# THE VIET NAM NATIONAL GENERAL EXPORT – IMPORT JOINT STOCK COMPANY NO.1

# SOCIALIST REPUBLIC OF VIETNAM Independence - Freedom – Happiness

No: 88 /Q2.2025/TH1

statements in 2024):

Yes

Hanoi, July 30, 2025

# 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 the disclosure of information on the stock market, The Vietnam National General Export - Import Joint Stock Company No.1 shall disclose the financial statements (FS) for the second quarter of 2025 to the Hanoi Stock Exchange as follows: 1. Company name: The Viet Nam National General Export – Import Joint Stock Company No.1 - Stock code: TH1 - Address: 46 Ngo Quyen, Hang Bai Ward, Hoan Kiem District, Ha Noi. - Phone number: 024.38265190 - Email: gexim@gel.com.vn Website: https://gel.com.vn 2. Information disclosure content: - 2st quarter, 2025 Financial Statements Separate financial statements (Listed organizations have no subsidiaries and the superior accounting unit has affiliated units); Consolidated financial statements (Listed organization with subsidiaries); Consolidated financial statements (Listed organizations have their own accounting units and accounting apparatus). - Cases that must explain the cause: + The audit organization gives an opinion that is not an unqualified opinion on the financial statements (for the reviewed/audited financial statements ......): Yes No Explanatory text in case of integration: Yes

+ Profit after tax in the reporting period has a difference of 5% or more before

No

and after auditing, changing from loss to profit or vice versa (for audited financial

	me tax in the business results report of the reporting
	mpared to the same period report of the previous year:
V Yes	. No
Explanatory text in case of i	
Yes	No
	orting period is a loss, changing from profit in the
same period last year to loss in th	is period or vice versa:
✓ Yes	No No
Explanatory text in case of i	ntegration:
√ Yes	No No
This information was publis	shed on the company's website on July 30, 2025 at
website: https://gel.com.vn/vi/ca	
Attached documents:	Organization representative
- 2st quarter, 2025 Financial Statements;	Legal representative/
- Explanatory text.	Authorized person to disclose information has
	(Sign, state (1) position, seal)
	CÔNG TY
	XUÂI-NHÂR KHÂULUL
	TổNG HO TI
	VIETNAM
	TIEM - THE
	TỔNG GIÁM ĐỐC
	Vũ Chi Phương

GENERALEXIM .,JSC 46 Ngo Quyen, Cua Nam, Ha Noi



# CONSOLIDATED FINANCIAL STATEMENTS

2nd Quarter of 2025 From 01 April 2025 to 30 June 2025

# The Vietnam National General Export Import Joint Stock Company No.1

46 Ngo Quyen, Cua Nam Ward, Ha Noi

FORM B 01-DN/HN

(Issued under Circular No 200/2014/TT-BTC dated 22 December 2014 of the Ministry of Finance

# CONSOLIDATED BALANCE SHEET

As at 30/06/2025

Unit: VND

ITEMS	Code	Notes	30/06/2025	01/01/2025
A-SHORT -TERM ASSETS	100		914,278,478,973	428,798,331,005
I. Cash and cash equivalents	110	V.1	11,590,722,328	4,128,301,054
1. Cash	111		11,590,722,328	4,128,301,054
Cash equivalents	112			
II. Short - term financial investment	120	V.2	567,061,648,431	290,762,204,901
Held for trading Securities	121		24,636,399,250	24,636,399,250
Provisions for devaluation of held for trading	122			
securities (*)	122		• ,	-
3. Held to maturity investments	123		542,425,249,181	266,125,805,651
III. Short - term receivables	130		178,663,413,361	95,778,674,263
1. Short - term trade receivables	131	V.3	150,352,687,394	63,071,156,189
2. Short - term advances to suppliers	132	V.3	13,285,391,367	22,779,956,483
3. Inter - company receivables	135		-	160 406 201 166
4. Other short - term receivables	136	V.4a	173,359,164,174	168,406,391,166
5. Provision for short - term doubtful debts (*)	137	V.5	(158,333,829,574)	(158,478,829,575)
IV. Inventories	140	V.6	152,360,325,439	33,289,761,728
1. Inventories	141		152,360,325,439	33,289,761,728
2. Provision for devaluation of inventories (*)	149	-	-	4 020 200 050
V. Other current assets	150		4,602,369,414	4,839,389,059
1. Short - term prepayments	151	V.9	294,923,696	312,762,791
2. Value added tax deductibles	152		3,894,288,448	4,113,468,998
3. Taxes and other receivables from the State budget	153		413,157,270	413,157,270
4. Other current assets	155			-
B - LONG - TERM ASSETS	200		220,676,115,828	350,511,360,878
I. Long - term receivable	210		19,834,299,996	99,834,299,996
Receivables for long - term loans	215		19,734,299,996	19,734,299,996
2. Other long - term receivables	216	V.4b	100,000,000	80,100,000,000
II. Fixed assets	220	V.7	4,990,253,203	4,026,734,475
Tangible fixed assets	221		1,838,453,203	874,934,475
- Cost	222		4,332,966,132	3,323,027,787
- Accumulated depreciation (*)	223		(2,494,512,929)	(2,448,093,312)
2. Intangible fixed assets	227		3,151,800,000	3,151,800,000
- Cost	228		3,151,800,000	3,151,800,000
- Accumulated amortisotion (*)	229		-	-
III. Investment property	230	V.8	105,045,140,244	106,554,711,810
- Cost	231		150,100,381,782	150,100,381,782
- Accumulated depreciation (*)	232		(45,055,241,538)	(43,545,669,972)
V. Long - term financial investments	250		89,521,257,489	138,766,418,104
1. Investment in subsidiary companies	251			-
2. Investment in joint-ventures, associates	252		89,521,257,489	93,266,418,104
3. Equity investments in other entities	253		1,200,000,000	1,200,000,000
4. Provisions for impairment of long - term financial investment (*)	254	- 1	(1,200,000,000)	(1,200,000,000)
5. Held-to-maturity investment	255			45,500,000,000
V. Other long - term assets	260		1,285,164,896	1,329,196,493
Cother long - term assets     Long - term prepayments	261	V.9	1,285,164,896	1,329,196,493
TOTAL ASSETS (270 = 100 + 200)	270		1,134,954,594,801	779,309,691,883
	2,0		1,10-1,50 1,001	,,,
RESOURCES	200		1,100,421,808,918	745,885,751,982
C - LIABILITIES	300 310		905,485,313,791	475,120,498,781
I. Current liabilities	311		72,265,370,934	17,029,517,137
1. Short - term trade payables	311	V.11	7,399,207,493	4,843,100,071
2. Short - term advances from customers	313	V.11	1,246,650,167	29,004,459
3. Taxes and amounts payable to the State budget	313	V.11	1,145,178,885	3,095,607,829

TOTAL RESOURCES $(440 = 300 + 400)$	440		1,134,954,594,801	779,309,691,883
7. Non - controlling interests	429		38,713,512	39,151,296
- Retained earnings of the current period	421b		1,109,283,766	24,956,391,609
- Retained earnings accumulated to the end of the previous period	421a		(150,357,328,958)	(175,313,720,567)
6. Retained earnings	421		(149,248,045,192)	(150,357,328,958)
5. Investment and development fund	418		23,940,421,305	23,940,421,305
4. Treasury shares	415		(981,900)	(981,900)
3. Other sources of capital	414		7,262,420,104	7,262,420,104
2. Share premium	412		17,147,588,054	17,147,588,054
- Ordinary shares carrying voting rights	411a		135,392,670,000	135,392,670,000
Owner's contributed capital	411		135,392,670,000	135,392,670,000
I. Owner's equity	410	V.15	34,532,785,883	33,423,939,901
D - EQUITY	400		34,532,785,883	33,423,939,901
3. Long - term loans and obligations under finance leases	338	V.10b	173,999,168,542	169,998,801,468
2. Other long - term payables	337		12,464,179,565	92,445,002,869
1. Long - term unearned revenue	336	V.14	8,473,147,020	8,321,448,864
II. Long - term liabilities	330		194,936,495,127	270,765,253,201
10. Bonus and welfare funds	322		343,956,728	343,956,728
9. Short - term provisions	321	V.10a	•	
8. Short - term loans and obligations under finance leases	320	V.13	714,984,552,805	350,954,039,387
7. Other current payables	319		108,076,806,404	98,386,265,141
6. Short - term unearned revenue	318		-	261,816,312
5. Short - term accured expenses	315		23,590,375	177,191,717

Preparer

Đoàn Thị Minh Hà

**Chief Accountant** 

Nguyễn Thanh Thúy

July 2025

Hanoi 0100107490 CÔNG TYPECO CÔ PHẨN XUẤT NHẬP NHÂU

# The Vietnam National General Export Import Joint Stock Company No.1

46 Ngo Quyen, Cua Nam Ward, Ha Noi

FORM: B 02-DN/HN

(Issued under Circular No 200/2014/TT-BTC dated 22 December 2014 of the Ministry of Finance

# CONSOLIDATED INCOME STATEMENT

2nd Quarter/2025

Unit: VND

ITEMS	CODES	NOTES	2nd Q	uarter	Cumulative number from the beginning of the year to the end of this quarter		
	S	S	2025	2024	2025	2024	
Gross revenue from goods sold and services rendered	1		480,958,296,254	215,304,702,789	784,274,530,747	347,262,375,837	
2. Deductions	2			-		-	
3. Net revenue from goods sold and services rendered	10		480,958,296,254	215,304,702,789	784,274,530,747	347,262,375,837	
4. Cost of sales	11		466,247,925,741	191,167,107,098	755,685,885,756	312,553,363,719	
5. Gross profit from goods sold and services rendered	20		14,710,370,513	24,137,595,691	28,588,644,991	34,709,012,118	
6. Financial income	21		25,491,283,501	4,766,903,811	32,597,100,403	18,658,503,038	
7. Financial expenses	22		25,309,580,980	5,114,637,226	34,405,972,062	10,393,735,845	
- In which: interest expense	23		9,591,842,904	1,882,913,820	15,700,111,720	3,441,261,163	
8. Share of net profit from joint - ventures, associates	24		(6,044,936,668)	1,181,331,387	(3,745,160,615)	(7,011,930,866)	
9. Selling expenses	25		13,625,181,695	8,716,712,076	20,160,689,217	14,151,242,165	
10. General and adiministration	26		1,170,253,758	1,270,150,762	1,844,739,084	2,706,730,151	
11. Operating profit {30 = 20 + (21 - 22) - (25 + 26) + 24}	30	ě	(5,948,299,087)	14,984,330,825	1,029,184,416	19,103,876,129	
12. Other income	31		270,256,708	6,146,011,962	1,181,331,575	6,146,851,519	
13. Other expenses	32		71,593,372	6,391,126,663	1,101,670,009	6,496,959,919	
14. Profit from other activities (40 = 31 - 32)	40		198,663,336	(245,114,701)	79,661,566	(350,108,400)	
15. Accounting profit before tax (50 = 30 + 40)	50	9 11	(5,749,635,751)	14,739,216,124	1,108,845,982	18,753,767,729	
16. Current corporate income tax	51		-		-	-	
expense 17. Deferred corporate tax expense	52		-	-			
18. Net profit after corporate income tax (60 = 50 - 51 - 52)	60		(5,749,635,751)	14,739,216,124	1,108,845,982	18,753,767,729	
19. Profit after tax attributable to Parent Company	61		(5,749,617,855)	14,739,297,054	1,109,283,766	18,753,846,539	
20. Profit after tax attributable to non - controlling shareholders	62		(17,896)	(80,930)	(437,784)	(78,810)	

Preparer

Đoàn Thị Minh Hà

Chief accountant

Nguyễn Thanh Thúy

Hanolo107490 CÔN Director

> CÔ PHẬN XUẤT NHẬP NHẬN M TỔNG HỢP I

> > Vũ Thị Phương

# BÁO CÁO LƯU CHUYỂN TIỀN TỆ HỢP NHẤT

Quý 2/2025

(Theo phương pháp gián tiếp)

Đơn vị tính: đồng

G1.7.412	Mã số	TM	Lũy kế từ đầu năm đến cuối quý này		
Chỉ tiêu		111/1	2025	2024	
I. Lưu chuyển tiền từ hoạt động kinh doanh					
1. Lợi nhuận trước thuế	1		1,108,845,982	18,753,767,729	
2. Điều chỉnh cho các khoản					
- Khấu hao TSCĐ	2		1,637,503,309	1,606,048,020	
- Các khoản dự phòng	3		(145,000,000)	(100,290,000)	
<ul> <li>Lãi, lỗ chênh lệch tỷ giá hối đoái do đánh giá lại các</li> <li>khoản mục tiền tệ có gốc ngoại tệ</li> </ul>	4		9,801,242,403	5,307,548,483	
- Lãi, lỗ từ hoạt động đầu tư	5		(12,390,980,071)	(8,136,842,832)	
- Chi phí lãi vay	6		15,700,111,720	3,441,261,163	
- Các khoản điều chỉnh khác	7		-	<u> </u>	
3. Lợi nhuận từ hoạt động kinh doanh trước thay đổi vốn lưu động	8	4	15,711,723,343	20,871,492,563	
- Tăng, giảm các khoản phải thu	9		3,801,717,279	25,355,276,411	
- Tăng, giảm hàng tồn kho	10		(119,070,563,711)	(7,984,611,914)	
<ul> <li>Tăng, giảm các khoản phải trả (Không kể lãi vay phải trả, thuế thu nhập doanh nghiệp phải nộp)</li> </ul>	11		(18,380,925,186)	(52,578,088,670)	
- Tăng, giảm chi phí trả trước	12		61,870,692	4,098,018,424	
- Tăng, giảm chứng khoán kinh doanh	13		-	-	
- Tiền lãi vay đã trả	14		(10,814,010,090)	(2,703,029,935)	
- Thuế thu nhập doanh nghiệp đã nộp	15		<u>-</u>	(4,989,592,412)	
Lưu chuyển tiền thuần từ hoạt động kinh doanh	20		(128,690,187,673)	(17,930,535,533)	
II. Lưu chuyển tiền từ hoạt động đầu tư					
1. Tiền chi để mua sắm, xây dựng TSCĐ và các tài sản dài han khác	21		(1,091,450,171)	-	
2. Tiền thu từ thanh lý, nhượng bán TSCĐ và các tài sản dài hạn khác	22		-	-	
3. Tiền chi cho vay, mua các công cụ nợ của đơn vị khác	23		(401,535,249,181)	(177,386,677,414)	
<ol> <li>Tiền thu hồi cho vay, bán lại các công cụ nợ của đơn vị khác</li> </ol>	24		170,735,805,651	108,596,013,698	
5. Tiền chi đầu tư góp vốn vào đơn vị khác	25		-		
6. Tiền thu hồi đầu tư góp vốn vào đơn vị khác	26		-	<u>-</u>	
7. Tiền thu lãi cho vay, cổ tức và lợi nhuận được chia	27		3,296,610,047	14,268,225,986	
Lưu chuyển tiền thuần từ hoạt động đầu tư	30		(228,594,283,654)	(54,522,437,730)	
III. Lưu chuyển tiền từ hoạt động tài chính					
2. Tiền thu từ đi vay	33		674,371,726,524	188,672,794,704	
3. Tiền trả nợ gốc vay	34		(309,627,025,606)	(119,399,329,129)	
Lưu chuyển tiền thuần từ hoạt động tài chính	40		364,744,700,918	69,273,465,575	

Lưu chuyển tiền thuần trong kỳ (50 = 20+30+40)	50	7,460,229,591	(3,179,507,688)
Tiền và tương đương tiền đầu kỳ	60	4,128,301,054	5,947,417,197
Ảnh hưởng của thay đổi tỷ giá hối đoái quy đổi ngoại tê	61	2,191,683	(2,800,162)
Tiền và tương đương tiền cuối kỳ (70 = 50+60+61)	70	11,590,722,328	2,765,109,347

Người lập biểu

Kế toán trưởng

Hà Nội, ngày ...... tháng 7 năm 2025

CÔNG TY CỔ PHẨN XUẤT NHẬP KHẨU

TÔNG HỢP

Vie Thi Pherong

Đoàn Thị Minh Hà

Nguyễn Thanh Thúy

# The Vietnam National General Export Import Joint Stock Company

46 Ngo Quyen, Cua Nam Ward, Ha Noi

(Issued under Circular No 200/2014/TT-BTC dated 22 December 2014 of the Ministry of Finance)

# NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS 2nd Quarter/2025

#### I - GENERAL INFORMATION

#### 1. Form of ownership

The Vietnam National General Export Import Joint Stock Company No 1 - GENERALEXIM (hereinafter referred to as the "Corporation") is operating under the Business License 0103011968 dated the 05 May 2006 issued by Ha Noi Department of Investment and Planning, 12 th re-registered on 30

Company's Charter capital: 135.392.670.000 VND, equivalent to 13.529.267 shares with the price of VND 10.000 per share.

#### 2. Operating fields:

The corporate operates in the fields of trade, production, processing, financial investment securities and import export.

## 3. Principal activities:

- Wholesale of food: Trading in groceries, seafood, alcohol, beverages, confectionery, milk sugar, wholesale of meat and meat products, seafood, vegetables, coffee, tea, products products processed from cereals, flour, starch...
- Wholesale of agricultural and forestry raw materials (except wood, bamboo) and live animals
- Wholesale of fabrics, ready-made garments, and footwear
- Trading in medical equipment and tools used in the medical and pharmaceutical industry
- Trading in office equipment, groceries, cosmetics, household appliances, electronics, and refrigeration
- Trading in electronics, information technology, spare parts and telecommunications equipment (switchboards and phones of all kinds), cameras
- Production, processing, and assembly of wooden furniture
- Manufacture of motorbikes
- Passenger transportation services, cargo transportation services, border transfer services, transit services, customs clearance services, freight forwarding services
- Trading in machinery and equipment, raw materials and fuels for production, minerals, industrial goods, domestic and imported processed goods, detergents, fertilizers, and trading of seedlings for agriculture industry, handicrafts
- Trading in construction materials, trading in means of transport, lifting, loading and unloading goods
- Trading in feed and raw materials for the production of aquatic and seafood feed, livestock and poultry feed and raw materials for the production of livestock and poultry feed, trading in seeds for aquaculture and seafood farming
- Production, processing and processing of textile and garment products
- Production and processing of agricultural, forestry and aquatic products
- Wholesale of industrial chemicals such as: aniline, printing ink, essential oils, industrial gases, chemical glues, colorants, synthetic resins, methanol, paraffin, aromatic oils and flavors, soda, industrial salt, acids and sulfur...
- Wholesale of tobacco and pipe tobacco products
- -Sewing costumes (except costumes made from fur)

For conditional business lines, enterprises only do business when they meet the conditions prescribed by law.

## 4. Normal operating cycle

The Corporation's normal production and business cycle is carried out from 1st January to 31 st December.

# 5. Effects of the Company's operating during the year on the Financial Statements

During the quarter, there were no special events affecting the Financial Statements

# 6. The Corporation's structure

The Company's organizational structure includes 01 subsidiary, details are as follows:

Operating fields

Contributed capital ratio

Rainbow Investment and Business Services Joint Stock Company

Add: 7 Trieu Viet Vuong, Hai Ba Trung ward, Hanoi

80.00% Real estate business...

# II - ACCOUNTING PERIOD AND ACCOUNTING CURRENCY

#### 1. Accounting period

Annual accounting period commences from 01 January and ends as at 31 December.

#### 2. Accounting currency

The Company maintains its accounting records in Vietnam Dong (VND).

# III - STANDARDS AND APPLICABLE ACCOUNTING POLICIES

## 1. Applicable Accounting Policies:

The Company applies Corporate Accounting System issued under the Circular No. 200/2014/TT-BTC dated 22 December 2014 by the Ministry of Finance and the Circular No. 53/2016/TT-BTC dated 21 March 2016 issued by Ministry of Finance amending and supplementing some articles of the Circular No. 200/2014/TT-BTC.

# 2. Statement on the compliance with the Accounting Standard and System

The Company applies Vietnamese Accounting Standards and supplementary documents issued by the State. Financial Statements are prepared and presented in accordance with regulations of each standard and supplementary document as well as with current Accounting Standards and Accounting System.

#### IV. ACCOUNTING POLICIES

#### 1. Consolidation basis

The consolidated financial statements include the Company's financial statements and the financial statements of companies controlled by the company (subsidiaries) prepared for the fiscal year ending December 31, 2021. This control is achieved when the Company has the ability to control the financial and operating policies of the investee company in order to obtain benefits from this company's activities.

The non-controlling shareholder's interest in the net assets of the consolidated subsidiary is determined as a separate item separate from the equity of the parent company's shareholders. Non-controlling shareholders' interests include the value of the non-controlling shareholders' interests at the date of the initial business combination and the non-controlling shareholders' share of the movements in total equity. from the date of business combination. Losses arising at a subsidiary must be allocated in proportion to the non-controlling shareholder's equity, even if that loss is greater than the non-controlling shareholder's share of the company's net assets. subsidiary.

All internal transactions and balances are eliminated when financial statements are consolidated.

#### 2. Types of exchange rates applied in accounting

The exchange rate to convert transactions arising in the period in foreign currency is the exchange rate with commercial banks where the Company opens transaction accounts.

The exchange rate when re-evaluating monetary items denominated in foreign currency at the time of preparing the consolidated financial statements is the exchange rate announced by the commercial banks where the Company opens transaction accounts:

- The exchange rate when re-evaluating foreign currency items classified as assets is the buying exchange rate of the commercial banks where the Company opens transaction accounts.
- The exchange rate when re-evaluating foreign currency items classified as liabilities is the selling rate of the commercial banks where the Company opens transaction accounts.

#### 3. Cash and cash equivalents

Cash comprises cash on hand, demand deposits and monetary gold held as a reserve asset, exclusive of the gold classified as inventories and used as raw materials for the production of goods for sale.

Cash equivalents are short-term investments with the maturity of not over than 3 months from the date of investment, that are highly liquid and readily convertible into known amount of cash and that are subject to an insignificant risk of conversion into cash.

#### 4. Financial investments

Trading securities are initially recognized at original cost which includes purchase prices plus any directly attributable transaction costs such as brokerage, transaction fee, cost of information provision, taxes, bank's fees and charges. After initial recognition, trading securities are measured at original cost less provision for diminution in value of trading securities. Upon liquidation or transfer, cost of trading securities is determined using first in first out method or weighted average method.

Investments held to maturity comprise term deposits (including treasury bills and promissory notes), bonds, preference shares which the issuer is required to repurchase at a certain time in the future and loans, etc. held to maturity to earn profits periodically and other held to maturity investments.

Investments in subsidiaries, joint ventures or associates are initially recognized at original cost. After initial recognition, the value of these investments is measured at original cost less provision for devaluation of investments.

Investments in other entities comprise investments in equity instruments of other entities without having control, joint control, or significant influence on the investee. These investments are initially stated at original cost. After initial recognition, these investments are measured at original cost less provision for devaluation of investments.

For dividends received in the form of shares, only the number of shares received is recorded without any increase in the investment value and financial income.

Provision for devaluation of investments is made at the end of the year specifically as follows:

Investments in trading securities: provision shall be made on the basis of the excess of original cost of the investments recorded in the accounting book over their market value at the provision date.

Investments in subsidiaries, joint ventures or associates: provision for loss investments shall be made based on the [Separate] Financial Statements/Consolidated Financial Statements (of subsidiaries, joint ventures or associates at the provision date.

Long-term investments (other than trading securities) without significant influence on the investee: If the investment in listed shares or the fair value of the investment is determined reliably, provisions shall be made on the basis of the market value of the shares; if the fair value of the investment is not determined at the reporting date, provision shall be made based on the Financial Statements at the provision date of the investee.

Investments held to maturity: provision for doubtful debts shall be made based on the recovery capacity in accordance with statutory regulations.

Inventories are initially recognized at original cost including purchase price, processing cost and other costs incurred in bringing the inventories to their location and condition at the time of initial recognition. After initial recognition, at the reporting date, inventories are stated at the lower of cost and net

The cost of inventory is calculated using specific identification or retail.

Inventory is recorded by declare regularly method.

Provision for devaluation of inventories made at the end of the period is based on the excess of original cost of inventory over their net realizable value.

#### 6. Fixed assets

Fixed assets (tangible and intangible) are initially stated at the historical cost. During the using time, fixed assets (tangible and intangible) are recorded at cost, accumulated depreciation and carrying amount.

Fixed assets are depreciated (amortised) using the straight-line method over their estimated useful lives as follows:

06 - 25 years Buildings, structures 05 - 12 years Machine, equipment 06 - 10 years

Vehicles, Transportation equipment 03 - 10 years Office equipment and furniture

No depreciation Land use rights

Investment properties held for operating lease are recorded at cost, accumulated depreciation and carrying amount

- Prepaid expenses that are only related to production and business expenses of the current fiscal year are recorded as short-term prepaid expenses and are included in production and business expenses in the fiscal year.
- Long-term prepaid expenses to be gradually allocated to production and business expenses in the following period, including the following types of expenses: Tools and equipment belonging to movable assets for one-time use with large value, expenses Major one-time major repairs to fixed assets and tools and equipment with a useful life of less than or more than 1 year. The calculation and allocation of long-term prepaid expenses into production and business costs of each accounting period is based on the nature and level of each type of cost to choose a reasonable method and allocation criteria. Prepaid expenses are gradually allocated to production and business costs according to the straight-line method.

## 8. Borrowing costs

Borrowing costs are recognized as operating expenses in the year, in which it is incurred excepting those which are directly attributable to the construction or production of a qualifying asset are capitalized as part of the cost of that asset in accordance with VAS No. 16 "Borrowing costs". Besides, regarding borrowings serving the construction of fixed assets and investment properties, the interests shall be capitalized even when the construction duration is under 12 months.

#### 9. Accured expenses

Actual costs that have not yet been incurred but are deducted in advance into production and business costs in the period to ensure that when actual costs arise do not cause sudden changes in production and business costs on the basis of ensuring the principle of match between revenue and costs. When those costs arise, if there is a difference with the deducted amount, the accountant will record additional costs or reduce costs corresponding to the difference.

#### 11. Owner's equity

Owner's equity is stated at actually contributed capital of owners.

(including the case of re-issuing treasury shares) and can be a positive premium (if the issue price is higher than par value and costs directly attributable to the issuance of shares) or negative premium (if the issue price is lower than par value and costs directly attributable to the issuance of shares).

Treasury shares bought before the effective date of the Securities Law 2019 (January 1, 2021) are shares issued by the Company and bought-back by itself, but these are not cancelled and may be re-issued subsequently in accordance with the Law on Securities. Treasury shares bought after January 1, 2021 will be cancelled and adjusted to reduce equity.

Retained earnings are used to present the Company's operating results (profit, loss) after corporate income tax and profits appropriation or loss handling of the Company.

Dividends to be paid to shareholders are recognised as a payable in Statement of Financial position after the announcement of dividend payment from the Board of Directors and announcement of cut-off date for dividend payment of Vietnam Securities Depository and Clearing Corporation

#### 12. Revenue

Revenue is recognized to the extent that it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured regardless of when payment is being made. Revenue is measured at the fair value of the consideration received, excluding discounts, rebates, and sales returns. The following specific recognition conditions must also be met when recognizing revenue:

Revenue from sale of goods:

- + The majority of risks and benefits associated with the right to own tho products or goods have transferred to the buyer;
- + The company no longer holds the right to manage the goods as the goods owner, or the right to control the goods

Revenue from rendering of services: The percentage of completion of the transaction at the Balance sheet date can be measured reliably.

Financial income: Financial incomes include income from assets yielding interest, royalties, dividends and other financial gains by the company shall be recognised when the two conditions are satisfied:

+ It is probable that the economic benefit associated with the transaction will flow to the company

#### 13. Financial expenses

Is the total financial costs incurred during the period that are not offset against financial activity revenue, including loan interest expenses, exchange rate loss differences, provisions for devaluation of securities investments, and losses related to other activities. financial investment....

# 14. Current corporate income tax expenses and deferred corporate income tax expenses

Current corporate income tax expenses are determined based on taxable income during the period and current corporate income tax rate.

Deferred corporate income tax expenses are determined based on deductible temporary differences, the taxable temporary differences and corporate income tax rate.

# 15. Other accounting principles and methods

## Accounts receivable and payable

Principles for determining customer receivables are based on the Contract and recorded according to sales invoices issued to customers.

Advance payments to sellers are accounted for based on payment vouchers, bank documents and economic contracts.

Principles for determining payables to the seller are based on the contract, warehouse receipt and recorded according to the buyer's purchase invoice.

The buyer's prepayment is recorded based on the contract, receipt, and bank documents

#### Short-term and long-term loans

Recorded at cost, at the time of acceptance and finalization of each project item or project or when actual costs are incurred with complete legal invoices and documents.

#### Tax obligations

All taxes and fees are declared and paid by businesses to local tax authorities in accordance with current tax laws. However, these regulations change from time to time and the final determination depends on the inspection results of the competent tax authority.

#### Cost of sales

Cost of goods sold is recorded and grouped according to the value and quantity of goods sold to customers or with incurred expenses, in accordance with the revenue recorded in the period.

Cost of services is recorded according to actual costs incurred to complete the service, consistent with revenue recorded in the period.

#### V - Additional information on the items of the balance sheet

01 - Cash and cash equivalents	<u>30/06/2025</u>	<u>01/01/2025</u>
1.1 - Cash on hand	367,672,422	348,022,315
1.2 - Bank demand deposits	11,223,049,906	3,780,278,739
1.3 - Cash equivalents		
Total	11,590,722,328	4,128,301,054

## 02 - Financial investments

		30/06/2025			01/01/2025	
a - Short - term financial investments	Original price	Fair value	Provision	Original price	Fair value	Provision
- Held - to - maturity investments	24,636,399,250	49,371,000,000	, i	24,636,399,250	35,292,600,000	· .
SJS	17,696,004,250	39,501,000,000	_	17,696,004,250	27,690,600,000	-
DVN	6,940,395,000	9,870,000,000	0	6,940,395,000	7,602,000,000	-
		<u>30/06/2025</u>			<u>01/01/2025</u>	
	Rate of Benefit	Voting rights ratio	Book value according to equity method	Rate of Benefit	Voting rights ratio	Book value according to equity method
b - Investment in joint-ventures, associates			89,521,257,490			93,266,418,105
Prime Development Company LTD	40.0%	40.0%	50,080,687,441	40.0%	40.0%	53,570,605,346
Sam high tech agriculture JSC	27.0%	27.0%	24,095,169,907	27.0%	27.0%	24,350,412,618
General Real Estate JSC	49.6%	49.6%	15,345,400,141	49.6%	49.6%	15,345,400,141
		30/06/2025			01/01/2025	
c - Equity investments in other entities	Original price		Provision	Original price		Provision

05 - Receivables				
a - Short - term trade receivables		150 252 (05 204		63,071,156,189
a.1 - Short - term trade receivables		150,352,687,394		22,779,956,483
a.2 - Short - term advances to supplies		13,285,391,367		22,777,730,403
b - Long - term trade receivables				
04 - Other receivables	30/06/2	<u>025</u>	01/01	<u>/2025</u>
04 - Other receivables	Closing balance	Provision	Opening balance	Provision
a - Other short - term receivables				
Receivables from social insurance	20,922,855	-	18,248,400	-
Receivables from health insurance	4,486,515	•	3,662,550	•
Receivables from unemployment insurance	2,587,630	-	2,236,150	•
Receivable from Quang Trung Co., Ltd	172,104,930,786	(151,623,509,432)	165,060,156,147	(151,623,509,432)
Receivables from interest of deposit, loan	72,882,577	-	2,131,760,719	-
Advances	56,200,000	-	32,000,000	-
Others	1,097,153,811	(1,000,000,000)	1,158,327,200	(1,145,000,000)
Total	173,359,164,174	(152,623,509,432)	168,406,391,166	(152,768,509,432)
b - Other long - term receivables				
Other long - term receivables	100,000,000		80,100,000,000	
Total	100,000,000		80,100,000,000	
05 - Bad debts	30/06/2	025	01/01	<u>/2025</u>
US - Dad desis	Cost	Recoverable amount	Cost	Recoverable amount
Provisions for short - term doubtful debts	158,333,829,574	amount -	158,478,829,574	·
Total	158,333,829,574	0	158,478,829,574	0
06 - Inventories	<u>30/06/2</u>		01/01	
	Cost	Provision	Cost	Provision
Goods in transit	* .		-	
Raw materials	65,216,201,686		27,473,796,742	
Tools and supplies	13,581,000		3,482,000	
Work in progress	-		-	
Finished goods	25,256,774		72,360,741	
Merchandise	87,105,285,979		5,740,122,245	
	150 270 225 420		33 789 761 778	

152,360,325,439

03 - Receivables

Total

30/06/2025



33,289,761,728

01/01/2025

# 07 - Tangible fixed assets

Items	Buildings and structures	Machinery and equipment	Motor vehicles	Office equipment	Total
Cost		* · · · · · · · · · · · · · · · · · · ·		A 1	
Opening balance	876,945,818	289,607,273	1,941,106,092	215,368,604	3,323,027,787
- Additions	-	-	1,091,450,171	-	1,091,450,171
- Completed construction investment	-	-	-		-
- Disposals	-	-	-	(163,023,652)	(163,023,652)
Closing balance	876,945,818	289,607,273	3,032,556,263	52,344,952	4,251,454,306
Accumulated depreciation		4			-
Opening balance	823,259,821	234,807,297	1,174,657,590	215,368,604	2,448,093,312
- Charge for the year	8,947,962	6,850,002	112,133,479	-	127,931,443
- Disposals	-	, -	<u>-</u>	(163,023,652)	(163,023,652)
Closing balance	832,207,783	241,657,299	1,286,791,069	52,344,952	2,413,001,103
Net book value			4		
Opening balance	53,685,997	54,799,976	766,448,502	-	874,934,475
Closing balance	44,738,035	47,949,974	1,745,765,194	-	1,838,453,203

# Intangible fixed assets

Intangible fixed assets are the value of land use rights with an indefinite term at 26B Le Quoc Hung, Distric 4, HCM with an original price of VND 3.151.800.000

# **8- Investment Properties**

Items	Opening balance	Increase	Decrease	Closing balance
Cost	150,100,381,782	-	,	150,100,381,782
- Land use rights			-	
- Buildings	-	, · · · · · · · · · · · · · · · · · · ·	-	
- Buildings and land use rights	150,100,381,782	-	-	150,100,381,782
- Structures	_		, , .	
Accumulated depreciation	44,300,455,712	754,785,826	_	45,055,241,538
- Land use rights			· .	
- Buildings		-		
- Buildings and land use rights	44,300,455,712	754,785,826	-	45,055,241,538
- Structures	• -	<u>.</u>	- ·	
Net book value	105,799,926,070	- ·		105,045,140,244
- Land use rights	-	4 <u>-</u>	-	-
- Buildings	-	-	-	-
- Buildings and land use rights	105,799,926,070	-		105,045,140,244
- Structures	-	-		-

Other explanations:

<sup>-</sup> Buildings and land use rights include rough construction area No 7 Trieu Viet Vuong, Thinh Liet warehouse and office building for rent at 130 Nguyen Duc Canh

09 - Prepayments		30/06/2025		01/01/2025	
a.) Short - term prepayments		294,923,696		312,762,791	
b.) Long - term prepayments		1,285,164,896		1,329,196,493	
Total		1,580,088,592		1,641,959,284	
Total					
10 - Loans and obligations under finance leases	30/06/			1/2025	
	Outstanding balance	Amount can be paid	Outstanding balance	Amount can be paid	
a) Short-term loans and obligations under finance leases	714,984,552,805	714,984,552,805	350,954,039,387	350,954,039,387	
b) Long-term loans and obligations under finance leases	173,999,168,542	173,999,168,542	169,998,801,468	169,998,801,468	
	888,983,721,347	888,983,721,347	520,952,840,855	520,952,840,855	
11 Toods nameles	30/06/	/2025	01/01/	2025	
11 - Trade payables			Outstanding balance		
Chart town trade payables	Outstanding balance	Amount can be paid	0g		
a.) Short-term trade payables	72,265,370,934	72,265,370,934	17,029,517,137	17,029,517,137	
Short-term trade payables	7,399,207,493	7,399,207,493	4,843,100,071	4,843,100,071	
Prepayments from customers	79,664,578,427	79,664,578,427	21,872,617,208	21,872,617,208	
Total	77,004,370,427	77,004,570,127	21,012,011,200	,,	
b.) Long-term trade payables					
12 - Taxes and other receivables from/payables to the	30/06/	2025	<u>01/01/2025</u>		
state budget	Amount receivable	Amount payable	Amount receivable	Amount payable	
Value added tax	273,027,270	-	273,027,270	-	
Personal income tax	-	-	_	-	
Corporate income tax	-	29,004,459	-	29,004,459	
Natural resource tax	140,130,000	1,212,145,708	140,130,000	· -	
Others		5,500,000	-	-	
Total	413,157,270	1,246,650,167	413,157,270	29,004,459	
		20/04/2025		01/01/2025	
13 - Other payables		<u>30/06/2025</u>		<u>01/01/2025</u>	
a.) Short-term payables				401 006 420	
Trade union fee		399,635,239		401,906,439	
Short-term deposits, collateral received		23,350,000		406,375,500	
Dividend, profit payables		1,581,850,355		1,581,850,355	
Interest payables		84,715,515,841		79,829,414,211	
Others		21,356,454,969		16,166,718,636	
Total		108,076,806,404		98,386,265,141	
b.) Long -term payables		<u>30/06/2025</u>		<u>01/01/2025</u>	
Long-term deposits, collateral received		2,464,179,565		2,445,002,869	
Others		10,000,000,000		90,000,000,000	
Total		12,464,179,565		92,445,002,869	
14. Unearned revenue		<u>30/06/2025</u>		01/01/2025	
a.) Short - term unearned revenue		-		261,816,312	
b.) Long - term unearned revenue		8,473,147,020		8,321,448,864	
Total		8,473,147,020		8,583,265,176	

# 15- OWNERS' EQUITY

# a- Changes in owners' equity

	Owners' contributed capital	Share premium	Treasury shares	Investment and development fund	Treasury shares	Retained earnings	Non - controlling interests	Total
Prior year's opening balance	135,392,670,000	17,147,588,054	7,262,420,104	23,940,421,305	(981,900)	(174,710,004,859)	<u>39,253,754</u>	<u>9,071,366,458</u>
- Increase of previous period								
- Profit for the year						18,753,846,539	(78,810)	18,753,767,729
- Distributions to bonus and welfare funds							0	<u>0</u>
- Other increases								<u>0</u>
- Decrease of previous period			W - 1		-	0		<u>0</u>
- Other decreases					9	0		<u>0</u>
Prior year's closing balance	135,392,670,000	17,147,588,054	7,262,420,104	23,940,421,305	(981,900)	(155,956,158,320)	39,174,944	27,825,134,187
Current year's opening balance	135,392,670,000	17,147,588,054	7,262,420,104	23,940,421,305	(981,900)	(150,357,328,958)	<u>39,151,296</u>	33,423,939,901
- Increase of current period								
- Profit for the year						1,109,283,766	(437,784)	1,108,845,982
- Distributions to bonus and								
welfare funds					- ,	8	1	<u>0</u>
- Other increases								<u>0</u>
- Decrease of current period								. <u>0</u>
- Other decreases				4 1 2 2	* x	0		<u>0</u>
Current year's closing balance	135,392,670,000	17,147,588,054	7,262,420,104	23,940,421,305	(981,900)	(149,248,045,192)	38,713,512	34,532,785,883

b) Details of owner's investment capital: Contributed capital Total	Rate 100.00%	30/06/2025 135,392,670,000 135,392,670,000	Rate 100.00%	01/01/2025 135,392,670,000 135,392,670,000
<ul> <li>c) Share</li> <li>Number of shares issued to the public</li> <li>Number of treasury shares</li> <li>Number of outstanding shares in circulation</li> <li>Par value of outstanding shares</li> </ul>		30/06/2025 13,539,267 41 13,539,226 10.000/share		01/01/2025 13,539,267 41 13,539,226 10.000/share
d) Enterprise funds Reserve fund to supplement charter capital Development investment fund Bonus and welfare fund Total		30/06/2025 7,262,420,104 23,940,421,305 343,956,728 31,546,798,137		01/01/2025 7,262,420,104 23,940,421,305 343,956,728 31,546,798,137
16 - Off balance sheet items Foreign currencies USD EUR		30/06/2025 90,559.87 0.99		01/01/2025 78,508.26 0.99
Bad debt resolved Bad debt resolved		30/06/2025 329,674,579,936		<u>01/01/2025</u> 331,198,239,358

# VI. Additional information for items presented in the Business Income Statement 2nd Quarter/2025

2nd Quarter/2025				** ***
	2nd Quarter/2025	<u>Year 2025</u>	2nd Quarter/2024	<u>Year 2024</u>
1- Total revenue from sales of goods and r	endering of services			
Revenue from sale of goods and rendering			24.5.20.4.502.500	247 262 275 927
of services	480,958,296,254	784,274,530,747	215,304,702,789	347,262,375,837
Total	480,958,296,254	<u>784,274,530,747</u>	<u>215,304,702,789</u>	<u>347,262,375,837</u>
2 - Revenue deductions	2nd Quarter/2025	Year 2025	2nd Quarter/2024	<b>Year 2024</b>
Sales return	-	-	-	
Total	<u> </u>		<u> </u>	
3 - Cost of goods sold	2nd Quarter/2025	Year 2025	2nd Quarter/2024	Year 2024
Cost of good sold and services rendered	466,247,925,741	755,685,885,756	191,167,107,098	312,553,363,719
	466,247,925,741	755,685,885,756	191,167,107,098	312,553,363,719
Total	400,247,723,741	700100010001100		
4 - Financial income	2nd Quarter/2025	Year 2025	2nd Quarter/2024	Year 2024
		16,136,140,008	2,702,402,911	5,284,773,698
Interest income, interest from loans	10,341,384,127	10,130,140,000	2,702,102,711	2,201,712,27
Gain from disposal of financial investments	_	-		-
	7,798,500,000	7,798,500,000		9,864,000,000
Dividends or profits received		7,036,565,295	2,064,500,900	3,509,729,340
Gain on exchange difference in the year	5,878,858,274	7,030,303,293	2,004,300,900	3,309,729,340
Gain on exchange difference at the year -		_	_	<u>-</u>
end	1,472,541,100	1,625,895,100	_	-
Other financial income		32,597,100,403	4,766,903,811	18,658,503,038
Total	<u>25,491,283,501</u>	32,397,100,403	4,700,705,011	10,000,000,000
F. Fire and all amounts	2nd Quarter/2025	Year 2025	2nd Quarter/2024	Year 2024
5 -Financial expenses	9,591,842,904	15,700,111,720	1,882,913,820	3,441,261,163
Interest expenses	9,391,642,904	13,700,111,720	1,002,713,020	•
Loss from disposal of investments	2 507 121 717	2 001 145 000	407,510,737	912,414,432
Loss on exchange difference in the year	2,586,421,646	2,981,145,999		5,984,484,792
Loss on exchange difference ar the year - er Provision for diminution in value of	9,991,109,420	12,330,133,716	2,789,784,762	3,984,484,792
trading securities and impairment loss			_	_
from investment	2 140 207 010	2 204 590 627	34,427,907	55,575,458
Other financial expenses	3,140,207,010	3,394,580,627		10,393,735,845
Total	<u>25,309,580,980</u>	34,405,972,062	5,114,637,226	10,393,733,843
( C. III	2nd Quarter/2025	Year 2025	2nd Quarter/2024	Year 2024
6 - Selling expenses	1,213,501,363	2,451,562,945	1,048,142,839	2,182,186,487
Labour expenses	97,582,169	183,067,850	112,407,432	217,812,836
Cost of tools and supplies		38,304,991	3,425,001	6,850,002
Depreciation expenses	34,879,990		6,946,167,123	10,805,222,013
Expenses of outsourcing services	10,455,704,182	15,408,986,437		939,170,827
Other expenses in cash	1,823,513,991	2,078,766,994	606,569,681	
Total	<u>13,625,181,695</u>	20,160,689,217	<u>8,716,712,076</u>	<u>14,151,242,165</u>
			2-1-0	Year 2024
7 - General administrative expenses	2nd Quarter/2025	Year 2025	2nd Quarter/2024 858,177,661	1,856,197,902
Labour expenses	1,028,085,423	2,222,127,169		
Cost of tools and supplies	20,096,019	35,812,951	23,643,489	49,883,605
Depreciation expenses	44,813,226	89,626,452	44,813,226	89,626,452
Tax, Charge, Fee		6,000,000	-	8,077,000
Provision expenses/ Reversal of provision ε	(531,576,123)	(1,668,659,423)	(100,290,000)	(100,290,000)
Expenses of outsourcing services	567,910,346	1,069,288,435	467,989,245	737,668,961
Other expenses in cash	40,924,867	90,543,500	(24,182,859)	65,566,231
Total	1,170,253,758	1,844,739,084	1,270,150,762	2,706,730,151
8 - Other income	2nd Quarter/2025	<u>Year 2025</u>	2nd Quarter/2024	Year 2024
Other income	270,256,708	1,181,331,575	6,146,011,962	6,146,851,519
Total	270,256,708	<u>1,181,331,575</u>	6,146,011,962	6,146,851,519

9 - Other expense Other expense Total	2nd Quarter/2025 71,593,372 71,593,372	<u>Year 2025</u> 1,101,670,009 <u>1,101,670,009</u>	2nd Quarter/2024 6,391,126,663 6,391,126,663	<u>Year 2024</u> 6,496,959,919 6,496,959,919
10 - Current corporate income tax expense Current corporate income tax expenses at	ses	<u>Year 2025</u>		Year 2024
parent company Current corporate income tax expenses at		-		-
Rainbow investment and business services JSC		-		· ·
Current corporate income tax expense				1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
11 - Basic earnings per share Net profit after tax Adjustment		Year 2025 1,109,283,766 0		Year 2024 18,753,846,539 0
Profit distributed for common stocks		1,109,283,766		18,753,846,539
Average number of outstanding common shares in circulation in the year		13,539,226		13,539,226

Preparer

Basic earnings per share

Đoàn Thị Minh Hà

Chief Accounting

82

Nguyễn Thanh Thúy



1,385

VaM hi Pharong