

VINACONEX 21 JOINT STOCK COMPANY

No. 09 /V21

SOCIALIST REPUBLIC OF VIETNAM

Independence - Freedom - Happiness

*Regarding: Announcement and explanation of
consolidated financial statements QIV/2024*

Hanoi, 16 /01/2025

**Dear: - STATE SECURITIES COMMISSION
- HANOI STOCK EXCHANGE**

1. Company Name: Vinaconex 21 Joint Stock Company
2. Stock code: V21
3. Head office address: Ba La street - Phu La ward - Ha Dong district - Hanoi
4. Phone: 0246.325.6588
5. Person making information disclosure: Nguyen Manh Ha
6. Content of published information:
 - 6.1 The consolidated financial report QIV/2024 of Vinaconex 21 Joint Stock Company was prepared on 16/01/2025, including: balance sheet, income statement, cash flow statement, and notes to the financial statements.
 - 6.2 Explanation content:
 - * Profit after tax on the consolidated financial statements QIV/2024 is negative VND 1,235,613,236 by:
 - Revenue in Q4/2024 is low, reaching only 35,161 billion VND.
 - Fixed costs such as financial costs and business management costs in the period are higher than previous periods.
 - * Profit after corporate income tax in the QIV/2024 business results report changes by 10% or more compared to the QIV/2023 report due to the following main factors:
 - Revenue in Q4/2024 is only 56% of revenue in Q4/2023.
 - Business management costs in the period increased by 163% compared to QIV/2023.

Therefore, Profit after tax in QIV/2024 is VND (1,235,613,236) while in QIV/2023 it is VND 599,472,895.



7. Website address posting full financial report: www.vinaconex21.vn

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

Thank you very much!

Recipients:

-As above;

-Office



CHỦ TỊCH HỘI ĐỒNG QUẢN TRỊ
Nguyễn Mạnh Hà



PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS**Dear: Hanoi Stock Exchange**

Pursuant to the provisions of Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding information disclosure on the stock market, Vinaconex 21 Joint Stock Company shall disclose information on the financial statements of QIV/2024 to the Hanoi Stock Exchange as follows:

1. Organization name:

- Stock code: V21

- Address: Ba La street, Phu La ward, Ha Dong district, Hanoi city

- Contact phone number/Tel: 024.6325.6588

- Email: Vinaconex21@gmail.com

- Website: Vinaconex21.vn

2. Information disclosure content:

- **Financial Statements QIV/2024**

Separate financial statements (Listed organizations without subsidiaries and superior accounting units with affiliated units);

Consolidated financial statements (Listed organization with subsidiaries);

Consolidated financial statements (Listed organizations with accounting units under their own accounting apparatus).

- Cases that must explain the cause:

+ The audit organization gives an opinion other than an unqualified opinion on the financial statements (for audited financial statements):

Yes

No

Explanatory text in case of integration:

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):

Yes

No

Explanatory text in case of integration:

Yes

No



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

Yes No

Explanatory text in case of integration:

Yes No

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

Yes No

Explanatory text in case of integration:

Yes No

This information was published on the Company's website on: 16/01/2025 at the link: <https://vinaconex21.vn/>

3. Report on transactions worth 35% or more of total assets in 2024.

In case a listed organization has transactions, it is recommended to fully report the following contents:

- Transaction content: None
- Ratio of transaction value/total asset value of the enterprise (%) (based on the most recent financial report):
- Transaction completion date:

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

Attached documents:

- Consolidated financial report QIV/2024
- Explanatory document No. 09/V21 dated 16/01/2025

VINACONEX 21 JOINT STOCK COMPANY ✓



CHỦ TỊCH HỘI ĐỒNG QUẢN TRỊ
Nguyễn Mạnh Hà