

Interim financial statements and Report on Review of interim financial information

Tu Hai Ha Nam JSC

For the six-month period ended 30 June 2025



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Report of the Board of Directors

The Board of Directors submits its report together with the reviewed financial statements of Tu Hai Ha Nam JSC ("the Company") for the six-month period ended 30 June 2025.

Results of operations

The results of the Company's operations for the six-month period ended 30 June 2025 are presented in the statement of income.

Auditors

The Company's interim financial statements for the six-month period ended 30 June 2025 have been reviewed by Grant Thornton (Vietnam) Ltd.

Board of Management, Board of Directors and Audit Committee

The members of the Board of Management, Board of Directors and Audit Committee during the period and to the date of this report were:

Board of Management	Position
Mr. Nguyen Duc Te	Chairman
Ms. Nguyen Thi Mai Huong	Member
Mr. Trinh Cong Son	Member

Board of Directors	Position
Ms. Nguyen Thi Mai Huong	Director

Audit Committee	Position
Mr. Trinh Cong Son	Chairman
Mr. Nguyen Duc Te	Member

The Board of Directors' responsibility in respect of the interim financial statements

The Board of Directors is responsible for ensuring the interim financial statements are properly drawn up to give a true and fair view of the financial position of the Company as at 30 June 2025 and of the results of its operations and its cash flows for the six-month period then ended. In preparing the financial statements, the Board of Directors is required to:

- Adopt appropriate accounting policies which are supported by reasonable and prudent judgements and estimates and then apply them consistently;
- Comply with the disclosure requirements of Vietnamese Accounting Standards, Vietnamese Accounting System for Enterprises and relevant statutory requirements on preparation and presentation of the interim financial statements;
- Maintain adequate accounting records and an effective system of internal control;
- Prepare the financial statements on a going-concern basis unless it is inappropriate to assume that the Company will continue its operations in the foreseeable future; and
- Control and direct effectively the Company in all material decisions affecting its operations and performance and ascertain that such decisions and/or instructions have been properly reflected in the interim financial statements.

The Board of Directors is also responsible for safeguarding the assets of the Company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Board of Directors confirms that the Company has complied with the above requirements in preparing the interim financial statements.

Statement by the Board of Directors

In the opinion of the Board of Directors, the accompanying interim balance sheet, interim statement of income and interim statement of cash flows, together with the notes thereto, have been properly drawn up and give a true and fair view of the financial position of the Company as at 30 June 2025 and the results of its operations and cash flows for the six-month period then ended, in accordance with Vietnamese Accounting Standards, Vietnamese Accounting System for Enterprises and relevant statutory requirements on preparation and presentation of the interim financial statements.

On behalf of the Board of Directors,



Nguyễn Thị Mai Hương
Director

Ninh Bình, Vietnam
14 August 2025

Report on review of interim financial information

Tu Hai Ha Nam JSC
for the six-month period ended 30 June 2025

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To: Shareholders, the Board of Management
Tu Hai Ha Nam JSC

We have reviewed the accompanying interim financial statements of Tu Hai Ha Nam JSC ("the Company"), prepared on 14 August 2025, as set out on pages 5 to 26, which comprise the balance sheet as at 30 June 2025 and the statement of income, statement of cash flows for the six-month period then ended and notes to the interim financial statements.

Board of Directors' Responsibility for the interim financial statements

Board of Directors is responsible for the preparation and fair presentation of these interim financial statements in accordance with Vietnamese Accounting Standards, Vietnamese Accounting System for Enterprises and the relevant statutory requirements on preparation and presentation of the interim financial statements, and for such internal control as management determines is necessary to enable the preparation of interim financial statements that are free from material misstatement, whether due to fraud or error.

Auditors' Responsibility

Our responsibility is to express a conclusion on the interim financial statements based on the results of our review. We conducted our review in accordance with Vietnam Standards on Review Engagements No. 2410 – Review of Interim Financial Information Performed by the Independent Auditor of the Entity.

A review of interim financial information consists of making interviews of the Company's people responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Vietnamese Auditing Standards and consequently does not enable us to obtain assurance that we would be aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Auditor's conclusion

Based on our review, nothing has come to our attention that cause us to believe that the accompanying interim financial statements, in all material respects, does not give a true a fair view of the financial position of Tu Hai Ha Nam JSC as at 30 June 2025 and the results of its operations and its cash flows for the six-month period then ended, in accordance with the prevailing Vietnamese Accounting Standards, Vietnamese Enterprise Accounting System and relevant statutory requirements on preparation and presentation of the interim financial statements.

Other Matter

The financial statements for the six-month period ended 30 June 2024, included for comparison purpose, have not been reviewed.



GRANT THORNTON (VIETNAM) LIMITED

Nguyen Tuan Nam

Auditor's Practicing Certificate 0808-2023-068-1

Deputy General Director

Hanoi, Viet Nam

14 August 2025

Interim balance sheet

as at 30 June 2025

	Notes	Code	30 June 2025 VND	31 December 2024 VND
ASSETS				
Current assets		100	54,658,995,193	86,967,820,758
Cash and cash equivalents	5	110	12,649,375,740	36,178,584,126
Cash		111	2,649,375,740	24,778,584,126
Cash equivalents		112	10,000,000,000	11,400,000,000
Short term investments		120	20,000,000,000	-
Trading securities	6	121	20,000,000,000	-
Short-term receivables		130	11,955,869,331	49,249,604,744
Short-term trade accounts receivable	7	131	5,258,158,506	1,614,660,210
Short-term prepayments to suppliers	8	132	4,064,916,007	7,406,411,900
Short-term loan receivables	9	135	-	38,100,000,000
Other short-term receivables	10	136	2,632,794,818	2,128,532,634
Inventories	11	140	10,017,524,489	343,663,382
Inventories		141	10,017,524,489	343,663,382
Other current assets		150	36,225,633	1,195,968,506
Short-term prepaid expenses	12	151	36,225,633	70,948,098
Value added tax to be reclaim		152	-	1,125,020,408
Non-current assets		200	126,479,186,901	88,630,952,998
Fixed assets		220	77,711,231,478	80,198,155,266
Tangible fixed assets	13	221	75,775,712,178	78,138,564,216
- Historical cost		222	110,178,087,627	109,100,259,167
- Accumulated depreciation		223	(34,402,375,449)	(30,961,694,951)
Finance lease assets	14	224	1,935,519,300	2,059,591,050
- Historical cost		225	2,481,435,000	2,481,435,000
- Accumulated depreciation		226	(545,915,700)	(421,843,950)
Long-term investments	15	250	47,900,000,000	7,900,000,000
Investments in associates, joint ventures		252	47,900,000,000	-
Investments in other entities		253	-	7,900,000,000
Other non-current assets		260	867,955,423	532,797,732
Long-term prepaid expenses	12	261	867,955,423	532,797,732
Total assets		270	181,138,182,094	175,598,773,756

Interim balance sheet (continued)

as at 30 June 2025

	Notes	Code	30 June 2025 VND	31 December 2024 VND
RESOURCES				
Liabilities		300	54,085,255,922	46,671,663,157
Current liabilities		310	49,676,998,736	40,674,567,853
Short-term trade accounts payable	16	311	2,769,835,049	1,677,160,855
Short-term advances from customers	17	312	5,124,071,521	46,599,712
Taxes and amounts payable to the State budget	18	313	1,094,933,151	1,762,263,103
Short-term unearned revenue		318	15,552,044	19,995,488
Other short-term payables	19	319	2,594,930,735	697,409,260
Short-term borrowings	20	320	38,077,676,236	36,471,139,435
Long-term liabilities		330	4,408,257,186	5,997,095,304
Long-term borrowings	20	338	4,408,257,186	5,997,095,304
Owners' equity		400	127,052,926,172	128,927,110,599
Capital sources and funds		410	127,052,926,172	128,927,110,599
Share capital	22	411	121,528,000,000	121,528,000,000
Share premium		412	(28,000,000)	(28,000,000)
Retained earnings		421	5,552,926,172	7,427,110,599
- Cumulative undistributed profits after tax at end of the previous period/year		421a	7,427,110,599	967,590,125
- (Loss)/Profit after tax of the current period/year		421b	(1,874,184,427)	6,459,520,474
Total resources		440	181,138,182,094	175,598,773,756

Ninh Binh, Viet Nam

14 August 2025



Nguyễn Thị Mai Hương
Director

Nguyễn Thị Hương
Chief Accountant

Tran Thi Thu Hien
Preparer

Interim statement of income

For the six-month period ended 30 June 2025

	Notes	Code	Six-month period ended 30 June 2025 VND	Six-month period ended 30 June 2024 VND (Not reviewed)
Gross sales	25	01	42,490,576,870	46,746,685,846
Less deductions:		02	-	-
Net sales		10	42,490,576,870	46,746,685,846
Cost of goods sold	26, 32	11	(33,369,290,876)	(36,894,354,816)
Gross profit		20	9,121,285,994	9,852,331,030
Income from financial activities	27	21	123,017,517	256,645,240
Expenses from financial activities	28	22	(1,811,053,838)	(1,492,741,035)
- Including: interest expense		23	(1,566,818,684)	(1,477,362,074)
Selling expenses	29, 32	25	(995,753,748)	(1,949,314,258)
General and administrative expenses	30, 32	26	(8,820,802,709)	(9,528,565,943)
Operating loss		30	(2,383,306,784)	(2,861,644,966)
Other income	31	31	509,238,460	-
Other expenses		32	(116,103)	(162,178,150)
Profit/(Loss) from other activities		40	509,122,357	(162,178,150)
Net accounting loss before tax		50	(1,874,184,427)	(3,023,823,116)
Current corporate income tax expense	33	51	-	-
Deferred corporate income tax expense	33	52	-	-
Net loss after tax	21	60	(1,874,184,427)	(3,023,823,116)
Basic loss per share	23	70	(154)	(274)

Ninh Binh, Viet Nam
14 August 2025
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HÀ NAM
TP. PHÚ THỌ
Nguyễn Thị Mai Hương
Director

Nguyễn Thị Hương
Chief Accountant

Tran Thi Thu Hien
Preparer

Interim statement of cash flows

(indirect method)

For the six-month period ended 30 June 2025

	Notes	Code	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024 (Not reviewed)
			VND	VND
Cash flows from operating activities				
Profit before tax		01	(1,874,184,427)	(3,023,823,116)
Adjustments for:				
Depreciation		02	3,564,752,248	3,738,211,448
Loss on foreign currency translation of monetary items		04	118,284,765	-
Gains from investing activities		05	(78,979,417)	(94,204)
Interest expense		06	1,566,818,684	1,477,362,074
Operating profit before adjustments to working capital		08	3,296,691,853	2,191,656,202
Changes in accounts receivable		09	(72,682,535)	(1,787,298,494)
Changes in inventory		10	(9,673,861,107)	(7,822,709,683)
Changes in accounts payable		11	8,038,133,022	4,900,892,637
Changes in prepaid expenses		12	(300,435,226)	327,899,345
Increase trading securities		13	(20,000,000,000)	-
Interest paid		14	(1,566,818,684)	(1,477,362,074)
Corporate income tax paid		15	(1,140,000,000)	-
Net cash flows used in operating activities		20	(21,418,972,677)	(3,666,922,067)
Cash flows from investing activities				
Acquisitions of fixed assets and construction in progress		21	(546,388,400)	(328,902,800)
Collections of loans to other entities		24	38,100,000,000	-
Investments in other entities		25	(40,000,000,000)	-
Interest income received		27	470,417,773	94,204
Net cash flows used in investing activities		30	(1,975,970,627)	(328,808,596)
Cash flows from financing activities				
Proceeds from loans' principals		33	46,491,410,000	43,332,262,500
Repayments of loans' principals		34	(46,387,280,199)	(39,627,150,700)
Payments of obligations under finance lease		35	(238,838,118)	(246,799,388)
Net cash flows (used in)/generated from financing activities		40	(134,708,317)	3,458,312,412
Net decrease in cash and cash equivalents		50	(23,529,651,621)	(537,418,251)
Cash and cash equivalents at beginning of the period	5	60	36,178,584,126	72,152,293,627
Effects of changes in foreign exchange rates		61	443,235	-
Cash and cash equivalents at end of the period	5	70	12,649,375,740	71,614,875,376



Nguyễn Thị Mai Hương
Director

Nguyễn Thị Hương
Chief Accountant

Trần Thị Thu Hiền
Preparer

The notes set out on pages from 9 to 26 form an integral part of these financial statements

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Notes to the interim financial statements

for the six-month period ended 30 June 2025

1. Nature of operations

Tu Hai JSC ("the Company") was established in the Socialist Republic of Vietnam, the first name of company was Tu Hai Co., Ltd issued by the Planning and Investment Department of Ha Nam according to the Business Registration Certificate No.0700519785 dated 29 December 2010. The Company's Business Registration Certificate has been amended several times (hereafter collectively referred as "Business Registration Certificate").

<u>Amendment</u>	<u>Amendment date</u>	<u>Amendment content</u>
1 st amendment	15th August 2016	Changing the ownership from Tu Hai Trading, Service and Manufacturing Co., Ltd to Ms Nguyen Thi Mai Huong
2 nd amendment	24th February 2017	Registering company contact information
3 rd amendment	12th August 2020	Registering increase in the company's charter capital from VND10 billion to VND21 billion
4 th amendment	14th August 2020	Changing of ownership from Ms. Nguyen Thi Mai Huong to Appatex Joint Stock Company
5 th amendment	17th August 2020	Registering an increase in the company's charter capital from VND21 billion to VND92.45 billion
6 th amendment	16th September 2021	Adding industry codes and updating email and website information
7 th amendment	19th May 2023	Changing the company type from "LLC" to "JSC" and increasing charter capital from VND92,450,000,000 to VND110,480,000,000
8 th amendment	28th August 2024	Changing charter capital from VND110,480,000,000 to VND121,528,000,000
9 th amendment	18th January 2025	Changing the Company's headquarters address

The Company's main business is garment processing for domestic and foreign markets.

The Company's head office is located at TDP Luong Trang, Tan Liem Ward, Phu Ly City, Ha Nam Province, Vietnam.

As at 30 June 2025, the Company had 452 employees (31 December 2024: 484 employees).

2. Fiscal year and accounting currency

2.1 Fiscal year

The fiscal years of the Company will be from 1 January to 31 December. The interim separate financial statements are prepared from 1 January 2025 to 30 June 2025.

2.2 Accounting currency

The financial statements are prepared in Vietnamese Dong ("VND").

3. Basis of preparation of interim financial statements

The interim financial statements have been prepared in accordance with Vietnamese Accounting Standards, Vietnamese Accounting System, and relevant statutory requirements on preparation and presentation of the financial statement. All items of the financial statements are prepared and presented under the cost principal.

The interim financial statements are not intended to present the financial position and results of operations and cash flows in accordance with generally accepted accounting principles and practices in countries or jurisdictions other than the SR of Vietnam. Furthermore their use is not designed for those who are not informed about Vietnam's accounting principles, procedures and practices.

4. Accounting policies

4.1 Foreign exchange

Transactions arising in currencies other than the reporting currency of VND are translated at the prevailing exchange rates at transaction dates. Monetary assets and liabilities denominated in foreign currencies at the balance sheet date are respectively translated at foreign currency buying rate and selling rate at the balance sheet date as quoted by commercial banks where the Company regularly trades. The foreign currency cash in banks at the balance sheet date are translated at buying rate of the bank where the Company opens the foreign currency account. Foreign exchange differences arising on translation are recognised as income or expense in the statement of income.

4.2 Estimates

The preparation of financial statements in conformity with Vietnamese Accounting Standards, Vietnamese Accounting System and prevailing accounting regulations in Vietnam requires management to make estimates and assumptions that affect the reported amounts of assets, liabilities and disclosures of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could different from those estimates.

4.3 Cash and cash equivalent

Cash and cash equivalents includes cash on hand and cash in banks as well as short-term highly liquid investments and bank deposits with maturity terms of not more than 3 months.

4.4 Investments

Trading securities

Trading securities include securities which are held for trading purpose to earn profit. Trading securities are initially recorded at cost, which includes the purchase price plus the transaction costs, if any, such as the cost of brokerage, transaction expenses, information provision expense, taxes, fees and bank charges. Cost of trading securities is recognised at the fair value of the consideration at the time of transaction.

The Company recognises trading securities when it has ownership of the assets, specifically as follows:

- Listed securities are recognised recorded at the time of order matching; and
- Unlisted securities are recognised at the time when official ownership is established in accordance with regulations.

Provision for diminution in value of trading securities is made only if there is evidence stating that the market value of securities held for trading purposes is lower than the carrying value. The provision is reversed if there is a subsequent increase in the market value of securities occurring after the recognition of provision. Reversed provision of trading securities is limited to not exceed their book value with the assumption that no provision has been made.

Investments in joint ventures and associates

A joint venture is established by a joint venture agreement between two or more than two parties who have joint control over financial and operating policies. Associates are investments that the Company has significant influence but not control generally accompanying with a shareholding of 20% to under 50% voting shares of the investee.

Investments in joint ventures and associates are accounted for at cost less any provision for impairment. A provision for impairment is recognized when there is a decline in the value of the investments, except for losses that were anticipated by the Company's Management at the time of investment.

Investments in equity of other entities

Investments in equity of other entities are investments in equity instruments of other entities without neither controlling rights nor co-controlling rights and without significant influence over investee. These investments are initially recorded at cost. Provision for diminution in value is made when the investees make losses, except when the loss was forecasted by the Management before the date of investment.

4.5 Account receivables

Trade account receivables and other receivables

Trade account receivables and other receivables are measured at their net recoverable amount after provision for doubtful debts. The provision for doubtful debts is made based on the Management's assessment on indication that they might not be recoverable. Doubtful debts are written off when they are irrecoverable.

Loan receivables

Loan receivables with interest income purposes are measured at their net recoverable amount after provision for doubtful debts. The provision for doubtful debts is made based on the Management's assessment on indication that they might not be recoverable. Doubtful debts are written off when they are irrecoverable.

4.6 Inventories

Inventories, including work-in-process, are valued at the lower of cost and net realisable value. Cost comprises direct materials and where applicable, direct labor costs and those overheads that have been incurred in bringing the inventories to their present location and condition. Cost is determined primarily on the basis of weighted average cost. For processed inventories, cost includes the applicable allocation of fixed and variable overhead costs based on a normal operating capacity. Net realisable value is the selling price in the ordinary course of business, less the costs of completion, marketing and distribution after making provision for damaged, obsolete and slow-moving items. An inventories provision is made for the estimated loss arising due to the impairment (through diminution, damage, obsolescence, etc) of raw materials, finished goods, and other inventories owned by the Company, based on appropriate evidence of impairment available at the balance sheet date.

The Company applies the perpetual system for inventories.

4.7 Tangible fixed asset

Tangible fixed assets are stated at historical cost less accumulated depreciation. When assets are sold or retired, their cost and accumulated depreciation are eliminated from the accounts and any gain or loss resulting from their disposal is included in the statement of income.

Cost

The initial cost of a tangible fixed asset comprises its purchase price, including import duties and non-refundable purchase taxes and any directly attributable costs of bringing the asset to its working condition and location for its intended use. The initial cost of tangible fixed assets with attached equipment and spare parts for replacement is the total directly attributable costs of bringing the asset to its working condition for its intended use less the value of equipment and spare parts for replacement. Expenditures incurred after the tangible fixed assets have been put into operation, such as repairs and maintenance and overhaul costs, are normally charged to the statement of income in the period the costs are incurred. In situations where it can be clearly demonstrated that the expenditures have resulted in an increase in the future economic benefits expected to be obtained from the use of a tangible fixed asset beyond its originally assessed standard of performance, the expenditures are capitalised as an additional cost of tangible fixed assets. The initial cost of tangible fixed assets transferred from construction in progress includes installation and trial operation costs less the value of products from trial production.

Depreciation

Depreciation is computed on a straight-line basis over the estimated useful lives of tangible fixed assets. The estimated useful lives are as follows:

	Years
Buildings and structures	10 - 30
Machinery and equipment	5 - 10
Vehicles	5 - 8
Perennial plant	15
Others	5 - 10

The useful life and depreciation method are reviewed periodically to ensure that the method and period of depreciation are consistent with the expected pattern of economic benefits from items of tangible fixed assets.

4.8 Finance lease assets

Leases are classified as finance leases whenever the terms of the lease transfer substantially all the risks and rewards of ownership to the lessee. All other leases are classified as operating leases.

Assets held under finance leases are recognised as assets of the Company at their fair value at the inception of the lease or, if lower, at the present value of the minimum lease payments. The corresponding liability to the lessor is included in the balance sheet as a finance lease obligation. Lease payments are apportioned between finance charges and reduction of the lease obligation so as to achieve a constant rate of interest on the remaining balance of the liability. Finance charges are charged to profit or loss, unless they are directly attributable to qualifying assets, in which case they are capitalised in accordance with the Company's general policy on borrowing costs.

Assets held under finance leases are depreciated over their expected useful lives on the same basis as owned assets or, where shorter, over the term of the relevant lease as follows:

	Years
Machinery and equipment	10

4.9 Prepaid expense

Tools and instruments

Tools and instruments included assets held for use by the Company in the normal course of business whose costs of individual items are less than VND30 million and therefore not qualified for recognition as fixed assets under Circular 45/2013/TT-BTC dated 25 April 2013 of the Ministry of Finance which provides guidance on management, use and depreciation of fixed assets. Cost of tools and instruments are amortised on a straight-line basis over a period ranging from (1) to (3) years.

4.10 Payables and accrued expenses

Payables and accruals are recognised as amounts to be paid in the future for goods and services received, whether or not billed to the Company.

4.11 Provisions for liabilities

Provisions are recognised when the Company has a present obligation (legal or constructive) as a result from a past event and it is probable that the Company will be required to settle that obligation. Provisions are measured at the management's reliable estimated of the expenditure required to settle the obligation at the balance sheet date. If the effect of the time value of money is material, the amount of a provision shall be the present value of the expenditures expected to be required to settle the obligation.

4.12 Employee benefits

The Company participates in the compulsory defined contribution plans as required by the Government of Vietnam pursuant to current Vietnamese regulations on labour, employment and relevant areas, which have been managed by Vietnam Social Insurance through its local agencies. The compulsory defined contribution plans include social insurance, health insurance and unemployment insurance which should be paid to the local social insurance agency by the Company for the Company's obligations, and on behalf of participants for participants' obligations.

Participants, the calculations, declarations and payments for obligations for both the Company and participants are based on the prevailing regulations specified to each period of time. The Company has no further obligation to fund the-post employment benefits of its employees.

The Company does not participate in any defined benefit plans.

4.13 Equity

Share capital

Share capital represents the nominal value of shares that have been issued.

Share premium

Share premium includes the difference between the issuance price and the par value of shares received from the issuance of share capital. Any transaction costs associated with the issuance of shares are deducted from the premium, net of any related income tax benefits."received on issuance of share capital. Any transaction costs associated with the issuance of shares are deducted from the premium, net of any related income tax benefits.

Retained earnings

Retained earnings represent the Company's accumulated results of operations (profit, loss) after corporate income tax at the balance sheet date.

4.14 Dividend distribution

Dividend of the Company is recognised as a liability in the Company's financial statements in the period in which the dividends are approved by the Company's shareholders at the Annual General Meeting.

4.15 Revenue

Processing services

Revenue from processing services is recognised in the statement of income when the goods have been processed and accepted by the buyer. No revenue is recognised if there are significant uncertainties regarding recovery of the consideration due.

Interest income

Interest income is recognised in the statement of income on a time-proportion basis using the effective interest method.

4.16 Borrowing costs

Borrowing costs comprising interest and related costs are recognised as an expense in the period in which they are incurred (even period of construction is less than 12 months), except for borrowing costs relating to the acquisition of tangible fixed assets that are incurred during the period of construction and installation of the assets, which are capitalised as a cost of the related assets.

4.17 Current and deferred income tax

Liabilities and/or Current income tax assets comprise those obligations to, or claims from, fiscal authorities relating to the current or prior reporting periods that are unpaid at the balance sheet date. They are calculated according to the tax rates and tax laws applicable to the fiscal periods to which they relate based on the taxable profit for the year. All changes to current tax assets or liabilities are recognised as a component of tax expense in the statement of income.

Deferred income tax is calculated using the liability method based on temporary differences. This method compares the carrying amounts of assets and liabilities in the balance sheet with their respective tax bases. In addition, tax losses available to be carried forward as well as other income tax credits to the Company, are assessed for recognition as deferred tax assets.

Deferred tax liabilities are always provided in full. Deferred income tax assets are recognised to the extent that it is probable that future taxable profit will be available against.

Deferred income tax assets and liabilities is determined, without discounting, at the tax rates that are expected to apply to their respective period of realisation, provided they are enacted or substantively enacted at the balance sheet date. Most of the changes in deferred income tax assets or liabilities are recognised as a component of tax expense in the statement of income. Only changes in deferred tax assets or liabilities that relate to a change in value of assets or liabilities that is charged directly to equity are charged or credited directly to equity.

4.18 Segment reporting

A segment is a component which can be separated by the Company engaged in providing related products or services (business segment), or providing products or services within a particular economic environment (geographical segment), each segment is subject to risks and returns that are different from those of other segments. The Company's primary segment reporting is based on business segments.

Garment processing activities are the Company's principal source of revenue and profit. Therefore, the Board of Directors assumes that the Company operates in a single business segment – garment processing. Accordingly, the Company is not required to present segment information.

4.19 Related parties

Related companies include its shareholders and associates.

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

4.20 Profits per share

Basic Profits per share is calculated by dividing the profit attributable to the ordinary shareholders which already subtracted the bonus and welfare fund by the weighted average number of ordinary shares outstanding during the period.

4.21 Contingencies

Contingent liabilities are not recognised in the financial statements. They are disclosed unless the possibility of an outflow of resources embodying economic benefits is remote.

A contingent asset is not recognised in the financial statements but disclosed when an inflow of economic benefits is probable.

4.22 Subsequent events

Post-period-end events that provide additional information about the Company's position at the balance sheet date (adjusting events) are reflected in the financial statements. Post-period-end events that are not adjusting events are disclosed in the notes when material.

4.23 Classification of assets and liabilities as short-term or long-term

Assets and liabilities are classified as current or non-current on the balance sheet based on their remaining term of such assets and liabilities at the balance sheet date, except the classification is pre-defined and/or specified in Vietnamese Accounting System for Enterprises.

4.24 Off-balance sheet items

Amounts which are defined as off-balance sheet items under the Vietnamese Accounting System are disclosed in the relevant notes to these financial statements.

5. Cash and cash equivalents

	30 June 2025	31 December 2024
	VND	VND
Cash		
Cash on hand	1,976,520,387	253,450,000
Cash in banks	672,855,353	24,525,134,126
	2,649,375,740	24,778,584,126
Cash equivalents		
Cash equivalents (i)	10,000,000,000	11,400,000,000
	12,649,375,740	36,178,584,126

- (i) Bank deposit with a 1-week term at Southeast Asia Commercial Joint Stock Bank - Ha Nam Branch with an interest rate of 0.5%/year. (31 December 2024: 0.5%/year)

6. Trading securities

	30 June 2025	31 December 2024
	Book value	Book value
	VND	VND
Trading securities	20,000,000,000	-

According to the Board of Directors' Resolution No. 1806/2025/NQ-HDQT dated 18 June 2025, the Company has approved the purchase of 2,000,000 shares of Hamico Vietnam Minerals Joint Stock Company. According to Share Transfer Contract No. 2406/2025/HDCNCP-HAMICO dated 24 June 2025, the Company had completed this transaction.

The Company presents this investment as a trading security because the Company plans to transfer this investment in the short term.

7. Short-term trade accounts receivable

	30 June 2025	31 December 2024
	Book value	Book value
	VND	VND
ODM Vietnam Co., Ltd	186,059,320	852,200,000
Sumec Vietnam Garment Co., Ltd	-	150,100,210
Le Quang Minh	-	612,360,000
Daiviet Haiphong Garment Products JSC	917,541,056	-
Youngone Nam Dinh Co., Ltd	4,154,558,130	-
	5,258,158,506	1,614,660,210

8. Short-term prepayment to suppliers

	30 June 2025	31 December 2024
	VND	VND
Prepayment to third parties		
Branch of Vietnam Star Automobile Co., Ltd	100,000,000	100,000,000
Ha Nam Construction Planning Center	90,000,000	90,000,000
Other suppliers	103,636,407	46,631,500
	293,636,407	236,631,500
Prepayment to related parties (Note 34)		
Appatex JSC	3,131,697,200	6,774,143,200
Duc Manh JSC	639,582,400	395,637,200
	3,771,279,600	7,169,780,400
	4,064,916,007	7,406,411,900

9. Loan receivables

	30 June 2025	31 December 2024
	VND	VND
Ms. Nguyen Thi Mai Huong (Note 34) (*)	-	38,100,000,000

(*) On 14 and 15 January 2025, Ms. Nguyen Thi Mai Huong paid the entire loan balance and loan interest in accordance with the loan agreement.

10. Other short-term receivables

	30 June 2025	31 December 2024
	VND	VND
Deposits	136,478,925	136,478,925
Advance salary to employees	2,210,000,000	1,117,500,000
Ms. Nguyen Thi Mai Huong - Lending interest receivables (Note 34)	-	391,438,356
Others	286,315,893	483,115,353
	2,632,794,818	2,128,532,634

11. Inventories

	30 June 2025	31 December 2024
	Cost	Cost
	Provision	Provision
	VND	VND
Raw materials	645,596,372	-
Work in progress	1,867,171,342	343,663,382
Finished goods	1,382,572,178	-
Goods on consignment	6,122,184,597	-
	10,017,524,489	343,663,382

12. Prepaid expenses

	30 June 2025	31 December 2024
	VND	VND
Short-term		
Tools and supplies	16,527,664	29,685,329
Others	19,697,969	41,262,769
	36,225,633	70,948,098
Long-term		
Tools and supplies	799,903,860	461,502,914
Others	68,051,563	71,294,818
	867,955,423	532,797,732
	904,181,056	603,745,830

13. Tangible fixed assets

	Buildings and structure	Machinery and equipment	Vehicles	Perennial plant	Others	Total
	VND	VND	VND	VND	VND	VND
Cost						
1 January 2025	83,481,672,171	18,163,769,244	2,899,352,727	1,351,000,000	3,204,465,025	109,100,259,167
Addition	-	1,077,828,460	-	-	-	1,077,828,460
30 June 2025	83,481,672,171	19,241,597,704	2,899,352,727	1,351,000,000	3,204,465,025	110,178,087,627
Accumulated depreciation						
1 January 2025	(15,897,490,908)	(10,786,800,600)	(2,303,932,317)	(360,266,688)	(1,613,204,438)	(30,961,694,951)
Depreciation charged	(1,945,381,320)	(1,040,714,986)	(181,209,546)	(45,033,336)	(228,341,310)	(3,440,680,498)
30 June 2025	(17,842,872,228)	(11,827,515,586)	(2,485,141,863)	(405,300,024)	(1,841,545,748)	(34,402,375,449)
Carrying amount						
1 January 2025	67,584,181,263	7,376,968,644	595,420,410	990,733,312	1,591,260,587	78,138,564,216
30 June 2025	65,638,799,943	7,414,082,118	414,210,864	945,699,976	1,362,919,277	75,775,712,178

Cost of fully depreciated fixed assets as at 30 June 2025 which are still in use are VND4,127 million (31 December 2024: VND3,477 million).

As at 30 June 2025, the Company's tangible fixed assets with a total appraised value of VND35.55 billion (31 December 2024 VND35.55 billion) are used as collateral for the Company's bank borrowings (Note 20).

14. Finance lease assets

	Machinery and equipment VND
Cost	
1 January 2025	2,481,435,000
30 June 2025	2,481,435,000
Accumulated amortisation	
1 January 2025	(421,843,950)
Depreciation expense	(124,071,750)
30 June 2025	(545,915,700)
Carrying amount	
1 January 2025	2,059,591,050
30 June 2025	1,935,519,300

At the end of the financial lease term, the Company has the right to repurchase these assets based on the economic benefits of the assets. Leased assets are secured by lease obligations (Note 20).

15. Investments in associates, joint ventures

	30 June 2025		31 December 2024	
	Historical cost	Provision	Historical cost	Provision
	VND	VND	VND	VND
Duc Manh JSC (*)	47,900,000,000	-	7,900,000,000	-

(*) The Company does not make provisions for the investment in Duc Manh Joint Stock Company because the Company assesses the loss as insignificant.

	30 June 2025		31 December 2024	
	% Ownership	% Voting right	% Ownership	% Voting right
	%	%	%	%
Duc Manh JSC	47.90%	47.90%	19.75%	19.75%

Duc Manh JSC was established under the Business Registration Certificate No. 0700209335 issued by the Department of Planning and Investment of Ha Nam Province. The main activity of this company is garment manufacturing (except fur garments). The company is headquartered at No. 55, Nguyen Van Troi Street, Chau Cau Ward, Ninh Binh Province, Vietnam.

According to the Board of Directors' Resolution No. 1806/2025/NQ-HDQT dated 18 June 2025, the Company approved an additional capital contribution to Duc Manh JSC in cash, with a total contributed amount of VND40,000,000,000. As a result, Duc Manh JSC became an associate of the Company, with the ownership and voting rights increasing from 19.75% to 47.9%. As of 30 June 2025, the Company had completed the capital contribution and reclassified this investment from Investment in other entities to Investment in associates and joint ventures.

16. Short-term trade account payables

	30 June 2025		31 December 2024	
	Amount	Afford to pay	Amount	Afford to pay
	VND	VND	VND	VND
Payables to third parties				
Nam Phat Investment and Development Co., Ltd.	418,700,000	418,700,000	335,000,000	335,000,000
Cuong Hue Sewing Machine Trading and Service Co., Ltd.	106,675,197	106,675,197	192,970,795	192,970,795
Linh Hieu Co., Ltd.	268,251,765	268,251,765	129,253,000	129,253,000
Other suppliers	1,976,208,087	1,976,208,087	1,019,937,060	1,019,937,060
	2,769,835,049	2,769,835,049	1,677,160,855	1,677,160,855

17. Short-term prepayments from customer

	30 June 2025	31 December 2024
	VND	VND
Handloyal International Corp	5,124,071,521	46,599,712

18. Taxes and amounts payable to the State Budget

	30 June 2025		During the year	31 December 2024
	Amount	Payable	Payment	Amount
	VND	VND	VND	VND
Value added tax	233,346,689	2,578,999,823	(2,346,839,590)	1,186,456
Corporate income tax	621,076,647	-	(1,140,000,000)	1,761,076,647
Other tax	240,509,815	243,509,815	(3,000,000)	-
	1,094,933,151	2,822,509,638	(3,489,839,590)	1,762,263,103

19. Other short-term payables

	30 June 2025	31 December 2024
	VND	VND
Social insurance	2,020,783,802	504,736,560
Health insurance	418,000,996	153,372,407
Unemployment insurance	156,145,937	39,300,293
	2,594,930,735	697,409,260

20. Borrowings

	Amount	30 June 2025 Afford to pay	Increase	During the period Decrease	Reclassify	Exchange rate difference	31 December 2024 Amount	Afford to pay
	VND	VND	VND	VND	VND	VND	VND	VND
Short-term								
Joint Stock Commercial Bank for Investment and Development of Viet Nam (i)	24,900,000,000	24,900,000,000	24,900,000,000	(24,900,000,000)	-	-	24,900,000,000	24,900,000,000
Asia Commercial Joint Stock Bank (ii)	-	-	4,200,000,000	(4,200,000,000)	-	-	-	-
Southeast Asia Commercial Joint Stock Bank (iii)	-	-	7,391,410,000	(15,720,137,000)	-	152,407,000	8,176,320,000	8,176,320,000
Vietnam Maritime Commercial Joint Stock Bank (vi)	10,000,000,000	10,000,000,000	10,000,000,000	-	-	-	-	-
	34,900,000,000	34,900,000,000	46,491,410,000	(44,820,137,000)	-	152,407,000	33,076,320,000	33,076,320,000
Current portion of long-term borrowings								
Joint Stock Commercial Bank for Investment and Development of Viet Nam (iv)	-	-	-	(217,143,199)	-	-	217,143,199	217,143,199
Joint Stock Commercial Bank for Investment and Development of Viet Nam (v)	2,700,000,000	2,700,000,000	-	(1,350,000,000)	1,350,000,000	-	2,700,000,000	2,700,000,000
Chailease International Financial Leasing Co., Ltd - Hanoi Branch (vii)	477,676,236	477,676,236	-	(238,838,118)	238,838,118	-	477,676,236	477,676,236
	3,177,676,236	3,177,676,236	-	(1,805,981,317)	1,588,838,118	-	3,394,819,435	3,394,819,435
	38,077,676,236	38,077,676,236	46,491,410,000	(46,626,118,317)	1,588,838,118	152,407,000	36,471,139,435	36,471,139,435
Long-term								
Joint stock Commercial Bank for Investment and Development of Viet Nam (v)	4,050,000,000	4,050,000,000	-	-	(1,350,000,000)	-	5,400,000,000	5,400,000,000
Chailease International Financial Leasing Co., Ltd - Hanoi Branch (vii)	358,257,186	358,257,186	-	-	(238,838,118)	-	597,095,304	597,095,304
	4,408,257,186	4,408,257,186	-	-	(1,588,838,118)	-	5,997,095,304	5,997,095,304
	42,485,933,422	42,485,933,422	46,491,410,000	(46,626,118,317)	-	152,407,000	42,468,234,739	42,468,234,739

(i) Borrowings at Joint Stock Commercial Bank for Investment and Development of Vietnam – Ha Nam Branch. According to Credit Limit Agreement No. 01/2025/8897149/HDTD dated 3 July 2025, the credit limit is VND25 billion (transferred from the Credit Facility Agreement no 01/2024/8897149/HDTD dated 20 May 2024). The credit limit utilization period is from 3 July 2025 to 3 July 2026. These borrowing bears interest according to each disbursement. The borrowing is secured by the following assets:

- Machinery and equipment of the Company under Mortgage Contract No. 01/2017/8897149/HDBĐ dated 24 April 2017;

- Factory buildings and structures attached to the land of the Company under Mortgage Contract No. 02/2017/8897149/HDBD dated 21 August 2017, and Amendment No. 02/2022/8897149/SDBS dated 6 December 2022;
 - Used car under Mortgage Contract No. 03/2020/8897149/HDBD dated 19 May 2020;
 - Land use rights and assets attached to the land of Ms. Nguyen Thi Minh, a relative of Ms. Nguyen Thi Mai Huong, the Director of the Company, under Mortgage Contract No. 02/2020/8897149/HDBD dated 19 May 2020.
- (ii) Borrowing at Asia Commercial Joint Stock Bank – Ha Nam Branch under Credit Facility Agreement No. HNM.DN.2008.280423 dated 4 May 2023, the credit limit is VND4.2 billion. This loan is disbursed in VND with a term of 12 months from the disbursement date and bears an annual interest rate of 7.9%. The borrowing is secured by real estate located at Land Lots No. 562, 563, and 564, Map Sheet No. 7, Nam Chau Giang Urban Area, Liem Chinh Ward, Phu Ly City, Ha Nam Province, owned by Mr. Nguyen Tien Dung and Mrs. Ngo Thi Tuyet, who are related parties of Ms. Nguyen Thi Mai Huong – Director. During the period, the Company had fully paid this borrowing.
- (iii) Borrowing at the Southeast Asia Commercial Joint Stock Bank – Ha Nam Branch. According to Credit Limit Agreement No. REF240700208/HĐCVHM dated 18 March 2024, the credit limit is VND 10 billion. The credit limit period is 12 months. This borrowing is disbursed in USD and bears interest according to each disbursement. The borrowing is secured by a deposit, savings book, and fixed-term deposit contract approved by the Southeast Asia Commercial Joint Stock Bank – Ha Nam Branch. During the period, the Company had fully paid this borrowing.
- (iv) Long-term borrowing at the Joint Stock Commercial Bank for Investment and Development of Vietnam – Ha Nam Branch. According to Credit Limit Agreement No. 02/2022/8897149/HDTD, the credit limit is VND1.4 billion. The borrowing term is 36 months. This borrowing is disbursed in VND and bears interest at 7.5% per year from the disbursement date until 17 June 2025, after which the interest rate is adjusted every 6 months. During the period, the Company had fully paid this borrowing .
- (v) Long-term borrowing at the Joint Stock Commercial Bank for Investment and Development of Vietnam – Ha Nam Branch. According to Credit Limit Agreement No. 03/2022/8897149/HDTD, dated 8 December 2022, the credit limit is VND13.5 billion. The borrowing term is 60 months. This borrowing is disbursed in VND and bears an interest rate of 7.7% per year, which is adjusted every 6 months. The borrowing is secured by all assets formed from the loan funds and all assets and structures attached to the land, as stated in the Land Use Right Certificate No. DH 715592, recorded in Certificate Register No. CS07467.
- (vi) Short-term loan at Vietnam Maritime Commercial Joint Stock Bank - Ha Nam Branch under Credit Limit Agreement No. 112-00041080.06602/2025/HDTD, dated 5 May 2025, with a limit of VND10 billion. The borrowing term is 6 months. This borrowing is disbursed in VND and bears interest at 6.5%/year. The assets securing the borrowing include:
- The real estate is land plot No. 586, map sheet No. PL9, at Trieu Xa Hamlet, Liem Tuyen Ward, Ninh Binh Province (formerly: Trieu Xa Hamlet, Liem Tuyen Commune, Phu Ly City, Ha Nam) according to the certificate of land use rights, house ownership rights and other assets attached to land No. DB 698648 issued by the Department of Natural Resources and Environment of Ha Nam province on 22 April 2021, owned by Ms. Nguyen Thi Mai Huong, worth VND3,804,000,000.
 - Processing contract No. JABP1944 dated 17 February 2025 between Tu Hai Ha Nam Joint Stock Company and Rithe Fashion Limited worth USD1,113,000.
- (vii) According to Financial Lease Agreement No. C230421312, dated 14 April 2023, signed between the Company and Chailease International Financial Leasing Co., Ltd. – Hanoi Branch. The financial lease term is 48 months, with a temporary interest rate ranging from 13.5% to 13.69% per year. The financial lease debt is secured by a deposit of VND136,478,925 and leased assets.

21. Owners' equity

	Share capital VND	Retained earnings VND	Share premium VND	Total VND
Balance, 1 January 2024	110,480,000,000	12,015,590,125	(28,000,000)	122,467,590,125
Net loss during the period	-	(3,023,823,116)	-	(3,023,823,116)
Balance, 30 June 2024	110,480,000,000	8,991,767,009	(28,000,000)	119,443,767,009
Balance, 1 January 2025	121,528,000,000	7,427,110,599	(28,000,000)	128,927,110,599
Net loss during the period	-	(1,874,184,427)	-	(1,874,184,427)
Balance, 30 June 2025	121,528,000,000	5,552,926,172	(28,000,000)	127,052,926,172

22. Share capital

According to the most recently changed Business Registration Certificate, the charter capital of the Company is VND121.528 billion divided into 12,152,800 ordinary shares with par value of VND10,000/share. Each share is entitled to one vote at the shareholders meetings of the Company. Shareholders are entitled to receive dividend as declared from time to time. All ordinary shares are ranked equally with regard to the Company's residual assets. In respect of shares bought back by the Company, all rights are suspended until those shares are reissued.

Detail of share capitals during the period:

	Ordinary shares	VND	30 June 2025 % interest
Appatex JSC	7,969,500	79,695,000,000	65.58%
Other shareholders	4,183,300	41,833,000,000	34.42%
	12,152,800	121,528,000,000	100.00%

Issued shares:

	30 June 2025 Number of shares	31 December 2024 Number of shares
Number of shares registered	12,152,800	12,152,800
Number of shares issued	12,152,800	12,152,800
- Ordinary shares	12,152,800	12,152,800
Number of existing shares in circulation	12,152,800	12,152,800
- Ordinary shares	12,152,800	12,152,800

23. Basic earnings per share

Basic earnings per share is calculated by dividing the net profit attributable to shareholders after deducting the bonus and welfare funds by the weighted average number of ordinary shares outstanding during the year, adjusted for bonus shares issued during the year and excluding treasury shares:

	Six-month period ended 30 June 2025 VND	Six-month period ended 30 June 2024 VND
Loss after tax	(1,874,184,427)	(3,023,823,116)
Loss for calculating basic earnings per share	(1,874,184,427)	(3,023,823,116)
Weighted average number of issued ordinary shares	12,152,800	11,048,000
Basic losses per share (VND/share)	(154)	(274)

24. Off-balance sheet items

24.1 Assets held under trust

As at 30 June 2025, The Company is holding some of the customer's raw materials for unfinished processing contracts as follows:

Materials	Unit	30 June 2025		31 December 2024	
		Quantity	Status	Quantity	Status
Fabric	Square meter	1,711,014	Normal	-	Normal
Thread	Roll	734	Normal	-	Normal
Thread	Meter	2,207,412	Normal	-	Normal
Cotton/ Wool	Meter	169,390	Normal	-	Normal
Cotton/ Wool	Kilogram	116,301	Normal	-	Normal
Button	Set	637,798	Normal	349.84	Normal
Button	Piece	407	Normal	406.87	Normal
Other (Eyelets, Woven Bands)	Set/ Meter	2,732,573	Normal	15,073.87	Normal
Other (Labels, Tags, Zippers, etc)	Piece	6,556,576	Normal	922.12	Normal
Other (Labels, Tags, Zippers, etc)	Meter	137,686	Normal	-	Normal
Other (Elastic Bands, Woven Straps)	Piece	510,780	Normal	-	Normal
Other (Elastic Bands, Woven Straps)	Meter	1,200,405	Normal	21,269.05	Normal

24.2 Foreign currencies

	30 June 2025	31 December 2024
Cash and cash equivalents in foreign currencies:		
- United States Dollar ("USD")	839	110,274

25. Revenue

	Six-month period ended 30 June 2025 VND	Six-month period ended 30 June 2024 VND
Domestic processing revenue	32,257,778,265	21,532,498,088
Export processing revenue	10,232,798,605	25,214,187,758
	<u>42,490,576,870</u>	<u>46,746,685,846</u>

26. Cost of sales

	Six-month period ended 30 June 2025 VND	Six-month period ended 30 June 2024 VND
Cost of domestic processing service	25,072,090,854	15,606,603,903
Cost of export processing service	8,297,200,022	21,287,750,913
	<u>33,369,290,876</u>	<u>36,894,354,816</u>

27. Income from financial activities

	Six-month period ended 30 June 2025 VND	Six-month period ended 30 June 2024 VND
Interest from bank account	691,746	130,753,108
Interest from lending	78,287,671	-
Realised foreign exchange gains	44,038,100	125,892,132
	<u>123,017,517</u>	<u>256,645,240</u>

28. Expenses from financial activities

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Interest expense	1,566,818,684	1,477,362,074
Realised loss from foreign exchange differences	125,950,389	15,378,961
Unrealised loss from foreign exchange differences	118,284,765	-
	1,811,053,838	1,492,741,035

29. Selling expense

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Outside services cost	980,555,812	1,944,869,928
Other expenses	15,197,936	4,444,330
	995,753,748	1,949,314,258

30. General and administrative expenses

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Labour cost	6,106,930,494	6,518,880,034
Depreciation and amortisation	1,830,921,492	1,835,921,490
Outside services cost	321,583,601	364,015,242
Other expenses	561,367,122	809,749,177
	8,820,802,709	9,528,565,943

31. Other income

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Donated fixed assets	500,538,460	-
Others	8,700,000	-
	509,238,460	-

32. Production and operation costs by element

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Outside processing costs	8,939,954,000	5,449,672,400
Materials costs	734,419,105	3,113,290,987
Labour cost	35,222,437,092	39,355,887,768
Depreciation and amortisation	3,564,752,248	3,738,211,448
Outside service cost	3,746,773,263	4,982,162,041
	52,208,335,708	56,639,224,644

33. Corporate income tax

According to the Amended CIT Law No. 32/2013/QH13 dated 19 June 2013, effective from 1 January 2014, the standard CIT rate is 20%.

Reconciliation of accounting profit and taxable profit is as follows:

	Six-month period ended 30 June 2025	Six-month period ended 30 June 2024
	VND	VND
Accounting loss before tax	(1,874,184,427)	(3,023,823,116)
Adjustments:		
Non-deductible expenses	802,596,058	906,929,314
Unrealised foreign exchange differences	(443,235)	-
Unrealised foreign exchange differences of prior year realised in this year	8,830,586	(54,668,304)
Taxable loss	(1,063,201,018)	(2,171,562,106)
Tax rate	20%	20%
Current corporate income tax expenses	-	-

The calculation of current CIT expenses is subject to the review and approval of the local tax authorities.

Tax losses can be carried forward to offset against taxable income for up to 5 consecutive years from the year immediately following the year in which the loss occurred. The actual total loss that can be carried forward to future years depends on the results of tax audits by local tax authorities. The estimated tax loss that can be used to offset taxable income for the following years is calculated as follows:

Year incurred	Status of tax review	Tax loss VND	Utilised VND	Expired VND	Tax losses carried forward VND	Year of Expiration
Six-month period ended 30 June 2025	Outstanding	1,063,201,018	-	-	1,063,201,018	2030

Deferred tax

No deferred tax asset is recorded in the accompanying financial statements for the aforementioned tax losses as it is not probable that the Company will have sufficient future taxable income to which said tax losses can be applied. In addition, deferred tax was not recognized on the balance sheet as at 30 June 2025, because the Company did not have any significant temporary differences as at that date.

34. Related party transaction and balances

In addition to the members of the Board of Management, Board of Directors and Audit Committee as presented on page 1, the list of related parties with control relationships, and other related parties that had transactions during the period and/or outstanding balances with the Company as at 30 June 2025, is as follows:

<u>Related parties</u>	<u>Relationship</u>
Appatex JSC	Parent company
Duc Manh JSC	Associate

During the period, the following significant transactions with related parties were recognised:

Related party	Nature of transactions	Six-month period ended	Six-month period ended
		30 June 2025	30 June 2024
		VND	VND
Appatex JSC	Processing cost	7,137,450,000	4,220,120,000
Duc Manh JSC	Processing cost	1,781,100,000	1,010,400,000
	Capital contribution	40,000,000,000	-
Ms Nguyen Thi Mai Huong	Lending interest	78,287,671	-
	Loan principal receivable	38,100,000,000	-
	Lending interest received	469,726,027	-

At 30 June 2025, the following balances were outstanding balance with related parties

Related party	30 June 2025	31 December 2024
	VND	VND
Prepayment for supplier (Note 8)		
Appatex JSC	3,131,697,200	6,774,143,200
Duc Manh JSC	639,582,400	395,637,200
	3,771,279,600	7,169,780,400
Lending (Note 9)		
Ms. Nguyen Thi Mai Huong	-	38,100,000,000
Other receivables (Note 10)		
Ms. Nguyen Thi Mai Huong	-	391,438,356

Loan Collateral Commitment

The Company has received commitments from certain individuals, respectively, Ms. Nguyen Thi Minh, who are relatives of the Director, to use their assets as collateral for the Company's loans, as presented in Note 20.

35. Remuneration of Board of Management, Board of Directors and Audit Committee

During the period, the Board of Directors and the Audit Committee did not receive any remuneration. In addition, the Board of Directors received remuneration as follows:

Name	Position	30 June 2025	30 June 2024
		VND	VND
Ms. Nguyen Thi Mai Huong	Director	81,130,000	75,682,703

36. Commitments

Operating lease

As of 30 June, the Company has committed under the land lease contract No. 60/HDTD dated 28 July 2017 between the Company and the People's Committee of Ha Nam province with a total lease area of 15,365 m2 and a lease term of 45 years, from 2017, irrevocable as follows:

	30 June 2025	31 December 2024
	VND	VND
Within the next year	246,779,520	246,779,520
Within (2) two to (5) five years	987,118,080	987,118,080
Over (5) five years	7,773,554,880	7,896,944,640
	9,007,452,480	9,130,842,240

37. Comparative figures

The financial statements for the current period was prepared as at 30 June 2025 and cover the six-month period then ended. The corresponding amounts in the balance sheet, statements of income and cash flows and related notes to the financial statements are carried forward from the balance sheet as at 31 December 2024 which were audited the statement of income and statement of cash flows for the six-month period ended 30 June 2024 which were unreviewed.

38. Subsequent event

On 30 July 2025, the Company received the 10th amended Business Registration Certificate No. 0700519785 issued by the Department of Finance of Ninh Binh province to update the address of the Company's head office. Accordingly, the new address of the Company's head office is Luong Trang Residential Area, Liem Tuyen Ward, Ninh Binh Province, Vietnam.

Except for the above event, there were no significant events other than the aforesaid information have occurred since the reporting date which would impact on the financial position of the Company as disclosed in the Balance Sheet as at 30 June 2025 or on the result of its operation and its cash flows for the six-month period ended 30 June 2025

39. Authorisation of interim financial statements

The interim financial statements were approved by the Board of Directors and authorised for issue.



Nguyễn Thị Hương
Chief Accountant

Trần Thị Thu Hiền
Preparer

