

HOA PHAT GROUP JOINT STOCK COMPANY

CONSOLIDATED FINANCIAL STATEMENT

THREE-MONTH PERIOD ENDED 30 SEPTEMBER 2025





CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 30 September 2025

	Code	Note	30 Sep 2025 VND	1 Jan 2025 VND
ASSETS				
Current assets (100 = 110 + 120 + 130 + 140 + 150)	100		95,425,988,115,582	86,674,276,272,995
Cash and cash equivalents	110	V.1	9,092,562,739,415	6,887,646,139,852
Cash Cash equivalents	111 112		2,690,506,955,882 6,402,055,783,533	2,919,531,945,908 3,968,114,193,944
Short-term financial investments	120		18,903,949,054,642	18,974,716,730,905
Held-to-maturity investments	123	V.2	18,903,949,054,642	18,974,716,730,905
Accounts receivable – short-term	130		13,727,194,725,111	7,647,800,286,988
Accounts receivable from customers	131	V.3	7,979,265,010,316	4,352,135,419,872
Prepayments to suppliers	132		4,219,935,549,920	2,118,824,427,004
Short-term loan receivables	135		65,061,616,439	87,461,616,439
Other short-term receivables	136	V.4	1,614,044,195,296	1,248,992,845,378
Allowance for doubtful debts	137		(158,272,660,342)	(159,993,736,285)
Shortage of assets awaiting resolution	139		7,161,013,482	379,714,580
Inventories	140	V.5	45,623,656,431,728	46,091,222,189,472
Inventories	141		45,675,711,221,795	46,192,292,081,813
Allowance for inventories	149		(52,054,790,067)	(101,069,892,341)
Other current assets	150		8,078,625,164,686	7,072,890,925,778
Short-term prepaid expenses	151		688,785,036,932	426,149,499,088
Deductible value added tax	152		7,385,421,034,849	6,636,666,459,154
Taxes and other receivables from the State Treasury	153	V.12	4,419,092,905	10,074,967,536

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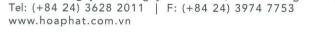




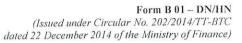
CONSOLIDATED STATEMENT OF FINANCIAL POSITION - CONTINUED

As	at 30 Sep	tember 20		
	Code	Note	30 Sep 2025 VND	1 Jan 2025 VND
Non-current assets (200 = 210 + 220 + 230 + 240 + 250 + 260)	200		150,745,350,172,070	137,815,431,280,986
Accounts receivable – long-term	210		849,788,287,676	923,400,123,614
Long-term loan receivable	215		24,225,681,667	82,805,287,792
Other long-term receivables	216	V.4	825,562,606,009	840,594,835,822
Fixed assets	220		104,711,263,391,250	67,428,366,953,514
Tangible fixed assets	221	V.7	104,533,248,655,101	67,244,150,975,048
Cost	222		150,704,510,599,924	108,146,566,348,954
Accumulated depreciation	223		(46,171,261,944,823)	(40,902,415,373,906)
Intangible fixed assets	227	V.8	178,014,736,149	184,215,978,466
Cost	228		380,729,191,707	367,057,604,707
Accumulated amortisation	229		(202,714,455,558)	(182,841,626,241)
Investment properties	230	V.9	536,668,864,862	559,598,463,093
Cost	231		863,635,594,434	860,549,015,615
Accumulated depreciation	232		(326,966,729,572)	(300,950,552,522)
Long-term work in progress	240		39,567,557,188,131	63,750,717,325,406
Long-term work in progress	241		82,652,761,496	94,859,885,024
Construction in progress	242	V.6	39,484,904,426,635	63,655,857,440,382
Long-term financial investments	250		300,000,000	136,500,000,000
Held-to-maturity investments	255		300,000,000	136,500,000,000
Other long-term assets	260		5,079,772,440,151	5,016,848,415,359
Long-term prepaid expenses	261	V.10	4,390,536,576,181	4,269,141,694,868
Deferred tax assets	262		271,293,250,191	254,671,208,385
Long-term tools, supplies and spare parts	263		365,844,862,496	429,422,385,383
Goodwill	269	V.11	52,097,751,283	63,613,126,723
TOTAL ASSETS (270 = 100 + 200)	270		246,171,338,287,652	224,489,707,553,981

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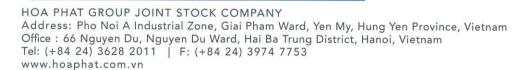




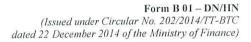
CONSOLIDATED STATEMENT OF FINANCIAL POSITION - CONTINUED

As at 30 September 2025

As at 30 September 2023				
	Code	Note	30 Sep 2025 VND	1 Jan 2025 VND
RESOURCES				
LIABILITIES $(300 = 310 + 330)$	300		118,655,326,188,383	109,842,249,570,282
Current liabilities	310		83,163,272,833,172	75,225,243,262,689
Accounts payable to suppliers	311		8,529,818,586,842	14,046,841,160,127
Advances from customers	312		619,205,121,131	739,178,306,553
Taxes and other payables to the State Treasury	313	V.12	2,106,828,051,547	1,743,411,429,415
Payables to employees	314		317,735,935,434	890,893,543,298
Short-term accrual expenses	315	V.13	1,399,310,566,535	682,112,072,502
Short-term unearned revenue	318		46,062,427,795	11,060,479,431
Other short-term payables	319	V.14	544,878,875,265	188,076,845,190
Short-term borrowings	320		68,482,383,626,253	55,882,686,213,459
Short-term provisions	321	V.15	11,901,191,883	13,672,830,889
Bonus and welfare fund	322		1,105,148,450,487	1,027,310,381,825
Long-term liabilities	330		35,492,053,355,211	34,617,006,307,593
Long-term accounts payable to suppliers	331		6,536,812,369,874	6,283,630,279,040
Long-term accrual expenses	333	V.13	473,791,239,533	1,143,692,237,207
Other long-term payables	337	V.14	15,398,264,650	12,476,505,170
Long-term borrowings	338		28,356,095,137,594	27,080,443,256,096
Deffered tax liabilities	341		30,296,581,076	29,268,483,140
Long-term provisions	342	V.15	79,659,762,484	67,495,546,940









CONSOLIDATED STATEMENT OF FINANCIAL POSITION - CONTINUED

As at 30 September 2025

As	As at 30 September 2025 30 Sep 2025 1 Jan 2025			
	Code	Note	VND	VND
EQUITY $(400 = 410)$	400		127,516,012,099,269	114,647,457,983,699
Owner's equity	410	V.16	127,516,012,099,269	114,647,457,983,699
Share capital	411		76,754,658,550,000	63,962,502,000,000
Ordinary shares with voting right	411a		76,754,658,550,000	63,962,502,000,000
Investment and development fund	418		1,394,841,242,128	794,841,242,128
Retained profits	421		47,288,178,774,368	49,599,124,109,203
- Retained profit brought forward	421a		43,299,860,299,829	37,624,250,548,129
- Retained profit for the current period			3,988,318,474,539	11,974,873,561,074
Non-controlling interest	429		2,078,333,532,773	290,990,632,368
TOTAL RESOURCES (440 = 300 + 400)	440		246,171,338,287,652	224,489,707,553,981

Hung Yen, 29 October 2025

09001892General Director

Preparer

Tran Xuan Mai

Chief Accountant

Pham Thi Kim Oanh

CÔNG TY CÔ PHÂN 200000 TÂP ĐOÀN

HUNG Nguyen Viet Thang



HO'N P	HAT		*					
Nine-month period ended 30 Sep 2024 KND VND	105,329,189,846,058 965,060,141,36@	14,132,640,174,483	1,918,357,138,231 2,951,496,264,668 <i>1,724,868,147,034</i>	2,107,096,626,732 1,028,197,939,094	9,964,206,482,220	934,469,001,775 491,849,323,513 442,619,678,262 10,406,826,160,482 1,262,588,265,678 (66,191,411,116) 9,210,429,305,920	9,212,798,466,903	General Director Notation Negation Viet Thang
Vine-month period ended 30 Sep 2025 VND	11,030,694,797,872	19,939,610,009,711 91,838,472,382,704 18,101,137,686,007	1,644,508,955,208 3,019,606,990,063 <i>1</i> ,878,331,093,817	2,362,153,613,754 1,025,492,978,030	13,338,393,059,368	190,557,519,434 88,488,563,685 102,068,955,749 13,440,462,015,117 1,829,474,120,646 (15,593,943,868) 11,626,581,838,339	11,589,090,380,691	Hug Yen, 29 October 2025 Hug Yen, 29 October 2025 CÔNG T General Directo CÔ PHÂN * HÔA PHÁT Ngữ ên Việt Th

Thi Kim Oanh Chief Accountain

3,022,946,632,050

3,988,318,474,539

3,021,671,984,903

4,012,252,316,723

16,733,235,327)

27,367,542,366

3,412,385,133,844 427,815,885,551 37,102,736,610)

4,628,313,172,434 632,794,091,038

50 51 52 09

Accounting profit before tax (50=30+40)

Other profit (40=31-32)

Other expenses

Other income

Deferred income tax expense/(benefit)

Surrent income tax expense

Net profit after tax (60=50-51-52)

193,549,476,158

20,718,751,273 57,288,456,258

31 32 40

78,007,207,531

220,917,018,524

(1,274,647,147)

23,933,842,184

62

Attributable to non-controlling interest

Prepare

61

Attributable to parent company's equity

5

Tran Xuan Mai

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832,902,574,260

525,114,798,901

812,194,101,705

528,453,174,917

29,225,083,561,286

4,731,176,724,241

6,087,261,275,166

20

VI.3

711,903,358,963 ,073,210,620,638

34,300,352,057,045

36,793,873,449,413

Revenue from sales of goods and

provision of services Revenue deductibles Net revenue (10 = 01 - 02)

Gross profit (20 = 10 - 11)

Cost of sales

386,457,045,489 36,407,416,403,924 30,320,155,128,758

Three-month period ended 30 Sep 2024

Three-month period

ended 30 Sep 2025

Note

Code

CONSOLIDATED INCOME STATEMENT For the nine-month ended 30 September 2025 344,091,771,518 33,956,260,285,527 720,208,188,679

321,501,544,741

355,963,309,576

798,965,987,739

9.IV VI.7

24

3,385,017,591,478

4,571,024,716,176

30

General and administration expenses

Selling expenses

Net operating profit {30=20+(21-

22)+24-(25+26)}

Share of profit/(loss) in associates

In which: interest expense

Financial expenses Financial income



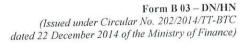
CONSOLIDATED STATEMENT OF CASH FLOWS

(Indirect method)

For the nine-month	n period e	ended 30	September 2025 Nine-month period	Nine-month period
	Code	Note	ended 30 Sep 2025 VND	ended 30 Sep 2024 VND
CASH FLOWS FROM OPERATING ACTI	VITIES			
Profit before tax	01		13,440,462,015,117	6,994,441,026,638
Adjustments for:				
Depreciations and amortisations	02		5,588,006,696,803	3,457,507,209,333
Allowances and provisions	03		(37,755,992,379)	172,692,336,517
Exchange (gains)/loss arising from				700 000 000 000
revaluation of monetary items denominated in foreign currencies	04		385,722,075,036	152,503,577,089
(Gains)/loss from investments	05		(1,005,025,864,876)	(1,055,951,278,124)
Interest expense	06		1,878,331,093,817	1,199,753,348,133
Operating profit before change in working capital	08		20,249,740,023,518	10,920,946,219,586
Change in receivables	09		(6,138,010,245,101)	(3,168,135,199,944)
Change in inventories	10		338,805,880,143	(1,039,047,575,147)
Change in payables and other liabilities	11		(1,403,218,050,970)	(444,000,790,917)
Change in prepaid expenses	12		(435,571,336,037)	(403,611,590,740)
Interest paid	14		(1,741,596,121,764)	(1,235,048,376,365)
Income tax paid	15		(1,712,446,076,800)	(872,710,726,033)
Other payments for operating activities	17		(356, 142, 993, 838)	(509,758,611,539)
Net cash flows from operating activities	20		8,801,561,079,151	3,248,633,348,901
CASH FLOWS FROM INVESTING ACTIV	VITIES			
Payments for additions to fixed assets and other long-term assets	21		(23,862,760,654,722)	(28,237,937,697,847)
Proceeds from disposals of fixed assets and other long-term assets	22		39,150,303,222	809,893,993,394
Payments for purchase of debt instruments of other entities	23		(20,624,512,195,952)	(22,144,981,056,314)
Receipts from collecting loans, sales of debt instruments of other entities	24		20,853,879,872,215	27,715,719,793,411
Payments for investments in other entities	25		(70,900,000,000)	= 0
Disposal of subsidiaries, net of cash disposed	26		450,733,375,384	= .
Receipts of interests on term deposits and loans, dividends and distributed profit received	27		1,007,696,985,593	1,152,330,205,599
Net cash flows from investing activities	30		(22,206,712,314,260)	(20,704,974,761,757)

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CONSOLIDATED STATEMENT OF CASH FLOWS - CONTINUED

(Indirect method)

For the nine-month period ended 30 September 2025

			Nine-month period ended 30 Sep 2025 VND	Nine-month period ended 31 Sep 2024 VND
CASH FLOWS FROM FINANCING ACTIV	/ITIES			
Proceeds from equity issued, capital	31		1,785,700,000,000	130,136,000,000
contributed by non-controlling shareholders Tiền trả lại vốn góp cho cổ đông thiểu số	32		(40,327,020,000)	(102,420,000)
Proceeds from borrowings	33		116,730,001,247,019	132,050,746,021,850
Proceeds from borrowings Payments to settle loan principals	34		(102,854,581,444,591)	(118,732,623,453,079)
Payments to settle loan principals Payments of dividends	36		(11,244,385,820)	(2,627,050,150)
Net cash flows from financing activities	40		15,609,548,396,608	13,445,529,098,621
Net cash flows during the period $(50 = 20 + 30 + 40)$	50		2.204.397.161.499	(3.746.204.909.133)
Cash and cash equivalents at the beginning of the year	60		6.887.646.139.852	12.252.001.160.884
Effect of foreign exchange rate fluctuations	61		519.438.064	(4.798.172.471)
Cash and cash equivalents at the end of the year $(70 = 50 + 60 + 61)$	70	V.1	9.092.562.739.415	8.500.998.079.280

Hung Yen, 29 October 2025

Preparer

Tran Xuan Mai

Chief Accountant

Pham Thi Kim Oanh

09001892General Director

CÔNG TY CỔ PHẨN TẬP ĐOÀN

HOA PHAT

HUNG Nguyen Viet Thang



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

Reporting entity's features I.

Form of ownership 1.

Hoa Phat Group Joint Stock Company ("the Company") is incorporated as a joint stock company in Vietnam, The consolidated financial statements of the Company comprise the Company and its subsidiaries (together referred to as "the Group") and the Group's interest in associates,

Principal activities 2.

- Office leasing;
- Financial investments;
- Integrated investment and construction of infrastructures, industrial zones and urban zones;
- Production of tanks, reservoirs and containers of metal;
- Production of structural metal products;
- Exploration and exploitation of minerals;
- Leasing machines, equipment and motor vehicles;
- Dealing in automobiles, motorbikes, equipment, parts for transport and mining sectors, transport vehicles;
- Production and trading of construction and mining machineries;
- Dealing in electrical, electronic appliances, optical and medical equipment;
- Production, trading, assembly, installation, repair and maintenance of electrical, electronic, electrical refrigeration and civil electrical appliances and air-conditioners;
- Production and trading of raw materials and plastic products;
- Advertisement:
- Civil and industrial construction;
- Exploitation of sand, stones and gravel;
- Production, trading and assembly of furniture products and construction equipment;
- Real estate trading (excluding land price consultancy);
- Domestic and foreign investment advisory (excluding law advisory);
- Production and trading of non-ferrous metal and non-ferrous metal scraps;
- Trading and export and import of steel and supplies for steel making and rolling;
- Production of rolled steel products and roofing sheets;
- Exploitation of metal ores;
- Trading metals, metal ores, iron and steel scraps;
- Making cast iron and steel, and casting cast iron, iron and steel;
- Production of plated and non-plated steel pipes and inox pipes;
- Production and trading of galvanized steel sheet, color coated steel sheet and galvalum steel sheet;
- Rendering sports and gymnastics services (training, competition organisation, athlete transfer);
- Building and renting sports practice ground and competition ground;
- Entrusted export-import activities;
- Raising pigs;
- Raising cows;
- Raising poultry;
- Raising other animals;
- Provision of raising services;
- Processing and preserving meat and meat products;
- Producing feeds for cattle, poultry and aquaculture sector;
- Producing fertilizer and nitrogen compounds;
- Trading agricultural equipment, machineries and accessories;

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Coastal, inland waterway and ocean transportation;

Export, import, trading and distribution of goods not included in the list of goods prohibited from trading in accordance with provisions of law,

Normal operating cycle 3.

The normal operating cycle of the Group is generally within 12 months,

Group structure 4.

Nun Nun	aber of subsidiaries consolidated: 5 aber of subsidiaries which is not consolidated: 0		Rate of
• 1	Subsidiaries Tier 1 Hoa Phat Iron and Steel JSC	Rate of Group's interest 99,999%	Group's voting rights 99,999%
2	Address: 66 Nguyen Du street, Nguyen Du ward, Hai Ba Trung district, Hanoi city, Vietnam; Hoa Phat Steel Products JSC Address: 39 Nguyen Dinh Chieu street, Le Dai Hanh ward, Hai Ba Trung district,	99,996%	99,996%
3	Hanoi city, Vietnam; Hoa Phat Real Estate Development JSC Address: 66 Nguyen Du street, Nguyen Du ward, Hai Ba Trung district, Hanoi city,	99,981%	99,981%
4	Vietnam; Hoa Phat Agriculture Development JSC Address: Pho Noi A Industrial zone, Nguyen Van Linh commune, Yen My district,	94,999%	94,999%
5	Hung Yen province, Vietnam; Hoa Phat Home Appliances JSC Address: 39 Nguyen Dinh Chieu street, Le Dai Hanh ward, Hai Ba Trung district, Hanoi city, Vietnam.	99,909%	99,909%



Accounting period and currency 11.

- Annual accounting period of the Group is from 1 January to 31 December
- Accounting currency of the Group is Vietnam Dong ("VND") 2.

Underlying reporting standards and policies III.

Accounting policies 1.

The Group applies Circular 200/2014/TT-BTC dated 22 December 2014 by MOF on guidelines for accounting system for enterprises and Circular 202/2014/TT-BTC date 22 December 2014 by MOF on guidelines for preparation and presentation of consolidated financial statements.

Declaration of compliance with Accounting Standards and System 2.

The consolidated financial statements are prepared in accordance with Vietnamese Accounting Standards, Vietnamese Accouting System for Enterprises and relevant statutory requirements applicable to preparation and presentation of interim financial statement.

Applicable accounting policies IV.

Applicable foreign exchange rate

Monetary assets and liabilities denominated in currencies other than VND are translated into VND at the account transfer buying rates (for assets) and account transfer selling rates (for liabilities) at the end of the accounting period quoted by the commercial bank where the Group most frequently conducts transactions. Transactions in currencies other than VND during the year have been translated into VND at actual rates of exchange ruling at the transaction dates.

Principles of recognition of cash and cash equivalents 2.

Cash comprises cash balances and call deposits. Cash equivalents are short-term highly liquid investments that are readily convertible to known amounts of cash, are subject to an insignificant risk of changes in value, and are held for the purpose of meeting short-term cash commitments rather than for investment or other purposes.

Principles of recognition of receivables 3.

Trade and other receivables are stated at cost less allowance for doubtful debts.

Allowance for doubtful debts is established for amount of outstanding receivables at the balance sheet date which are overdue more than 6 months or are doubtful of recovery. Increases and decreases to the allowance for doubtful debts balance are recorded as general and administration expense account in the consolidated statement of income.

Principles of recognition of inventories

Recognition principle: Inventories are recognised at the lower price between cost and net realisable value Measurement method: Weighted average method Recording method: Regular filing

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Method of allowance: Allowance for inventories is established for the estimated losses arising due to the impairment of value (through diminution, damage or obsolescence) of inventories owned by the Group, based on appropriate evidences of impairment available at the balance sheet date. Increases and decreases to the allowances for inventories balance are recorded as cost of goods sold account in the consolidated statement of income.

5. Principles of recognition of fixed assets

Recognition: Fixed assets are stated at cost less accumulated depreciation. The consolidated balance sheet state 3 items: Cost, accumulated depreciation, carrying value.

Depreciation method: Straight-line basis method.

6. Principles of recognition of investment properties

Recognition: Investment property held to earn rental is stated at cost less accumulated depreciation. The initial cost of an investment property held to earn rental comprises its purchase price, cost of land use rights and any directly attributable expenditures of bringing the property to the condition necessary for it to be capable of operating in the manner intended by management.

Depreciation method: Straight-line basis method.

7. Principles of recognition of financial investments

Subsidiaries: the entities are under the control of the Group. Subsidiaries' financial statements are included in consolidated financial statements from the date that control commences to the date that control ceases.

Associates: are consolidated using equity method, that initial investment is recognised at cost and subsequently adjusted for changes in the Company's share of the net assets of the associates after the acquisition.

8. Principles of recognition and capitalization of borrowing costs

Borrowing cost are recognised as an expense for reporting period in which they are incurred, except for the borrowing cost relate to borrowings in respect of construction of qualifying assets, in which case the borrowing cost incurred during the period of construction are capitalized as part of cost of the assets concerned.

9. Principles of recognition of prepaid expenses, goodwill

Prepaid expense: Prepaid expenses comprise short-term and long-term prepaid expenses stated in balance sheet, Prepaid expenses are allocated by time of prepayment corresponding to economical benefit generated from these expenses.

Goodwill: Goodwill arises on the acquisition of subsidiaries. Goodwill is measured at cost less accumulated amortisation. Cost of goodwill represents the excess of the cost of the acquisition over the Group's interest in the net fair value of the identifiable assets, liabilities and contingent liabilities of the acquiree. When the excess is negative (gain from bargain purchase), it is recognised immediately in the consolidated statement of income. Goodwill arising on acquisition of a subsidiary is amortised on a straight-line basis over no more than 10 years.

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Principles of recognition of provisions

A provision is recognised if, as a result of a past event, the Group has a present legal or constructive obligation that can be estimated reliably and it is probable that an outflow of economic benefits will be required to settle the obligation. Provisions are determined by discounting the expected future cash flows at a pre-tax rate that reflects current market assessments of the time value of money and the risks specific to the liability.

Principles of recognition of equity 11.

Recognition of owners' equity, capital surplus, other capital: Recognised at actual contributed value.

Recognition of retained profit: is the accumulated profit after income tax.

Principles of recognition of revenue and other incomes

Revenue from sales of goods: Revenue from the sale of goods is recognised in the consolidated statement of income when the significant risks and rewards of ownership have been transferred to the buyer. No revenue is recognised if there are significant uncertainties regarding recovery of the consideration due or the possible return of goods. Revenue on sales of goods is recognised at the net amount after deducting sales discounts stated on the invoice.

Revenue from provision of services: Revenue from services rendered is recognised in the consolidated statement of income in proportion to the stage of completion of the transaction at the balance sheet date. The stage of completion is assessed by reference to surveys of work performed. No revenue is recognised if there are significant uncertainties regarding recovery of the consideration due.

Revenue from sublease of leasehold land and rental income: Rental income from leased property is recognised in the consolidated statement of income on a straight-line basis over the term of the lease. Lease incentives granted are recognised as an integral part of the total rental income.

Revenue from sales of apartments: Revenue from the sale of apartments is recognised in the consolidated statement of income when the significant risks and rewards of ownership have been transferred to the buyer. No revenue is recognised if there are significant uncertainties regarding recovery of the consideration due. The transfer of significant risks and rewards is determined to be at the time of completion and hand over of the apartments.

Interest income: Interest income is recognised on a time basis with reference to the principal outstanding and the applicable interest rate.

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NOTES TO CONSOLIDATED STATEMENT OF FINANCIAL POSITION V.

Cash and cash equivalents 1.

	30 Sep 2025 VND	1 Jan 2025 VND
Cash on hand Cash in banks Cash in transit Cash equivalents	19,989,556,578 2,670,502,999,304 14,400,000 6,402,055,783,533	13,803,222,637 2,905,697,500,571 31,222,700 3,968,114,193,944
Total	9,092,562,739,415	6,887,646,139,852

2. Ho	eld-to-maturity investm	ents			
	30 Sep	2025	1 Jan	1 2025	
	Cost VND	Carrying amount VND	Cost VND	Carrying amount VND	
Held-to-maturity Term deposits	investments – short-term 18,903,949,054,642	18,903,949,054,642	18,974,716,730,905	18,974,716,730,905	
- Term deposits	18,903,949,054,642	18,903,949,054,642	18,974,716,730,905	18,974,716,730,905	

Accounts receivable from customers 3.

	30 Sep	2025	1 Jan 2025		
	Value VND	Allowance VND	Value VND	Allowance VND	
Accounts receivable	from customers – short-to	erm			
Receivable from customers	7,979,265,010,316	(158,272,660,342)	4,352,135,419,872	(159,793,736,285)	
Total	7,979,265,010,316	(158,272,660,342)	4,352,135,419,872	(159,793,736,285)	

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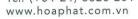
4. Other receivables

	30 Sep 20	125	1 Jan 20	25
*	Value VND	Allowance VND	Value VND	Allowance VND
Other receivables - sh	ort-term			
Interest receivables	390,406,765,707	-	409,591,377,404	
Collaterals	600,893,948,745	-	350,168,193,245	
Others	622,743,480,844	¥	489,233,274,729	(200,000,000)
Total	1,614,044,195,296	-	1,248,992,845,378	(200,000,000)
Other receivables – lo	ng-term			
Collaterals	825,562,606,009	i e	840,594,835,822	-
Total	825,562,606,009	-	840,594,835,822	-

5. Inventories

	30 Sep 2	025	1 Jan 202	.5
	Cost VND	Allowance VND	Cost VND	Allowance VND
Goods in transit Raw materials Tools and supplies Work in progress Finished goods Merchandise inventories	5,817,308,572,434 19,598,684,688,130 1,766,809,415,750 4,165,468,689,330 13,067,620,464,935 623,820,277,130	(1,497,682,896) (3,106,461,355) (401,486,321) (29,756,727,415) (17,292,432,080)	5,559,003,181,956 20,324,528,389,776 3,326,224,899,798 4,048,570,091,614 12,155,686,194,056 673,704,904,662	(17,265,822,207) (3,462,076,448) (9,717,188,881) (62,049,506,084) (8,575,298,721)
Goods on consignment	635,999,114,086	-	104,574,419,951	
Total	45,675,711,221,795	(52,054,790,067)	46,192,292,081,813	(101,069,892,341)

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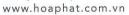
Construction in progress 6.

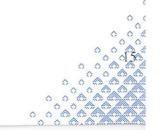
	From 1 Jan 2025
	to 30 Sep 2025
	VND
was a second second	63,655,857,440,382
Opening balance	18,535,970,044,907
Additions during the year	(42,144,695,447,619)
Transfer to tangible fixed assets	(14,237,069,000)
Transfer to intangible fixed assets	(427,507,193,611)
Transfer to long-term prepaid expenses	(61,683,694,294)
Transfer to short-term prepaid expenses	(58,799,654,130)
Other movements	
	39,484,904,426,635
Closing balance	

M

Major constructions in progress were as follows		
	30 Sep 2025 VND	1 Jan 2025 VND
Construction in progress Dung Quat Steel Production Complex Project Container Project Hai Duong Steel Production Complex Project Agriculture Projects Long An Steel Products Projects Other Projects	35,422,941,666,775 2,080,685,694,292 430,280,882,466 282,454,957,485 192,432,104,629 1,076,109,120,988	60,108,146,801,210 2,232,011,190,346 142,921,041,291 326,243,686,515 585,094,789,234 228,142,915,483
Total	39,484,904,426,635	63,655,857,440,382

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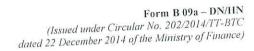


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ED FINANCIAL STATEMENTS - CONTINUED

ARMONY F	Lotal Total		108,146,566,348,954 662,179,975,415	42,144,695,447,619	(247,233,685,919)	(1,660,213,417)	150,704,510,599,924		40 902,415,373,906	5,483,937,172,904	(212,961,153,117)	(2,092,176,142)		46,171,261,944,823		67,244,150,975,048	104,533,248,655,101	
	Others	VND	84,937,533,478 8,763,044,866	1,198,311,300	Y - 1	(20,321,511) (118,312,100)	94.760.256,033		57 570 525 65	10,315,762,230	10	(20,321,511)	6,807,042	39,659,311,514		, 55,580,469,725	55,100,944,519	
	Livestock	VND	208,025,132,383	12,350,986,973			356 011 250 000	250,511,975,077		86,691,549,418 38,871,951,095	1	•	i .	125,563,500,513		121,333,582,965	94,812,618,843	
SIMENTS - CO	Office	VND		64,633,128,177	(37,272,728)	(1,541,259,673)	52,299,120	378,993,106,870		30,543,136,939 30,543,136,939	(51,512,115)	(1,541,259,673)	ı	201 044 066 804	. 00,000,1+10,107	75,831,027,206	121,049,040,066	
(ANCIAL STATE	Motor vehicles	VND	3	554,749,618,126			572,470,460	4,332,686,839,461		1,784,257,968,156 295,869,488,147	i.	(34,057,854,083)	(1,908,272,202)		2,044,161,330,019	1 006 068 048 940		
OLIDATED FIN	Machinery and	equipment VND	66,263,098,120,964	86,362,308,381	27,570,665,598,985	(188,010,533,606)	(506,458,088)	93,730,496,240,741		29,197,724,259,937 3,705,436,896,670	ï	(157,870,275,231)	(1,163,082,429)	(6,807,043)	32,744,120,991,904		37,065,373,861,027	60,986,375,248,837
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTROLLED FOR THE CONSOLIDATED FINANCIAL STATEMENTS - CONTROLLED FINANCIAL STATEMENTS - CONT	mildings		VND 27 604 469.055.561 6		14,362,983,047,505	(21,483,347,751)	ī	51,947,198,037,463		9,575,405,070,376 1,402,899,937,823	1	(19,491,764,130)	999,500,000	I.	10,959,812,744,069		28,029,063,985,185	40,987,385,293,394
NOTE	Tangible fixed assets			ry 2025	Transfer from construction in progress	Disposal of subsidiaries Disposals and written off	Other movements	Reclassification As at 30 September	2025	Accumulated depreciation As at 1 January 2025	Depreciation	Disposal of substitution	off	Reclassification	As at 30 September	2025 Net book value	As at 1 January 2025	As at 30 September 2025

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8.

8. Intangible fixed assets	Land use rights	Software	Others	Total
	VND	VND	VND	VND
Cost As at 1 January 2025	178,394,670,071	182,466,424,209 850,000,000	6,196,510,427	367,057,604,707 850,000,000
 Additions Transfer from construction in progress 	-	14,237,069,000 (1,338,982,000)	-	14,237,069,000 (1,338,982,000)
Disposals and written offDisposal of subsidiaries		(76,500,000) 196,138,011,209	6,196,510,427	(76,500,000) 380,435,441,707
As at 30 September 2025 Accumulated amortisation As at 1 January 2025 - Amortisation - Disposals and written off - Disposal of subsidiaries	33,046,972,633 1,981,931,940 35,028,904,573	145,369,808,997 19,178,819,434 (1,338,982,000) (76,500,000)	4,424,844,611 127,559,943 - 4,552,404,554	182,841,626,241 21,288,311,317 (1,338,982,000) (76,500,000) 202,714,455,558
As at 30 September 2025 Net book value As at 1 January 2025 As at 30 September 2025	145,347,697,438 143,365,765,498	37,096,615,212	1,771,665,816 1,644,105,873	1 10

Investment properties

9. Investment properties	Land use rights VND	Buildings VND	Total VND
Cost As at 1 January 2025 Additions	55,702,700,965 55,702,700,965	804,846,314,650 3,086,578,819 807,932,893,469	860,549,015,615 3,086,578,819 863,635,594,434
As at 30 September 2025 Accumulated depreciation As at 1 January 2025	55,702,700,903	300,950,552,522 26,016,177,050	300,950,552,522 26,016,177,050
Depreciation As at 30 June 2025	_	326,966,729,572	326,966,729,572
Net book value As at 1 January 2025 As at 30 September 2025	55,702,700,965 55,702,700,965	503,895,762,128 480,966,163,897	559,598,463,093 536,668,864,862
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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

INT DEVE	ELOPMENT	VND	4,269,141,694,868 346,785,871,577	427,507,193,611 (7,403,258,265) (41,898,905,093)	(603,596,020,517)	4,390,536,576,181
E	•		4,269,1 346,7	427,5 (7,4 (41,8	(603,5	
0.41	Officers	VND	237,131,485,039 28,715,021,151	108,737,689,198 (7,852,444,000) (41,898,905,093)		829,734,908,444 327,104,977,474 228,057,511,266
	Site clearance costs	VND	307,850,737,886 237,131,485,039 - 28,715,021,151	1 1 1	(7,673,124,284) 26,927,363,872	327,104,977,474
	Overhaul and major maintenance	expenses	681,796,724,167 193,328,041,807	311,344,433,809 449,185,735	(355,062,309,500) (2,121,167,574)	829,734,908,444
	Tools and supplies	VND	138,684,894,554 120,601,030,419	7,425,070,604	- (103,832,960,657) 16,997,603,684	179,875,638,604
l expenses	Prepaid land costs	UNA	2,903,677,853,222		- (55,027,769,784) (27,028,321,245)	2,825,763,540,393
Long-term prepaid expenses			Balance as at 1 January 2025	Additions Transfer from construction in progress Other movements	Disposals Allocation for the period Reclassification	Balance as at 30 September 2025
10.			Balan 2025	Oth D	Dis All Ree	Ba

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

11. Goodwill

Subsidiaries	As at 30 Sept Cost VND	ember 2025 Net book value VND	As at 1 Jan Cost VND	uary 2025 Net book value VND
Nhon Trach Trading	195,950,665	5)	195,950,665	2
Services Co.,Ltd New City Development	61,119,413,012	40,067,170,745	61,119,413,012	44,651,126,723
Investment Co,,Ltd Long Viet Construction JSC	59,880,000,000	12,030,580,538	59,880,000,000	18,962,000,000
Total	121,195,363,677	52,097,751,283	121,195,363,677	63,613,126,723



12. Taxes, other payables and other receivables to State Treasury

As at 30 September 2025	Payables VND	277,922,335,429	25,839,819,588	1,779,742,026,335	7,222,074,216	3,416,491,853	662,587,238	4,517,203,508	4,419.092.905 2.106.828 051 547
As at 30	Receivables VND	425,650,100	22,310,478 8,755,701	2,885,564,914	26,232,120	Ü	ī	386,951,859	4,419.092.905
Disposal of a subsidiary	VND	T 1	ř. É	(90,191,488)	(969,075)	1	Ĺ	1	(91,160,563)
Tax paid	VND	(402,313,377,224)	(208,848,860,240) (318,573,704,580)	(1,712,536,268,288)	(159,504,405,390)	(242,123,369,437)	(32,923,297,072)	(4,741,872,560)	(68,795,656,515) (7,102,685,773,248) (91,160,563)
Tax incurred	VND	653,727,719,397	201,193,192,281 318,585,846,103	1,829,474,120,646	156,841,127,254	243,896,570,731	31,641,611,876	9,288,088,901	6,745,282,750,460
As at 1 January 2025	Payables VND	30,512,129,784	33,499,775,057	4,402,005,044 1,664,410,805,595	10,166,130,374	1,643,290,559	1,944,272,434	1,325,567	10,074,967,536 1,743,411,429,415
As at 1 J.	Receivables VND	4,429,786,628 478,701,807	26,597,988 8,288,807	4,402,005,044	306,041,067	1,00	1	417,290,259	10,074,967,536
		Value added tax Import value added tax	Withholding tax Import-export tax Comorate income	tax Personal income	tax Special	consumption tax Natural resource	taxes	Land rental Other taxes	Total

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

13. Accrual expenses	30 Sep 2025 VND	1 Jan 2025 VND
Short-term accrual expenses Interest expense Promotion expense	315,606,883,531 356,589,363,280 727,114,319,724	284,756,230,119 188,258,389,011 209,097,453,372
Others	1,399,310,566,535	682,112,072,502
Long-term accrual expenses Accruals for cost of Industrial zone land and apartments Accruals for infrastructure maintenance	432,200,952,856 41,590,286,677	1,089,692,237,207 54,000,000,000
Total	473,791,239,533	1,143,692,237,207
14. Other payables	30 Sep 2025 VND	1 Jan 2025 VND

14. Other payables	30 Sep 2025 VND	1 Jan 2025 VND
Other short-term payables Interest expense and dividend payable Sales discounts Trade union fee, social and health insurance	9,849,521,651 10,009,011,652 82,506,740,869 442,513,601,093	10,649,007,204 4,582,516,447 21,587,116,182 151,258,205,357
Others	544,878,875,265	188,076,845,190
Total Other long-term payables Apartment maintenance fund Others	15,398,264,650	12,476,505,170
Others	15,398,264,650	12,476,505,170
Total	Company of the second s	

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

15. Provisions	30 Sep 2025 VND	1 Jan 2025 VND
Short-term provisions Warranties	11,901,191,883	13,672,830,889
Total	11,901,191,883	13,672,830,889
Long-term provisions Warranties Environmental restoration	48,261,868,772 31,397,893,712	36,675,399,634 30,820,147,306
Total	79,659,762,484	67,495,546,940



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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

a. Changes in equity

114,647,457,983,699	290,990,632,368 114,6	49,599,124,109,203	794,841,242,128	313	63,962,502,000,000
(202,746,476,4)	(55,511,568)	17,755,618	(2,559,071,836)	SI .	
. (985 968 F05 C)	- 235113637	20,800,000,000	(20,800,000,000)		
(68,000,000,000)	1	(68,000,000,000)	*	3	
(365,120,275,000)	(35,715,587)	(365,084,559,413)	3	0.	
(6,286,212,365)	(6,286,212,365)	ï	3	i.	
1	ж.	(2,603,084,583,730)	ï	(3,211,560,416,270)	(3,211
12,020,023,621,271	(1,420,214,803) 12,02	12,021,443,836,074	a.	SE:	
(119,560,000)		1	4	SIC	
233,136,000,000	233,136,000,000 23		,	ä	
102,836,419,239,379	65.769,846,491 102,8	40,593,031,662,654	834,782,434,216	3,211,560,416,270	3,2
AND	VND	VND	VND	VND	
Total	Non-controlling interest	Retained profits	Investment and development	Capital surplus	Capit

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	Share capital	Investment and development fund	Retained profits	Non-controlling interest	Total
	VND	VND	VND	VND	VND
As at 1 January 2025 Capital refunds to non-controlling shareholders	63,962,502,000,000	794,841,242,128	49,599,124,109,203	290,990,632,368	114,647,457,983,699
Shareholders Disposal of a subsidiary Net profit for the period Dividends paid by subsidiaries to non-			11,589,090,380,691	(40,327,020,000) (27,000,000) 37,491,457,648	(40,327,020,000) (27,000,000) 11,626,581,838,339
controlling shareholders Changes in ownership interests in existing subsidiaries without loss of control	, ,		(69,783,543,079)	(11,768,977,758) 12,708,543,079	(11,768,977,758)
Appropriation to bonus fund for Board of Directors and remuneration fund for Board of Managements	A.		(220,000,000,000)	í	(220,000,000,000)
Appropriation to bonus and welfare fund Appropriation to Investment and	Ī.	ľ	(214,529,725,000)	ī	(214,529,725,000)
Development fund Other movements	Ÿ Ÿ	600,000,000,000	(600,000,000,000)	3.565 897 436	
As at 30 September 2025	76,754,658,550,000	1,394,841,242,128	47,288,178,774,368	2,078,333,532,773	127,516,012,099,269

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

1920	***	1	
b.	Share	capital	transactions

b.	Share capital transactions		
		From 1 Jan 2025 to 30 Sep 2025 VND	From 1 Jan 2024 to 31 Dec 2024 VND
	Owner's equity Opening balance Share capital issued during the period	63,962,502,000,000 12,792,156,550,000	58,147,857,000,000 5,814,645,000,000
	Payment of dividends in the form of shares Closing balance	76,754,658,550,000	63,962,502,000,000
c.	Shares		
		30 Sep 2025 Shares	1 Jan 2025 Shares
	Authorised share capital	7,675,465,855	6,396,250,200
	Issued share capital Ordinary shares	7,675,465,855	6,396,250,200
	Treasury shares	7,675,465,855	6,396,250,200
	Shares in circulation Ordinary shares	7,675,465,855	6,396,250,200 10,000
	* Par value	10,000	10,000
	17. Funds		
		30 Sep 2025 VND	1 Jan 2025 VND
	Invesment and development fund Bonus and welfare fund	1,394,841,242,128 1,105,148,450,487	794,841,242,128 1,027,310,381,825

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED NOTES TO CONSOLIDATED STATEMENT OF INCOME

Revenue 1.

1. Revenue		
	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Sep 2024 VND
Revenue from sales of goods Revenue from provision of services	36,183,139,319,206 192,998,999,237	33,401,203,476,338 168,924,232,785
Revenue from sublease of leasehold land and rental of investment properties, sales of real estate	417,735,130,970	730,224,347,922
Total =	36,793,873,449,413	34,300,352,057,045
* *		
2. Revenue deductible		
	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Jun 2024 VND
	352,046,928,186	303,032,829,978
Sales discounts	324,506,950	353,347,423
Sales allowances Sales returns	34,085,610,353	40,705,594,117
Total	386,457,045,489	344,091,771,518
Net revenue	36,407,416,403,924	33,956,260,285,527
Net revenue on the basis of geographical segments:		
Net revenue	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Sep 2024 VND
Oversea Domestic	4,588,848,707,031 31,818,567,696,893	
Total	36,407,416,403,924	33,956,260,285,527
Manufacture (Control of Control o		

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

Cost of sales 3.

Finished goods and merchandise goods sold Services provided Cost of leasehold land subleased, investment property	Three-month period ended 30 Sep 2025 VND 29,827,914,115,197 104,227,398,722 388,013,614,839	Three-month period ended 30 Sep 2024 VND 28,726,108,279,519 127,384,514,267 371,590,767,500
held to earn rental and real estate sold Total	30,320,155,128,758	29,225,083,561,286
4. Financial income	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Sep 2024 VND
Interest from deposits and loans Gain from disposal of financial investments Realised foreign exchange gains Unrealised foreign exchange gains Other financial income	445,292,978,825 13,486,500,000 252,158,044,378 412,711,142 553,124,618	255,961,355,763 158,326,305,340 113,510,636,275 654,877,539
Total	711,903,358,963	528,453,174,917
5. Financial expenses	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Sep 2024 VND
Interest expense Realised foreign exchange losses Unrealised foreign exchange losses Other financial expenses	812,194,101,705 216,091,645,878 43,997,458,231 927,414,824	525,114,798,901 295,015,214,917 9,158,739,869 3,613,820,573
Total	1,073,210,620,638	832,902,574,260

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

Selling expenses 6.

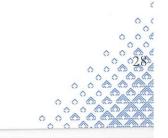
6. Sening expenses	Three-month period ended 30 Sep 2025 VND	Three-month period ended 30 Sep 2024 VND
Advertising expenses Staff costs Depreciation expenses Transportation and exportation expenses Outside services and other selling expenses	32,294,434,985 78,550,814,219 31,344,847,525 347,588,268,469 309,187,622,541	21,570,112,818 51,052,626,555 14,717,095,206 440,142,417,491 192,725,936,609
Total	798,965,987,739	720,208,188,679

General and administration expenses 7.

7. General and	Three-month period ended 30 Jun 2025 VND	Three-month period ended 30 Jun 2024 VND
Staff costs Depreciation expenses Outside services and other general and administration	111,008,300,676 36,216,696,954 208,738,311,946	104,851,203,998 29,471,435,110 187,178,905,633
Total -	355,963,309,576	321,501,544,741

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED

VII. OTHER INFORMATIONS

1. Segment reporting

The Group chooses its business segments as its primary reporting segment because the Group's exposure to risk and rate of return is primarily affected by differences in products and services provided by the Group. Geographical parts are secondary reporting. Business activities of the Group are organized and managed in accordance with the nature of the products and services provided by the Group with each division being a strategic business unit providing various products.

Inter-segment transactions are eliminated from consolidated financial statements.

Informations of revenue, profit, assets and liabilities of segments are as follow:





Items	Production and trading of steels	Agriculture	Real estates	Elimination	Total
For these	QNA	VND	VND	VND	VXN
rot turee-month period ended 30 Sep 2025 Revenue	l 30 Sep 2025				
Net external revenue	33,912,285,656,987	2 030 768 299 521			
Net inter-segment revenue	4,057,838,892,240	342 061 527	464,362,447,416	1	36,407,416,403,924
Total net segment revenue	37,970,124,549,227	2,031,110,361,048	474 894 035 416	(4,068,712,541,767)	1
Income	31		OIL CONTROL	(4,000,717,541,707)	36,407,416,403,924
Segment net operating profits	6,961,983,424,670	385,826,799,662	465,368,079,547	(3,242,153,587,703)	4.571.024.716.176
Other income	76,083,661,466	1,520,031,759	648 879 737	(245 364 031)	
Other expenses	18,673,228,340	48,926,791	1.996,596,145	(3)	70,715,727,531
Segment net operating profits before tax	7,019,393,857,796	387,297,904,630	464,020,362,639	(3,242.398.952.631)	20,/18,/51,2/3
Current income tax expenses	535,928,193,993	27,349,987,723	69.515.909.322		+C+,471,C1C;C2C;
Not must be tax benefit	(2,167,176,585)	1,947,185,409	1,763,581,716	(18.276.825.867)	032,794,091,038
ייני או מווי מוופר ומא	6,485,632,840,388	358,000,731,498	392,740,871,601	(3,224,122,126,764)	4,012,252,316,723
As at 30 Sep 2025					
Segment assets	327,511,171,313,410	4,518,897,496,264	14 720 056 376 004	2011 00E 20E 0E3 (01)	
Total	327,511,171,313,410	4,518,897,496,264	14.720.056,276.094	(100 578 786 768 116)	246,171,338,287,652
Segment liabilities	122,821,715,659,211	1,599,925,886,297	1.591 406 092 171	(100,576,786,798,116)	246,171,338,287,652
lotal	122,821,715,659,211	1,599,925,886,297	1,591,406,092,171	(7.357.721.449.296)	118,655,526,188,383
Cost				(OCHICLE IN THE COLL)	586,881,926,669,011
Tangible fixed assets	145,915,278,041,123	4,522,606,534,783	400 891 442 822	(134 3CF 410 004)	19 10 10 10 10 10 10
Intangible fixed assets	358,936,082,341	19,468.648,539	1 406 645 460	(134,263,418,804)	150,704,510,599,924
Accumulated depreciation and amortisation	amortisation		00+,0+0,00+,1	917,815,367	380,729,191,707
Tangible fixed assets	(42,666,754,900,773)	(3,247,516,331,756)	(312 535 852 510)		
Intangible fixed assets	(195,163,454,043)	(5 479 850 088)	(115,250,652,510)	02,245,140,216	(46,171,261,944,823)
्र वि		(200,000,000)	(1,153,336,060)	(917,815,367)	(202,714,455,558)

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Items	Production and trading of steels	Agriculture	Real estates	Elimination	Total
V For three-month period ended 30 Sep 2024	VND 30 Sep 2024	VND	AND	VND	VND
Revenue	č				
Net external revenue	31,354,619,000,688	1,833,367,780,778	768 273 504 061		# 10 t 0 / 120 t C
Net inter-segment revenue	3,621,040,775,550	581,618,507	7 904 901 583	- (3 670 577 705 640)	175,582,002,059,55
Total net segment revenue	34,975,659,776,238	1,833,949,399,285	776,178,405,644	(3,629,527,295,640)	- 23 65 796 750 55
Income				(a) also call a second	140,004,004,007,00
Segment net operating profits	5,698,923,255,944	312,876,674,377	379,088,475,368	(3,005,870,814,211)	3,385,017,591,478
Other income	219,041,682,071	1,081,649,355	2,959,684,752	(2,165,997,654)	220.917.018.524
Other expenses	188,794,242,781	2,772,798,750	2,597,104,606	(614,669,979)	193,549,476,158
Segment net operating profits before tax	5,729,170,695,234	311,185,524,982	379,451,055,514	(3,007,422,141,886)	3,412,385,133,844
Current income tax expenses	312,389,369,189	29,930,196,003	85,496,320,359		427 815 885 551
Deferred income tax benefit	(7,087,652,841)	28,801,261	(8,025,912,679)	(22,017,972,351)	(37 107 736 610)
Net profit after tax	5,423,868,978,886	281,226,527,718	301,980,647,834	(2,985,404,169,535)	3,021,671,984,903
As at 30 Sep 2024					
Segment assets	278,372,587,804,342	4,920,811,899,207	9,895,210,732,530	(81,802,266,507,961)	211 386 343 028 118
Total	278,372,587,804,342	4,920,811,899,207	9,895,210,732,530	(81,802,266,507,961)	211,386,343,928,118
Segment liabilities	98,591,520,179,739	1,539,782,411,452	2,311,856,117,045	(2,835,912,016,578)	99,607,746,691,658
Total	96,868,306,777,947	1,486,515,369,369	1,859,779,436,313	(2.282.086.206.813)	918 915 315 60 10
Cost				(arctantantantantantantantantantantantantant	010,010,010,010,010
Tangible fixed assets	103,477,994,401,088	4,397,243,266,795	385.612.013.204	(106 902 280 641)	108 153 047 400 445
Intangible fixed assets	342,088,524,481	18,851,058,539	1.183.145.460	917.815.367	363 040 543 647
Accumulated depreciation and amortisation	amortisation			100,010,110	1+0,0+0,0+0,000
Tangible fixed assets	(36,750,996,965,307)	(2,862,285,062,305)	(291,069,406,687)	36,453,702,204	(360 657 688 598 65)
Intangible fixed assets	(165,750,004,904)	(5,622,380,609)	(1,151,136,841)	(917.815.367)	(173.441,337.721)
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2. Statement for profit movement over 10%

Profit after tax of the three-month period ended 30 sep 2025 is VND 4,012 billion, increases by VND 991 billion, equivalent to 33% compared to previous corresponding period (VND 3,022 billion). This outcome is almost derived from growth in sales volume, lower cost of steel segment.

Hung Yen, 29 October 2025

Preparer

Tran Xuan Mai

Chief Accountant

Pham Thi Kim Oanh

09001892 General Director

HUNGNeryen Viet Thang

