</u>		-
Income from activities not subject to corporate income tax	-	-
Exchange rate difference		-
Adjusted profit/(loss) before tax excluding previous period loss	7,105,755,251	2,629,196,904
Previous period loss carried forward	-	-
Estimated taxable income for the current period	7,105,755,251	2,629,196,904
Estimated corporate income tax payable for current period	1,421,151,050	525,839,381
Corporate income tax payable at the beginning of the period	417,970,102	484,352,043
Adjustment of corporate income tax under-(over) deduction of previous period		
Corporate income tax paid during the period	(138,751,798)	(211,600,012)
Corporate income tax payable at the end of the period	1,700,369,354	798,591,412

20.

Other income and other expenses

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Other income	8,463,334,826	2,025,201,503
- Electricity and water bills for warehouse and office tenants	303,300,313	272,126,518
- Reduced land rent	2,559,949,656	1,672,026,912
- Parking fee	79,045,010	81,047,273
- Others	5,521,039,847	800
Other expenses	3,679,813,507	431,307,273
- Electricity and water bills for warehouse and office tenants	273,878,880	237,913,440
- Fines	24,039,120	
- Depreciation of fixed assets not participating in business activities	193,393,833	193,393,833
- Others	3,188,501,674	
Other net profit (loss)	4,783,521,319	1,593,894,230

NOTES TO FINANCIAL STATEMENTS (Continue)

VI. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE INCOME STATEMENT (Continue)

21. Production and business costs by factor

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Raw material costs	346,866,100	313,636,650
Labor costs	2,027,074,500	1,897,057,200
Fixed asset depreciation costs	440,276,358	442,796,088
Outsourced service costs	166,927,562	283,448,413
Other cash costs	2,909,490,086	2,894,786,721
Total	5,890,634,606	5,831,725,072

22. Basic Earning per share

Basic earnings per share is calculated by dividing the profit or loss after tax attributable to common shareholders of the Company by the weighted average number of ordinary shares outstanding during the period.

The Company has not calculated and presented diluted earnings per share due to the lack of detailed guidance from the Ministry of Finance or due to lack of market information.

The Company uses the following information to calculate basic earnings per share:

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Accounting profit after corporate income tax	5,379,453,424	1,824,463,690
Allocated profit to common stockholders of the Company	5,379,453,424	1,824,463,690
Average common shares outstanding during the year	5,702,940	5,702,940
Basic earnings per share	944	320

Average common shares outstanding during the period are determined as follows:

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Average common shares outstanding at the beginning of the period	5,702,940	5,702,940
Average number of additional shares issued and outstanding during the period	-	-
Less: Average number of treasury shares repurchased during the period	-	-
Average common shares outstanding during the period	5,702,940	5,702,940

NOTES TO FINANCIAL STATEMENTS (Continue)

VII. OTHER INFORMATION

1. Information about related parties

Related parties:

Parties are considered to be related parties if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions. Related parties are enterprises, including parent companies, subsidiaries, individuals that directly or indirectly through one or more intermediaries control, or are controlled by, or are under the same control with the Company. Associates, individuals directly or indirectly owning voting rights of the Company that gives them significant influence over the Company, key management persons including directors and officers of the Company, close family members of these individuals or companies associated with these individuals also constitute related parties.

Remuneration paid to members of the Board of Directors of the Company arising during the year, details are as follows:

	Fiscal period from 01/04/2025 to 30/06/2025	Fiscal period from 01/04/2024 to 30/06/2024
Salary and Allowances	193,500,000	133,500,000
Bonus		
Others	11,000,000	10,000,000
Total	204,500,000	143,500,000

2 Information on transactions worth at least 35% of the company's total assets (Total assets 31/12/2024: 118.974.564.386 VND)

No.	Transaction content	Transaction value	Transaction value / Total assets ratio	Completion date
2.1	Capital investment with Thai Minh Civil Construction and Trading Company Limited	30,000,000,000	25.22%	31/12/2025
2.2	Bao Long Construction Investment and Commercial Trading Joint Stock Company	25,000,000,000	21.01%	31/12/2025
	Total	55,000,000,000	46.23%	

3 Events occurring after the fiscal period date

There are no events occurring after the fiscal period date that have materially affected or may materially affect the Company's operations and the results of its operations in subsequent periods.

NGUYEN THI DUC HA

Prepared by

NGUYEN THI DUC HA

Chief accountant



Hanoi, July 17, 2025

PHAM HOANG LONG

General Director