

A3.04A12 The GoldView Apartment, 346 Ben Van
Don Street, Vinh Hoi Ward, Ho Chi Minh City

No: 148 /CV-SMV
*Rgd: Explanation of fluctuations in business
results in Semi-annual of 2025 compared to Semi-
annual 2024 by over 10%*

Ho Chi Minh City, August 14th, 2025

ATTENTION: - THE STATE SECURITIES COMMISSION OF VIETNAM
- HANOI STOCK EXCHANGE

I. ABOUT THE INFORMATION DISCLOSURE ORGANIZATION

Name of company: Sao Mai Viet Investment and Development Joint Stock Company

Stock symbol: UNI

Address of headoffice: A3.4A12 The GoldView Apartment, 346 Ben Van Don Street, Vinh Hoi Ward,
Ho Chi Minh City

II. INFORMATION DISCLOSURE CONTENT

Pursuant to Circular No. 155/2015/TT-BTC dated October 6th, 2015 of the Ministry of Finance, Sao
Mai Viet Investment and Development Joint Stock Company explains the difference of over 10% as
follows:

Description	Semi-annual 2025	Semi-annual 2024	% Fluctuation
Revenue	900.000.000	655.000.000	37%
Net profit after tax	45.175.996	55.711.913	-19%

Reasons:

- Revenue in Semi-annual 2025 compared to the same period in 2024 increased by 37%
- Profit in Semi-annual 2025 decreased by 19% compared to Semi-annual 2024 due to increased other expenses during the period.
- Above are the explanations of Sao Mai Viet Investment and Development Joint Stock Company on the profit change of the financial report Semi-annual 2025 compared to the same period in 2025.

Best regards.

To: - As above
- Save documents

GENERAL DIRECTOR

VU THI NHU MAI