| | |
|---|---|
| **CÔNG TY CỔ PHẦN SAMETEL**<br>**SAMETEL CORPORATION** | **CỘNG HOÀ XÃ HỘI CHỦ NGHĨA VIỆT NAM**<br>**Độc lập - Tự do - Hạnh phúc**<br>***SOCIALIST REPUBLIC OF VIET NAM***<br>***Independence - Freedom - Happiness*** |
| Số: 1408/2026/CBTTBCTC | TP.HCM, ngày 14 tháng 08 năm 2026<br>*Ho Chi Minh City, August 14, 2026* |

# CÔNG BỐ THÔNG TIN ĐỊNH KỲ BÁO CÁO TÀI CHÍNH

## *PERIODIC INFORMATION DISCLOSURE – FINANCIAL STATEMENTS*

**Kính gửi:** **Sở Giao dịch Chứng Khoán Hà Nội.**

***To:*** ***Hanoi Stock Exchange.***

Thực hiện quy định tại khoản 3 Điều 14 Thông tư số 96/2020/TT-BTC ngày 16/11/2020 của Bộ Tài chính hướng dẫn công bố thông tin trên thị trường chứng khoán, CÔNG TY CỔ PHẦN SAMETEL thực hiện công bố thông tin báo cáo tài chính (BCTC) bán niên soát xét năm 2026 với Sở Giao dịch Chứng khoán Hà Nội như sau:

*Pursuant to Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance providing guidance on information disclosure in the securities market, SAMETEL JOINT STOCK COMPANY hereby submits the reviewed interim financial statements for 2026 to the Hanoi Stock Exchange for information disclosure, as follows:*

1. Tên tổ chức niêm yết: **Công ty Cổ phần SAMETEL**

   *Name of the listed organization:* ***SAMETEL CORPORATION***

   Trụ sở: Tầng 9, Tòa tháp Thiên Niên Kỷ, số 4 Quang Trung, Phường Hà Đông, Thành phố Hà Nội, Việt Nam

*Head office: 9th Floor, Millennium Tower, No. 4 Quang Trung Street, Ha Dong Ward, Hanoi City, Vietnam*

Mã chứng khoán: **SMT**

*Stock code: SMT*

Điện thoại liên hệ/ *Telephone:*

E-mail: cbtt@sametel.com.vn

Nơi niêm yết: Sở GDCK Hà Nội

*Listing venue: Hanoi Stock Exchange*

2. Nội dung thông tin công bố/ *Details of the disclosed information*:

- Báo cáo tài chính bán niên soát xét năm 2026 / *Reviewed Interim Financial Statements for 2026:*

  ☒ BCTC riêng (TCNY không có công ty con và đơn vị kế toán cấp trên có đơn vị trực thuộc);/ *Separate financial statements (the listed organization has no subsidiaries and is not a superior accounting unit with dependent accounting units);*

  ☐ BCTC hợp nhất (TCNY có công ty con);/ *Consolidated financial statements (the listed organization has subsidiaries);*

  ☐ BCTC tổng hợp (TCNY có đơn vị kế toán trực thuộc tổ chức bộ máy kế toán riêng);/ *Combined financial statements (the listed organization has dependent accounting units with separate accounting systems).*

- Các trường hợp thuộc diện phải giải trình nguyên nhân/ *Cases requiring explanation:*

+ Tổ chức kiểm toán đưa ra ý kiến không phải là ý kiến chấp nhận toàn phần đối với BCTC (đối với BCTC được soát xét/ được kiểm toán)/ *The auditing firm issued an opinion other than an unqualified (clean) opinion on the financial statements (for reviewed/audited financial statements):*

☐ Có / *Yes* ☒ Không/ *No*

Văn bản giải trình trong trường hợp tích có/ *Written explanation in case of "Yes":*

☐ Có / Yes ☐ Không/ No

+ Lợi nhuận sau thuế trong kỳ báo cáo có sự chênh lệch trước và sau kiểm toán từ 5% trở lên, chuyển từ lỗ sang lãi hoặc ngược lại (đối với BCTC được soát xét/được kiểm toán)/ *The profit after tax for the reporting period shows a difference of 5% or more before and after audit, or changes from loss to profit or vice versa (for reviewed/audited financial statements)*:

☒ Có / *Yes* ☐ Không/ *No*

Văn bản giải trình trong trường hợp tích có/ *Written explanation in case of "Yes"*:

☒ Có / Yes ☐ Không/ No

+ Lợi nhuận sau thuế thu nhập doanh nghiệp tại báo cáo kết quả kinh doanh của kỳ báo cáo thay đổi từ 10% trở lên so với báo cáo cùng kỳ năm trước/ *Profit after corporate income tax in the income statement of the reporting period changes by 10% or more compared to the same period last year:*

☒ Có / *Yes* ☐ Không/ *No*

Văn bản giải trình trong trường hợp tích có/ *Written explanation in case of "Yes":*

☒ Có / *Yes* ☐ Không/ *No*

+ Lợi nhuận sau thuế trong kỳ báo cáo bị lỗ, chuyển từ lãi ở báo cáo cùng kỳ năm trước sang lỗ ở kỳ này hoặc ngược lại/ *Profit after tax in the reporting period shows a loss, changing from a profit in the same period last year to a loss in this period, or vice versa:*

☐ Có / Yes ☒ Không/ No

Văn bản giải trình trong trường hợp tích có/ *Written explanation in case of "Yes":*

☐ Có / Yes ☐ Không/ No

3. Báo cáo về các giao dịch có giá trị từ 35% tổng tài sản trở lên trong năm 2026: Không/ *Report on transactions with a value of 35% or more of total assets in 2026: No.*

4. Thông tin này đã được công bố trên trang thông tin điện tử của công ty vào ngày 14/08/2026 tại đường dẫn/ *This information has been disclosed on the Company's website on August 14, 2026, at the following link:* https://sametel.com.vn/bao-cao-tai-chinh.htm.

Chúng tôi xin cam kết các thông tin công bố trên đây là đúng sự thật và hoàn toàn chịu trách nhiệm trước pháp luật về nội dung các thông tin đã công bố/ *We hereby certify that the* *information disclosed above is true and we shall be fully responsible before the law for the accuracy and completeness of the disclosed information.*

*Tài liệu đính kèm/ Attachments:*

*- BCTC bán niên soát xét năm 2026/*
*Reviewed Interim Financial Statements for 2026.*
*- Văn bản giải trình số 1408/2026/SMT-KTTC/*
*Explanatory document No. 1408/2026/SMT-KTTC.*

**NGƯỜI ĐẠI DIỆN PHÁP LUẬT/**
***LEGAL REPRESENTATIVE***

M.S.D.N: 0100850734 - VIET NAM
CÔNG TY
CỔ PHẦN
SAMETEL
SAMETEL CORPORATION

TỔNG GIÁM ĐỐC
Vũ Thị Phương

# SAMETEL CORPORATION

(Incorporated in the Socialist Republic of Vietnam)

**REVIEWED INTERIM FINANCIAL STATEMENTS**

**For the 06-month accounting period ended 30 June 2026**

**Hanoi – August 2026**

## TABLE OF CONTENTS

## STATEMENT OF THE BOARD OF MANAGEMENT

The Board of Management of Sametel Corporation (hereinafter referred to as "the Company") presents this report together with the Company's reviewed interim financial statements for the 06-month accounting period ended 30 June 2026.

### MEMBERS OF THE BOARD OF DIRECTORS, THE AUDIT COMMITTEE AND THE BOARD OF MANAGEMENT

### THE BOARD OF DIRECTORS

The members of the Board of Directors during the period and at the date of this report are:

| | |
|---|---|
| Mr. Nguyen Dong Hung | Chairman |
| Mr. Nguyen Ngoc Huy | Member |
| Mr. Do Tu Cuong | Member |
| Mrs. Tran Thuy Linh | Member |

### THE AUDIT COMMITTEE

The members of the Audit Committee during the period and at the date of this report are:

| | |
|---|---|
| Mr. Do Tu Cuong | Chairman |
| Ms. Tran Thi Thuy Linh | Member |

### THE BOARD OF MANAGEMENT

The member of the Board of Management during the period and at the date of this report is:

| | |
|---|---|
| Mrs. Vu Thi Phuong | General Director |

### AUDITORS

The accompanying interim financial statements for the 06-month accounting period ended 30 June 2026 have been reviewed by RSM Vietnam Auditing & Consulting Company Limited, a member of RSM International.

### THE BOARD OF MANAGEMENT'S STATEMENT OF RESPONSIBILITY

The Board of Management of the Company is responsible for preparing the interim financial statements, which give a true and fair view of the interim financial position of the Company and of its interim results of operation and interim cash flows for the period. In preparing those financial statements, the Board of Management is required to:

- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State whether applicable accounting principles have been followed, subject to any material departures disclosed and explained in the interim financial statements;
- Prepare the interim financial statements on the going concern basis unless it is inappropriate to presume that the Company will continue in business;
- Design and implement an effective internal control system for the purpose of properly preparing and presenting the interim financial statements so as to minimise errors and frauds.

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

The Board of Management is responsible for ensuring that proper accounting records are kept, which disclose, with reasonable accuracy at any time, the interim financial position of the Company and to ensure that the interim financial statements comply with Vietnamese Accounting Standards, Corporate Accounting System issued under Circular 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance and legal regulations relating to preparation and presentation of the interim financial statements. It 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.

## STATEMENT OF THE BOARD OF MANAGEMENT (CONT'D)

### STATEMENT OF THE INTERIM FINANCIAL STATEMENTS

The Board of Management hereby states that, there is no event that causes us to believe that the accompanying interim financial statements do not give a true and fair view, in all material respects, of the interim financial position of the Company as at 30 June 2026 and of the interim results of its operation and cash flows for the period then ended, in accordance with Vietnamese Accounting Standards, the Vietnamese Accounting System for Enterprise issued under Circular 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance, and relevant legal regulations relating to the preparation and presentation of interim financial statements.

For and on behalf of the Board of Management,

M.S.D.N: 0600850734 - VIỆT NAM
CÔNG TY
CỔ PHẦN
SAMETEL
SAMETEL CORPORATION

**Vu Thi Phuong**
**General Director**
*14 August 2026*

RSM Vietnam

Hanoi Office
25th Floor, Tower A, Discovery Complex,
302 Cau Giay Street, Cau Giay Ward,
Hanoi, Vietnam

T: (+84)24 3795 5353
F: (+84)24 3795 5252

www.rsm.global/vietnam

*No.: 170/2026/RSMHN.A-BCSX*

# REPORT ON REVIEW OF INTERIM FINANCIAL STATEMENTS

*Re.: Interim financial statements for the 06-month period ended 30 June 2026 of Sametel Corporation*

**To: Investor, The Boards of Directors and Management of Sametel Corporation**

## Report on review of interim financial statements

We have reviewed the accompanying interim financial statements of Sametel Corporation (hereinafter referred to as "the Company") prepared on 14 August 2026, which comprise the interim statement of financial position as at 30 June 2026, the interim statement of profit or loss and the interim cash flow statement for the 06-month accounting period ended 30 June 2026 and the notes to the interim financial statements as set out on pages 06 to 41.The accompanying interim financial statements are not intended to present the interim financial position, interim results of operations and cash flows in accordance with accounting principles and practices generally accepted in countries and jurisdictions other than Vietnam.

### *The Board of Management' responsibility*

The Board of Management is responsible for the preparation and fair presentation of these interim financial statements in accordance with Vietnamese Accounting Standards, the Vietnamese Corporate Accounting System promulgated under Circular No. 99/2025/TT-BTC dated 27 October 2025 issued by the Ministry of Finance, and legal regulations relating to the preparation and presentation of interim financial statements, and for such internal control as the Board of Management determines 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 accompanying interim financial statements based on our review. We conducted our review in accordance with Vietnamese Standards on Auditing about review contract No. 2410 – Review of interim financial information by the entity's independent auditor.

A review of the interim financial information includes conducting interviews, primarily to those responsible for financial and accounting matters, performing analytical and other related review procedures. A review is substantially narrower in scope than an audit conducted in accordance with the Vietnamese Standards on Auditing and therefore does not allow us to achieve assurance that we would become aware of all material matters may be discovered during the audit. Accordingly, we do not express an audit opinion.

## REPORT ON REVIEW OF INTERIM FINANCIAL STATEMENTS (CONT'D)

***Auditors' conclusion***

Based on our review, there is no issue that causes us to believe that the accompanying interim financial statements do not give a true and fair view, in all material respects, of the Company's interim financial position as at 30 June 2026, the interim results of its operations and interim cash flows for the 06-month accounting period then ended in accordance with Vietnamese Accounting Standards, the Vietnamese Accounting System for Enterprise issued under Circular 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance, and relevant legal regulations relating to the preparation and presentation of interim financial statements.

M.S.C.N:0302361789-001-C.T.T.N.H.H
CÔNG TY TNHH KIỂM TOÁN & TƯ VẤN RSM VIỆT NAM - CHI NHÁNH HÀ NỘI
THÀNH PHỐ HÀ NỘI

**Hoang Thi Vinh**
**Audit Director**
Audit Practice Registration Certificate
No. 1678-2023-026-1

*For and on behalf of*
**RSM Vietnam Auditing & Consulting Company Limited**
**Member of RSM International**

*Hanoi, 14 August 2026*

## INTERIM STATEMENT OF FINANCIAL POSITION
*As at 30 June 2026*

*Expressed in VND*

| ASSETS | Codes | Notes | As at 30 June 2026 | As at 01 January 2026 (Restated) |
|---|---|---|---|---|
| 1 | 2 | 3 | 4 | 5 |
| **A. CURRENT ASSETS** | **100** | | **73,547,142,555** | **83,596,037,605** |
| **I. Cash and cash equivalents** | **110** | **5.1** | **5,460,872,085** | **13,368,063,339** |
| 1. Cash | 111 | | 5,460,872,085 | 13,368,063,339 |
| **II. Short-term financial investments** | **120** | | **51,583,120,000** | **43,107,592,781** |
| 1. Short-term trading securities | 121 | 5.2 | 54,592,680,000 | 42,688,750,000 |
| 2. Allowance for devaluation of trading securities | 122 | 5.2 | (3,009,560,000) | (50,000,000) |
| 3. Held-to-maturity investments | 123 | | - | 468,842,781 |
| **III. Short-term receivables** | **130** | | **15,731,386,275** | **20,031,463,351** |
| 1. Short-term trade receivables | 131 | 5.3 | 26,100,009,849 | 24,996,884,612 |
| 2. Short-term advances to suppliers | 132 | | 289,576,535 | 431,425,260 |
| 3. Other short-term receivables | 135 | 5.4 | 1,262,753,262 | 3,575,434,419 |
| 4. Allowance for the short-term doubtful debts | 136 | 5.5 | (11,920,953,371) | (8,972,280,940) |
| **IV. Inventories** | **140** | | - | - |
| **V. Short-term biological assets** | **150** | | - | - |
| **VI. Other short-term assets** | **160** | | **771,764,195** | **7,088,918,134** |
| 1. Short-term prepayments | 161 | 5.6 | 189,264,480 | 184,307,431 |
| 2. Deductible VAT | 162 | 5.15 | 582,499,715 | 904,610,703 |
| 3. Taxes and other receivables from the State budget | 163 | 5.15 | - | 6,000,000,000 |
| **B. NON-CURRENT ASSETS** | **200** | | **67,258,869,403** | **72,046,881,411** |
| **I. Long-term receivables** | **210** | | **121,134,640** | **116,134,640** |
| 1. Other long-term receivables | 215 | 5.4 | 121,134,640 | 116,134,640 |
| **II. Fixed assets** | **220** | | **30,484,151,454** | **32,164,125,238** |
| 1. Tangible fixed assets | 221 | 5.7 | 30,136,151,454 | 31,816,125,238 |
| Cost | 222 | | 40,851,178,247 | 48,273,657,626 |
| Accumulated depreciation | 223 | | (10,715,026,793) | (16,457,532,388) |
| 2. Intangible fixed assets | 227 | 5.8 | 348,000,000 | 348,000,000 |
| Cost | 228 | | 1,144,108,100 | 1,144,108,100 |
| Accumulated amortisation | 229 | | (796,108,100) | (796,108,100) |
| **III. Investment properties** | **240** | | - | - |
| **IV. Long-term assets in progress** | **250** | | **29,800,000,000** | **29,800,000,000** |
| 1. Construction in progress | 252 | 5.9 | 29,800,000,000 | 29,800,000,000 |
| **V. Long-term financial investments** | **260** | | **6,750,000,000** | **6,750,000,000** |
| 1. Investments in other entities | 263 | 5.10 | 6,750,000,000 | 6,750,000,000 |
| **VI. Other long-term assets** | **270** | | **103,583,309** | **3,216,621,533** |
| 1. Long-term prepayments | 271 | 5.6 | 103,583,309 | 3,216,621,533 |
| **TOTAL ASSETS** | **280** | | **140,806,011,958** | **155,642,919,016** |

## INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

*As at 30 June 2026*

*Expressed in VND*

| EQUITY AND LIABILITIES | Codes | Notes | As at 30 June 2026 | As at 01 January 2026 (Restated) |
|---|---|---|---|---|
| 1 | 2 | 3 | 4 | 5 |
| **A. LIABILITIES** | **300** | | **45,638,765,008** | **97,396,445,998** |
| **I. Current liabilities** | **310** | | **43,759,243,997** | **94,254,403,979** |
| 1. Short-term trade payables | 311 | 5.11 | 25,244,976,995 | 25,255,218,626 |
| 2. Short-term advances from customers | 312 | 5.12 | 80,872,889 | 52,252,083,914 |
| 3. Dividends and profit distributions payable | 313 | 5.13 | 176,044,500 | 176,044,500 |
| 4. Short-term taxes and amounts payable to the State budget | 314 | 5.15 | 2,630,603,187 | 265,661,352 |
| 5. Payables to employees | 315 | | 222,634,115 | 155,535,095 |
| 6. Short-term accruals | 316 | | 6,274,994 | 12,004,844 |
| 7. Other current payables | 320 | 5.14 | 2,249,142,629 | 2,531,455,284 |
| 8. Short-term borrowings and finance lease liabilities | 321 | 5.16 | 11,374,226,802 | 11,830,032,478 |
| 9. Bonus and welfare fund | 323 | | 1,774,467,886 | 1,776,367,886 |
| **II. Long-term liabilities** | **330** | | **1,879,521,011** | **3,142,042,019** |
| 1. Long-term borrowings and finance lease liabilities | 339 | 5.16 | 1,879,521,011 | 3,142,042,019 |
| **B. OWNERS' EQUITY** | **400** | **5.17** | **95,167,246,950** | **58,246,473,018** |
| **I. Capital and reserves** | **410** | | **95,167,246,950** | **58,246,473,018** |
| 1. Paid-in capital | 411 | | 65,607,390,000 | 65,607,390,000 |
| *- Ordinary shares with voting rights* | *411a* | | *65,607,390,000* | *65,607,390,000* |
| 2. Retained earnings/Accumulated (losses) | 420 | | 29,559,856,950 | (7,360,916,982) |
| *- Accumulated (losses) of previous periods* | *420a* | | *(7,360,916,982)* | *(1,288,915,057)* |
| *- Retained earnings/(loss) of current period* | *420b* | | *36,920,773,932* | *(6,072,001,925)* |
| **TOTAL EQUITY AND LIABILITIES** | **440** | | **140,806,011,958** | **155,642,919,016** |

CÔNG TY CỔ PHẦN SAMETEL

**Vu Thi Phuong**
**General Director**
*14 August 2026*

**Nguyen Tuyet Phuong**
**Accountant**

**Nguyen Tuyet Phuong**
**Preparer**

## INTERIM STATEMENT OF PROFIT OR LOSS

*For the 06-month accounting period ended 30 June 2026*

*Expressed in VND*

| DESCRIPTION | Codes | Notes | For the 06-month period ended 30 June 2026 | For the 06-month period ended 30 June 2025 |
|---|---|---|---|---|
| 1 | 2 | 3 | 4 | 5 |
| **1. Revenues from sales of goods and services rendered** | **01** | **6.1** | **3,903,997,489** | **14,331,398,313** |
| 2. Sale deductions | 02 | | - | - |
| **3. Net revenues from sales of goods and services rendered** | **10** | | **3,903,997,489** | **14,331,398,313** |
| 4. Cost of sales | 11 | 6.2 | 1,125,862,675 | 20,150,757,989 |
| **5. Gross profit/(loss)** | **20** | | **2,778,134,814** | **(5,819,359,676)** |
| 6. Profit/(Loss) on the sale and disposal of investment property | 21 | | - | - |
| 7. Financial incomes | 21 | 6.3 | 4,604,038,839 | 245,185,979 |
| 8. Financial expenses | 22 | 6.4 | 6,799,503,554 | 1,121,384,542 |
| *- Of which: Interest expense* | *23* | | *1,711,754,765* | *1,092,728,208* |
| 9. Selling and distribution expenses | 25 | 6.5 | 949,953,330 | 854,501,514 |
| 10. General and administrative expenses | 26 | 6.6 | 4,465,252,329 | 2,448,882,449 |
| **11. Net operating (loss)** | **30** | | **(4,832,535,560)** | **(9,998,942,202)** |
| 12. Other incomes | 31 | 6.7 | 55,490,072,231 | 815,329,131 |
| 13. Other expenses | 32 | 6.8 | 183,310,192 | 729,283,102 |
| **14. Other profit** | **40** | | **55,306,762,039** | **86,046,029** |
| **15. Profit/(loss) before tax** | **50** | | **50,474,226,479** | **(9,912,896,173)** |
| 16. Current corporate income tax expenses | 51 | 6.9 | 13,553,452,547 | 777,935,410 |
| 17. Deferred corporate income tax expenses | 52 | | - | - |
| **18. Profit/(loss) after tax** | **60** | | **36,920,773,932** | **(10,690,831,583)** |
| 19. Basic earning/(loss) per share | 70 | 5.17.4 | 5,628 | (1,955) |
| 20. Diluted earning/(loss) per share | 71 | 5.17.4 | 5,628 | (1,955) |

M.S.D.N:3600850734 - VIET NAM
CÔNG TY CỔ PHẦN SAMETEL
SAMETEL CORPORATION

Phuong

Phuong

**Vu Thi Phuong**
**General Director**
*14 August 2026*

**Nguyen Tuyet Phuong**
**Accountant**

**Nguyen Tuyet Phuong**
**Preparer**

## INTERIM STATEMENT OF CASH FLOWS

*For the 06-month accounting period ended 30 June 2026*

*Expressed in VND*

| DESCRIPTION | Codes | Notes | For the 06-month period ended 30 June 2026 | For the 06-month period ended 30 June 2025 |
|---|---|---|---|---|
| 1 | 2 | 3 | 4 | 5 |
| **I. CASH FLOWS FROM OPERATING ACTIVITIES** | | | | |
| **1. Profit/(loss) before tax** | **01** | **6.9** | **50,474,226,479** | **(9,912,896,173)** |
| **2. Adjustments for** | | | | |
| - Depreciation of fixed assets and investment properties | 02 | 6.10 | 945,761,168 | 1,696,375,223 |
| - Allowances and provisions | 03 | | 5,908,232,431 | 9,695,629,192 |
| - (Gains) from investing activities and financing activities | 05 | | (55,976,524,352) | (728,661,756) |
| - Interest expenses | 06 | 6.4 | 1,711,754,765 | 1,121,384,542 |
| **3. Profit from operating activities before changes in working capital** | **08** | | **3,063,450,491** | **1,871,831,028** |
| - Decrease in receivables | 09 | | 7,671,622,312 | 38,937,509,947 |
| - Decrease in inventories | 10 | | - | (12,154,534,309) |
| - (Decrease) in payables (excluding interest payable, CIT payable) | 11 | | (4,643,555,297) | (1,117,655,609) |
| - Decrease in prepayments | 12 | | 79,826,071 | 159,719,486 |
| - (Increase) in trading securities | 13 | | (11,903,930,000) | - |
| - Interest paid | 14 | | (1,717,484,615) | (1,133,117,835) |
| - Income tax paid | 15 | 6.9 | (11,214,348,979) | (978,965,446) |
| - Other payments for operating activities | 17 | | (1,900,000) | (500,000) |
| **Net cash (used in)/from operating activities** | **20** | | **(18,666,320,017)** | **25,584,287,262** |
| **II. CASH FLOWS FROM INVESTING ACTIVITIES** | | | | |
| 1. Acquisition & construction of fixed assets & other long-term assets | 21 | | - | (98,882,427) |
| 2. Proceeds from sales, disposals of fixed assets & other long-term assets | 22 | | 11,375,262,721 | 865,000,000 |
| 3. Purchase of debt instruments of other entities | 23 | | (16,000,000,000) | (15,400,000,000) |
| 4. Proceeds from sales of debt instruments of other entities | 24 | | 16,468,842,781 | 400,000,000 |
| 5. Interest earned, dividends and profits received | 27 | | 633,349,945 | 4,114,198 |
| **Net cash from/(used in) investing activities** | **30** | | **12,477,455,447** | **(14,229,768,229)** |
| **III. CASH FLOWS FROM FINANCING ACTIVITIES** | | | | |
| 1. Proceeds from short-term and long-term borrowings | 33 | | 139,105,985,800 | 25,666,954,031 |
| 2. Prepayments for borrowing principal settlement | 34 | 5.16 | (140,824,312,484) | (27,509,973,903) |
| 3. Payments for finance lease settlement | 35 | | - | (598,713,409) |
| **Net cash (used in) financing activities** | **40** | | **(1,718,326,684)** | **(2,441,733,281)** |
| **NET CASH FLOWS DURING THE PERIOD** | **50** | | **(7,907,191,254)** | **8,912,785,752** |
| **Cash and cash equivalents at the beginning of the period** | **60** | **5.1** | **13,368,063,339** | **5,421,901,022** |
| **Cash and cash equivalents at the end of the period** | **70** | **5.1** | **5,460,872,085** | **14,334,686,774** |

CÔNG TY CỔ PHẦN SAMETEL

**Vu Thi Phuong**
**General Director**
*14 August 2026*

**Nguyen Tuyet Phuong**
**Accountant**

**Nguyen Tuyet Phuong**
**Preparer**

## NOTES TO THE INTERIM FINANCIAL STATEMENTS

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 1. GENERAL INFORMATION

### 1.1 Structure of ownership

Sametel Corporation (hereinafter referred to as "the Company"), formerly known as Sam Cuong Electrical Materials and Telecommunication Joint Stock Company, was established under Enterprise Registration Certificate No. 3600850734 dated 20 October 2006 issued by the Department of Planning and Investment of Dong Nai Province and other 16 amended certificates thereafter with the latest one dated 15 December 2025 to change head office address.

On 30 July 2010, the Company's shares were officially listed for trading on the Hanoi Stock Exchange. Stock code: SMT.

The charter capital as stipulated in the Enterprise Registration Certificate is VND 65,607,390,000, devided into 6,560,739 shares with a par value of VND 10,000 per share.

The Company's registered head office is located at 9th Floor, Thien Nien Ky Tower, No. 4 Quang Trung Street, Ha Dong Ward, Hanoi, Vietnam

### 1.2 Operating industry

Services.

### 1.3 Principal activities

The Company's principal activities in the period include:

- Production of renewable energy, clean energy, and energy generated from waste incineration; development of biotechnology.
- Office leasing.

### 1.4 Normal operating cycle

The Company's normal operating cycle is carried out for a period of 12 months.

### 1.5 The Company's structure

The Company's branches, representative offices and business location as at 30 June 2026 were as follows:

| Name | Tax Code | Address |
|---|---|---|
| Representative Office – Sametel Corporation | 3600850734-001 | 6th Floor, No. 31 Street No. 18, Thong Nhat Ward, Ho Chi Minh City |
| Ho Chi Minh City Branch – Sametel Corporation | 3600850734-003 | 32 D5 Street, Thanh My Tay Ward, Ho Chi Minh City (The Company is currently carrying out procedures for the dissolution of its branch.) |
| Business Location No. 1 – Sametel Corporation | 3600850734-005 | Lot A3, D1 Street, Cau Tram Industrial Park, Cau Tram Hamlet, Rach Kien Commune, Tay Ninh Province |
| Business Location No. 2 – Sametel Corporation | 3600850734-004 | Factory + Office No. 3 and Factory No. 4 at An Thien Ly Co., Ltd., Bau Xeo Industrial Park, Trang Bom Commune, Dong Nai Province |

### 1.6 The number of employees

The number of employees as at 30 June 2026 was 06 (as at 01 January 2026: 07).

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 2. ACCOUNTING CONVENTION

### 2.1 Financial period

The Company's financial year begins on 01 January and ends on 31 December of the calendar year.

The Company's interim accounting period begins on 01 January and ends on 30 June of the calendar year.

### 2.2 Reporting and functional currency

The Company maintains its accounting records in VND

## 3. ACCOUNTING STANDARDS AND ACCOUNTING SYSTEM

### 3.1 Accounting system

Effective from the 2026 financial year, the Company has adopted the Vietnamese Accounting System for Enterprise under Circular No. 99/2025/TT-BTC dated 27 October 2025 issued by the Ministry of Finance, replacing Circular No. 200/2014/TT-BTC dated 22 December 2014 issued by the Ministry of Finance guiding the corporate accounting system.

### 3.2 Compliance with Accounting Standards and Accounting System

The Company has complied with Vietnamese Accounting Standards, the Vietnamese Accounting System for Enterprise issued under Circular No. 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance, and relevant legal regulations on the preparation and presentation of these interim Financial Statements.

### 3.3 Basis for preparation of the interim financial statements

The accompanying interim financial statements are presented in Vietnamese Dong (VND), on the historical cost basis and in accordance with Vietnamese Accounting Standards, the Vietnamese Accounting System for Enterprises issued under Circular No. 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance, and relevant legal regulations relating to the preparation and presentation of interim financial statements.

These interim financial statements do not include all the disclosures required for annual financial statements. In preparing these interim financial statements, the Company has focused on presenting significant transactions and events occurring during the reporting period.

The accompanying interim financial statements are not intended to present the financial position, business performance and cash flows in accordance with generally accepted accounting principles and practices in countries other than the Socialist Republic of Vietnam.

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The following are the principal accounting policies adopted by the Company in preparing the interim financial statements:

### 4.1 Accounting estimates

The preparation of interim financial statements in compliance with Vietnamese Accounting Standards requires the Board of Management to make estimates and assumptions that affect the reported amounts of liabilities, assets and the disclosure of contingent liabilities and assets at the date of the interim financial statements as well as the reported amounts of revenues and expenses during the accounting period. Actual business performance may differ from these estimates and assumptions.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONT'D)

### 4.2 Cash and cash equivalents

Cash and cash equivalents comprise cash on hand, cash in bank, cash in transit and cash equivalents of the Company. Cash equivalents are short-term investments with an original maturity of no more than three months from the date of investment, which are readily convertible into a known amount of cash and subject to an insignificant risk of changes in value at the end of the accounting period.

Cash equivalents are determined in accordance with Vietnamese Accounting Standard No. 24 – Cash Flow Statements. Cash and cash equivalents that are restricted from use by the Company are not presented under this caption but are presented under Other current assets or Other non-current assets.

### 4.3 Receivables

Trade receivables are presented at the carrying amount of trade receivables and other receivables, net of provision for doubtful debts.

At the end of the accounting period, provision for doubtful debts is made when there is evidence that the Company is unlikely or unable to recover receivables that are overdue for payment, and receivables that are not yet due but where the debtor is in bankruptcy, undergoing dissolution procedures, missing, absconding or facing similar difficulties.

The difference between the provision for doubtful debts required to be made for the current period and the unused provision made from the previous period is recognised as an increase or decrease in administrative expenses in the interim statement of profit or loss.

### 4.4 Prepaid expenses

Prepaid expenses include short-term prepaid expenses and long-term prepaid expenses. These expenses are allocated to production and operating costs over the periods during which economic benefits are expected to be generated.

The following items are recorded as prepaid expenses to be gradually allocated to the business performance:

- Prepaid tools and equipment pending allocation;
- Prepaid land and premises rental expenses relating to multiple accounting periods;
- Maintenance and repair expenses for fixed assets related to business activities and incurred over multiple accounting periods.

### 4.5 Tangible fixed assets and depreciation

Tangible fixed assets are presented at cost less accumulated depreciation.

The cost of tangible fixed assets includes the purchase price and all other costs directly attributable to bringing the asset to the location and condition necessary for it to be capable of operating in the manner intended by the Company.

Tangible fixed assets are depreciated using the straight-line method based on the estimated useful life of the assets, specifically as follows:

| | Estimated useful lives (year) |
|---|---|
| Buildings and structures | 05 – 15 |
| Machinery and equipment | 02 – 12 |
| Motor vehicles | 06 – 14 |
| Office equipment | 03 – 08 |

The gain or loss arising from disposal of tangible fixed assets is difference between proceeds from disposal and its net book value and is recorded in the interim statement of profit or loss.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONT'D)

### 4.6 Intangible fixed assets and amortisation

Intangible fixed assets are measured at cost less accumulated amortisation.

The cost of an intangible asset comprises the total amount of expense incurred by the Company to acquire an asset at the time the asset is put into operation for its intended use.

Accounting principles for intangible assets are as follows:

***Land use rights***

Land use rights are stated at their costs less accumulated amortization, which is value of land use right of the company's land erea. The land use right is amortised on the straight-line method over the period of the right to use the land. Land use rights with indefinite term are not subject to amortisation.

***Computer software***

Computer software is not an indispensable component of hardware and is recognised as an intangible fixed asset and amortised over its useful life.

### 4.7 Construction in Progress

Assets under construction for production, rental, administrative purposes or any other purposes are recognises at cost. Such costs include expenditures necessary to bring the assets to the condition required for their intended use in accordance with the Company's accounting policies. Depreciation of these assets is applied in the same manner as for other assets, commencing when the assets are ready for use.

### 4.8 Financial investments

***Trading securities***

Trading securities include shares acquired by the Company for resale to earn profits.

Trading securities are initially recognised at the fair value of the payments at the time of the transaction. Costs of purchasing trading securities (if any) such as brokerage fees, transaction fees, information provision fees, taxes, bank charges, etc. are recognised immediately as financial expenses for the period

***Equity investments in other entities***

An investment is classified as other investments including investments in equity instruments where the Company does not have control, joint control or significant influence.

The cost of other investments is reflected at historical cost, including the purchase plus costs directly related to the investment.

***Methods for making provision for impairment of financial investments***

**For securities investments**

At the end of the accounting period, for trading securities which are listed securities or securities whose fair value can be measured reliably, the provisioning is made based on the market value of the securities. For trading securities whose fair value cannot be determined at the end of the accounting period, the provisioning is made based on the loss of the investee.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONT'D)

### 4.8 Financial investments (cont'd)

**For investments in other entities**

At the end of the accounting period, the basis for calculating the provision is the financial statements of the investee. The provision is recognised based on the investee's losses, with the provision amount determined in accordance with the requirements of Circular No. 48/2019/TT-BTC dated 8 August 2019 issued by the Ministry of Finance, but not exceeding the actual investment amount recorded in the accounting books.

### 4.9 Liabilities

The classification of liabilities as trade payables and other payables is made based on the following principles:

- Trade payables are liabilities of a commercial nature arising from transactions for the purchase of goods, services and assets from suppliers. Trade payables also include payables between the parent company and its subsidiaries, joint ventures and associates, and payables arising from imports through entrusted import agents.
- Other payables include payables of a non-commercial nature, not related to the purchase and sale of goods or provision of services (social insurance, health insurance, etc.).

Liabilities must be tracked in detail by each entity, payment term, type of original currency payable, and other factors according to the enterprise's management requirements.

Liabilities must not be recognised at a value lower than the obligations to be settled. When there is evidence showing that a loss is highly likely to occur, the enterprise must immediately recognise a payable in accordance with the conservatism principle.

### 4.10 Owners' equity

***Owner's contributed capital***

The owner's contributed capital is always recognised at the actual contributed amount, and strictly not recognised at the committed contribution amount or the charter capital recorded in the Enterprise Registration Certificate.

***Dividends and profit distribution payable***

Dividends and profit distribution payable are recognised at the time the enterprise has no right to reject the obligation to pay dividends and profits to shareholders and capital contributors in accordance with applicable laws and regulations or the enterprise's Charter.

### 4.11 Revenue, other incomes

***Revenue from provision of services***

The Company only recognises revenue from provision of services when the following conditions are met: The revenue can be measured reliably; The Company has obtained or will obtain economic benefits; The completed portion of the work can be determined reliably; and the incurred costs can be measured reliably. If the service provision transaction involves multiple accounting periods, the revenue is recognised in the period based on the results of the completed portion of the work at the date of preparing the interim statement of financial position for that period.

**Financial income**

Interest on deposits is recognised on an accrual basis, determined based on the deposit account balances and the applicable interest rates

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONT'D)

### 4.11 Revenue, other incomes (cont'd)

**Disposal and Sale of Fixed Assets**

Income from the liquidation or sale of fixed assets is the difference by which the proceeds from such liquidation or sale exceed the remaining value of the fixed assets and liquidation costs. In cases where the proceeds are less than the remaining value and liquidation costs, the difference is recorded as other expenses.

### 4.12 Cost of sales

Cost of sales provided represents costs of services which are sold in the period in accordance with the matching principle.

### 4.13 Financial expenses

Finance expenses reflect expenses incurred during the period, primarily comprising borrowing costs, transaction costs on the sale of securities, and provision for diminution in value of trading securities.

### 4.14 Selling and distribution and general and administrative expenses

Selling expenses reflect actual expenses incurred in the process of selling products and goods and providing services, including salaries and wages of sales department employees (salaries, wages, allowances, etc.); social insurance, health insurance, trade union fees and unemployment insurance of sales employees; office supplies, depreciation of fixed assets used for sales activities, product warranty expenses and other expenses, etc.

General and administrative expenses reflect the general management expenses of the Company, including salaries and wages of employees in the Company's management department (salaries, wages, allowances, etc.); social insurance, health insurance, trade union fees and unemployment insurance of management employees; office supplies, tools and equipment, depreciation of fixed assets used for management purposes; business license tax; provision for doubtful debts; outsourced services (electricity, water, telephone, fax, property insurance, fire and explosion insurance, etc.); and other cash expenses (entertainment expenses,...). Expenses that are not deductible for corporate income tax ("CIT") purposes in accordance with applicable regulations, but are supported by adequate invoices and supporting documents and have been properly recorded in accordance with the applicable accounting regime, are not deducted from accounting expenses but are only adjusted to increase the amount of CIT payable.

### 4.15 Basic earnings per share

Basic earnings per share is determined by the profit/(loss) allocated to ordinary shareholders minus (-) the Amount appropriated to bonus and welfare funds, then divided by the Weighted average number of ordinary shares outstanding during the period. The number of outstanding shares excludes treasury shares.

### 4.16 Diluted earnings per share

Diluted earnings per share is determined by the profit/(loss) allocated to ordinary shareholders minus (-) the Amount appropriated to bonus and welfare funds, then divided by the Weighted average number of ordinary shares outstanding during the period plus (+) the Number of ordinary shares expected to be additionally issued.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONT'D)

### 4.17 Taxation

***Current corporate income tax expense***

Current CIT tax expense is the CIT payable calculated on the taxable income for the period and the current CIT rate. During the period, the Company has the obligation to pay CIT ("CIT") at the rate of 20% on taxable income from other business activities not eligible for tax incentives.

The Company's tax reports are subject to examination by the tax authority. Because the application of tax laws and regulations to many types of transactions is susceptible to varying interpretations, the amounts of tax presented in the interim financial statements may be subject to change upon final decision of the tax authority.

***Tax incentives, reduction and exemption***

The Company is entitled to sector-based tax incentives in accordance with Decree No. 218/2013/NĐ-CP and Circular No. 78/2014/TT-BTC dated 18 June 2014 for new investment projects in the field of renewable energy and clean energy production.

Accordingly, the Company is entitled to a preferential corporate income tax rate of 10% for a period of 15 years applicable to income derived from the above-mentioned incentivized activities. In 2026, the Company is in the sixth year of enjoying the preferential corporate income tax rate of 10%.

***Value added tax***

The goods sold by the Company are subject to value added tax at the following rates:

| | |
|---|---|
| ▪ Sale of electricity and disposal of assets. | 8% – 10% |
| ▪ Office leasing services | 10% |
| ▪ Interest income from loans | Not subject to tax |

According to Decree No. 180/2024/NĐ-CP dated 31 December 2024 and Decree No. 174/2025/ NĐ-CP dated 30 June 2025, the Company is eligible to apply a VAT rate of 8% for goods as stipulated from 01 January 2025 to the end of 31 December 2026.

***Other taxes, fees and charges***

Other taxes, fees and charges are declared and paid by the Company in accordance with prevailing tax laws in Vietnam.

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION

### 5.1 Cash and cash equivalents

| | As at 30 June 2026 VND | As at 01 January 2026 VND |
|---|---:|---:|
| Demand deposits at bank | 5,460,872,085 | 13,368,063,339 |
| *- Vietnam JSC Bank for Industry and Trade* | *3,954,887,353* | *12,745,509,114* |
| *- Tien Phong Joint Stock Commercial Bank* | *1,097,140,046* | *428,285,447* |
| *- Other banks* | *408,844,686* | *194,268,778* |
| **Total** | **5,460,872,085** | **13,368,063,339** |

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.2 Trading securities

| | As at 30 June 2026 VND | | | As at 01 January 2026 VND | | |
|---|---|---|---|---|---|---|
| | **Cost (ii)** | **Fair value (i)** | **Allowance** | **Cost (ii)** | **Fair value (i)** | **Allowance** |
| **Investment in shares** | | | | | | |
| MWG shares | 28,395,240,000 | 27,335,000,000 | (1,640,240,000) | 8,270,000,000 | 8,850,000,000 | - |
| VPB shares | 24,508,830,000 | 23,206,500,000 | (1,302,330,000) | - | - | - |
| FPT shares | 1,688,610,000 | 1,621,620,000 | (66,990,000) | - | - | - |
| SHB shares | - | - | - | 26,618,750,000 | 26,568,750,000 | (50,000,000) |
| VIC shares | - | - | - | 7,800,000,000 | 8,480,000,000 | - |
| **Total** | **54,592,680,000** | **52,163,120,000** | **(3,009,560,000)** | **42,688,750,000** | **43,898,750,000** | **(50,000,000)** |

(i) The fair value of trading securities, being shares, is determined based on the closing price on the stock exchange as at 30 June 2026. As at 30 June 2026, the number of trading securities held, comprising MWG, VPB and FPT shares, was 350,000 shares, 859,500 shares and 23,100 shares, respectively.

(ii) As at 30 June 2026, part of the aforementioned shares were pledged as collateral for margin loans at KB Securities Vietnam Joint Stock Company and Kafi Securities Joint Stock Company (details are disclosed in Note 5.16 – "Borrowings and finance lease liabilities").

Pursuant to Resolution No. 2004/2026/NQ-ĐHĐCĐ dated 20 April 2026 of the General Meeting of Shareholders, the General Meeting of Shareholders approved the continuation of securities investments. The Company is permitted to make securities investments with a total investment value not exceeding 70% of the Company's total assets as presented in the latest financial statements.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.3 Short-term trade receivables

| | As at 30 June 2026 VND | | As at 01 January 2026 VND | |
|---|---|---|---|---|
| | Carrying amount | Allowance | Carrying amount | Allowance |
| **Related party** | **13,050,142,816** | **(6,525,071,408)** | **13,429,323,588** | **(3,915,042,845)** |
| FAFA Vietnam Company Limited | 13,050,142,816 | (6,525,071,408) | 13,050,142,816 | (3,915,042,845) |
| DH Power Company Limited | - | - | 379,180,772 | - |
| **Third party** | **13,049,867,033** | **(4,556,601,937)** | **11,567,561,024** | **(4,116,655,625)** |
| Hoang Minh Industrial Electrical Company Limited | 4,861,294,431 | (2,430,647,217) | 4,861,294,431 | (1,458,388,330) |
| Mr. Ha Sy Tinh | 2,706,133,278 | - | 2,706,133,278 | - |
| Vector Vietnam Engineering Company Limited (i) | 2,050,000,000 | - | 1,863,636,364 | (559,090,909) |
| Vietnam Project Construction Joint Stock Company | 1,507,472,920 | (1,507,472,920) | 1,507,472,920 | (1,507,472,920) |
| DH Power Company Limited | 379,180,772 | - | - | - |
| Others | 1,545,785,632 | (618,481,800) | 629,024,031 | (591,703,466) |
| **Total** | **26,100,009,849** | **(11,081,673,345)** | **24,996,884,612** | **(8,031,698,470)** |

(i) As at the date of these financial statements, the Company had fully recovered the receivable from Vector Vietnam Engineering Company Limited.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.4 Other receivables

| | As at 30 June 2026 VND | | As at 01 January 2026 VND | |
|---|---|---|---|---|
| | Carrying amount | Allowance | Carrying amount | Allowance |
| **Short-term** | | | | |
| ***Related party*** | ***40,000,000*** | - | - | - |
| Advances to Mrs. Vu Thi Phuong | 40,000,000 | - | - | - |
| ***Third party*** | ***1,222,753,262*** | ***(546,938,194)*** | ***3,575,434,419*** | ***(648,240,638)*** |
| Advances | 409,923,281 | - | 10,943,760 | - |
| *- Nguyen Thi Thanh Hien (i)* | *409,923,281* | | *7,000,000* | |
| *- Other employees* | | | *3,943,760* | |
| Short-term deposits | 19,369,513 | - | 55,545,647 | - |
| Receivables from sale of securities | - | - | 2,467,288,779 | - |
| Accrued interest receivable on lending | 246,522,274 | - | 393,415,595 | - |
| Others | 546,938,194 | (546,938,194) | 648,240,638 | (648,240,638) |
| **Total** | **1,262,753,262** | **(546,938,194)** | **3,575,434,419** | **(648,240,638)** |
| **Long-term** | | | | |
| ***Third party*** | ***121,134,640*** | ***(13,883,932)*** | ***116,134,640*** | ***(13,883,932)*** |
| Long-term deposits | 121,134,640 | (13,883,932) | 116,134,640 | (13,883,932) |
| **Total** | **121,134,640** | **(13,883,932)** | **116,134,640** | **(13,883,932)** |

(i) This represents an advance payment for activities supporting the transfer of land use rights for the Company's Go Vap building, with a repayment period of 30 days from the date of the advance. As of the date of these financial statements, the Company has recovered the aforementioned advance.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.5 Allowance for the short-term doubtful debts

| | As at 30 June 2026 VND | | | As at 01 January 2026 VND | | |
|---|---|---|---|---|---|---|
| | Cost | Recoverable amount | Allowance | Cost | Recoverable amount | Allowance |
| **Trade receivables** | **22,097,934,198** | **11,016,260,854** | **(11,081,673,345)** | **21,911,570,562** | **13,879,872,092** | **(8,031,698,470)** |
| FAFA Vietnam Company Limited - Related party | 13,050,142,816 | 6,525,071,408 | (6,525,071,408) | 13,050,142,816 | 9,135,099,971 | (3,915,042,845) |
| Hoang Minh Industrial Electrical Company Limited | 4,861,294,431 | 2,430,647,215 | (2,430,647,217) | 4,861,294,431 | 3,402,906,101 | (1,458,388,330) |
| Vietnam Project Construction Joint Stock Company | 1,507,472,920 | - | (1,507,472,920) | 1,507,472,920 | - | (1,507,472,920) |
| Vector Vietnam Engineering Company Limited (i) | 2,050,000,000 | 2,050,000,000 | - | 1,863,636,364 | 1,304,545,455 | (559,090,909) |
| Others | 629,024,031 | 10,542,231 | (618,481,800) | 629,024,031 | 37,320,565 | (591,703,466) |
| **Other receivables** | **560,822,126** | **-** | **(560,822,126)** | **662,124,570** | **-** | **(662,124,570)** |
| Short-term deposit | 13,883,932 | - | (13,883,932) | 13,883,932 | - | (13,883,932) |
| Others | 546,938,194 | - | (546,938,194) | 648,240,638 | - | (648,240,638) |
| **Advances to suppliers** | **278,457,900** | **-** | **(278,457,900)** | **278,457,900** | **-** | **(278,457,900)** |
| Others | 278,457,900 | - | (278,457,900) | 278,457,900 | - | (278,457,900) |
| **Total** | **22,937,214,224** | **11,016,260,854** | **(11,920,953,371)** | **22,852,153,032** | **13,879,872,092** | **(8,972,280,940)** |

(i) As of the date of these financial statements, the Company has collected the entire outstanding receivable from the customer, Vector Vietnam Engineering Company Limited.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.6 Prepayment

| | As at 30 June 2026 VND | As at 01 January 2026 VND |
|---|---|---|
| **Short-term** | | |
| Tools and supplies | 12,968,978 | - |
| Factory roof rental expense | 156,136,843 | 130,369,192 |
| Maintenance and repair expenses | 6,763,336 | - |
| Other short-term prepayments | 13,395,323 | 53,938,239 |
| **Total** | **189,264,480** | **184,307,431** |
| **Long-term** | | |
| Tools and supplies | 6,499,380 | - |
| Land rental (i) | - | 3,028,255,104 |
| Maintenance and repair expenses | 59,846,862 | 86,040,586 |
| Other long-term prepayments | 37,237,067 | 102,325,843 |
| **Total** | **103,583,309** | **3,216,621,533** |

(i) The carrying amount of the land rental costs at Long Thanh Industrial Park, Dong Nai, relating to the Contract for the transfer of assets attached to land and the transfer of land lease rights with Zhuoyingshe Vietnam Company Limited. For further details, please refer to Note 6.7 "Other income".

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.7 Tangible fixed assets

| Description | Buldings & structures VND | Plant & machinery VND | Motor vehicles VND | Office equipment VND | Total VND |
|---|---|---|---|---|---|
| **COST** | | | | | |
| **As at 01 January 2026** | **12,444,637,206** | **34,446,837,693** | **1,304,832,727** | **77,350,000** | **48,273,657,626** |
| Disposals | - | (7,320,554,837) | (129,000,000) | - | (7,449,554,837) |
| Others | 27,075,458 | - | - | - | 27,075,458 |
| **As at 30 June 2026** | **12,471,712,664** | **27,126,282,856** | **1,175,832,727** | **77,350,000** | **40,851,178,247** |
| **ACCUMULATED DEPRECIATION** | | | | | |
| **As at 01 January 2026** | **443,594,318** | **15,079,558,348** | **857,029,722** | **77,350,000** | **16,457,532,388** |
| Depreciation | 240,000,000 | 631,127,336 | 74,633,832 | - | 945,761,168 |
| Reclassification | 55,840,773 | (55,840,773) | - | - | - |
| Disposals | - | (6,588,877,669) | (129,000,000) | - | (6,717,877,669) |
| Other decreases | 29,610,906 | - | - | - | 29,610,906 |
| **As at 30 June 2026** | **769,045,997** | **9,065,967,242** | **802,663,554** | **77,350,000** | **10,715,026,793** |
| **NET BOOK VALUE** | | | | | |
| **As at 01 January 2026** | **12,001,042,888** | **19,367,279,345** | **447,803,005** | **-** | **31,816,125,238** |
| **As at 30 June 2026** | **11,702,666,667** | **18,060,315,614** | **373,169,173** | **-** | **30,136,151,454** |

As at 30 June 2026, the original cost of fully depreciated tangible fixed assets that are still in use amounted to VND 549,062,664 (as at 1 January 2026: VND 5,742,528,069).

The Company has pledged tangible fixed assets with a carrying amount of VND 18,060,315,617 as at 30 June 2026 as collateral for the Company's bank loans (as at 1 January 2026: VND 18,683,127,185).

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**
*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.7 Tangible fixed assets (Cont'd)

Details of the tangible fixed assets as at 30 June 2026 are as follows:

| | Cost<br>VND | Accumulated depreciation<br>VND | Net book value<br>VND |
|---|---|---|---|
| **Building & structure** | **12,471,712,664** | **769,045,997** | **11,702,666,667** |
| - Real estate at 31–33 Street No. 18, Ward 8, Go Vap District, HCM City (i) | 12,000,000,000 | 297,333,333 | 11,702,666,667 |
| - Other buildings | 471,712,664 | 471,712,664 | - |
| **Plant & machinery** | **27,126,282,856** | **9,065,967,242** | **18,060,315,614** |
| - Solar power system at An Thien Ly Co., Ltd. (2004DNI6) – 1,135.7 kWp | 13,628,329,785 | 4,648,911,395 | 8,979,418,390 |
| - Solar power system at Trung Thanh Company – 1,127.5 kWp | 13,497,953,071 | 4,417,055,847 | 9,080,897,224 |
| **Motor vehicles** | **1,175,832,727** | **802,663,554** | **373,169,173** |
| - 7-seater passenger car (Ford Everest) | 1,175,832,727 | 802,663,554 | 373,169,173 |
| **Office equiment** | **77,350,000** | **77,350,000** | **-** |
| - IBM X3500 M3 Server | 77,350,000 | 77,350,000 | - |
| **As at 30 June 2026** | **40,851,178,247** | **10,715,026,793** | **30,136,151,454** |

(i) This represents the value of the building located at No. 31–33 Street No. 18, Ward 8 (now Tây Hội Ward), Go Vap District, Ho Chi Minh City, which was leased out by the Company during the period. For details, please refer to Note 5.9 "Construction in progress".

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.8 Intangible fixed assets

| Description | Land use rights (i) VND | Computer software VND | Others VND | Total VND |
|---|---|---|---|---|
| **COST** | | | | |
| **As at 01 January 2026** | **348,000,000** | **711,158,600** | **84,949,500** | **1,144,108,100** |
| **As at 30 June 2026** | **348,000,000** | **711,158,600** | **84,949,500** | **1,144,108,100** |
| **ACCUMULATED AMORTISATION** | | | | |
| **As at 01 January 2026** | - | **711,158,600** | **84,949,500** | **796,108,100** |
| **As at 30 June 2026** | - | **711,158,600** | **84,949,500** | **796,108,100** |
| **NET BOOK VALUE** | | | | |
| **As at 01 January 2026** | **348,000,000** | - | - | **348,000,000** |
| **As at 30 June 2026** | **348,000,000** | - | - | **348,000,000** |

As at 30 June 2026, the cost of intangible fixed assets that had been fully amortised but were still in use amounted to VND 796,108,100 (as at 1 January 2026: VND 796,108,100).

(i) This represents the value of land use rights under Transfer Agreement No. 0111/CN-SAMETEL dated 14 November 2007 and Agreement No. 0211/CN-SAMETEL dated 26 November 2007. As at 30 June 2026, the Company had not yet obtained the Certificate of Land Use Rights for the Long Thanh collective housing, with a cost of VND 348,000,000.

Details of the Company's intangible fixed assets as at 30 June 2026 are as follows:

| | Cost VND | Accumulated depreciation VND | Net book value VND |
|---|---|---|---|
| **Land use rights:** | **348,000,000** | - | **348,000,000** |
| - Land use rights of Long Thanh collective housing | 348,000,000 | - | 348,000,000 |
| **Computer software:** | **711,158,600** | **711,158,600** | - |
| - Solidword standard 2019 software | 293,580,000 | 293,580,000 | - |
| - Solidword Standard 2021 software | 180,863,000 | 180,863,000 | - |
| - Solidword Premium 2019 software | 146,790,000 | 146,790,000 | - |
| - Other software | 89,925,600 | 89,925,600 | - |
| **Other intangible fixed assets:** | **84,949,500** | **84,949,500** | - |
| - ISO 9001:2008 Quality Management System | 84,949,500 | 84,949,500 | - |
| **As at 30 June 2026** | **1,144,108,100** | **796,108,100** | **348,000,000** |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.9 Construction in Progress

| | As at 30 June 2026 VND | | As at 01 January 2026 VND | |
|---|---|---|---|---|
| | Cost | Recoverable amount | Cost | Recoverable amount |
| **Fixed assets acquisitions** | **29,800,000,000** | **29,800,000,000** | **29,800,000,000** | **29,800,000,000** |
| Land use right (i) | 29,800,000,000 | 29,800,000,000 | 29,800,000,000 | 29,800,000,000 |
| **Total** | **29,800,000,000** | **29,800,000,000** | **29,800,000,000** | **29,800,000,000** |

(i) This represents the value of land use rights under the contract for the purchase of the building and the transfer of land use rights in Go Vap with DH Asset Co., Ltd. As of the date of these financial statements, the Company is still completing the necessary legal procedures to obtain the Land Use Rights Certificate. Under the agreement principle signed on 02 January 2026, between the Company and DH Asset Joint Stock Company, the Company is entitled to operate the building while the procedures for transferring ownership rights are being processed.

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.10 Investment in other enities

| | As at 30 June 2026 VND | | | As at 01 January 2026 VND | | |
|---|---|---|---|---|---|---|
| | Cost | Fair value | Allowance | Cost | Fair value | Allowance |
| **Investments in other entities** | | | | | | |
| Global Minds Fund I Investement JSC (i) | 6,750,000,000 | 6,750,000,000 | - | 6,750,000,000 | 6,750,000,000 | - |
| **Total** | **6,750,000,000** | **6,750,000,000** | **-** | **6,750,000,000** | **6,750,000,000** | **-** |

The investment comprises 675,000 redeemable preference shares, representing 33.33% of the contributed capital in Global Minds Fund I Investment Joint Stock Company. These shares do not carry voting rights; therefore, the Company does not have the right to participate in decisions regarding the financial and operating policies of the investee. Accordingly, the investment is classified and recorded as an investment in another entity.

As at the reporting date, the Company has not determined the fair value of these investments for disclosure in the financial statements because there is no quoted market price for the investments, and the Vietnamese Accounting Standards and Vietnamese Accounting Regime for Enterprises currently provide no guidance or regulations on determining fair value using valuation techniques.

As at 30 June 2026, based on the unaudited financial statements of Global Minds Fund I Investment Joint Stock Company, the Board of Management assessed that it was not necessary to make a provision for impairment of investments in other entities in the Company's interim financial statements for the six-month period ended 30 June 2026.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.11 Short-term trade payables

| | As at 30 June 2026 VND | As at 01 January 2026 VND |
|---|---:|---:|
| **Related party** | | **20,000,000,000** |
| DH Asset Company Limited (i) | | 20,000,000,000 |
| **Third parties** | **20,104,315,033** | **114,556,664** |
| DH Asset Company Limited (i) | 20,000,000,000 | |
| Others | 104,315,033 | 114,556,664 |
| **Third parties - Overdue unpaid balance** | **5,140,661,962** | **5,140,661,962** |
| VKC Holdings Joint Stock Company | 3,236,105,523 | 3,236,105,523 |
| An Phu Electric Equipment Trading and Services Company Limited | 1,105,934,701 | 1,105,934,701 |
| Others | 798,621,738 | 798,621,738 |
| **Total** | **25,244,976,995** | **25,255,218,626** |

(i) This represents the payable to DH Asset Company Limited arising from the House Purchase and Land Use Rights Transfer Agreement. Details are presented in Note 5.9 – "Construction in progress".

### 5.12 Short- term advances from customers

| | As at 30 June 2026 VND | As at 01 January 2026 VND |
|---|---:|---:|
| **Third parties** | **80,872,889** | **52,252,083,914** |
| Zhuoyingshe Vietnam Company Limited | - | 52,171,211,025 |
| Others | 80,872,889 | 80,872,889 |
| **Total** | **80,872,889** | **52,252,083,914** |

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**
*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.13 Dividends and profit payable

| | As at 30 June 2026 VND | As at 01 January 2026 VND |
|---|---|---|
| Dividends and profit payable | 176,044,500 | 176,044,500 |
| **Total** | **176,044,500** | **176,044,500** |

As at 30 June 2026, certain dividends for the year 2024 payable to shareholders holding unregistered shares remained unpaid as the shareholders had not contacted the Company.

### 5.14 Other current payables

| | As at 30 June 2026 VND | As at 01 January 2026 (Restated) VND |
|---|---|---|
| **Third parties** | **2,249,142,629** | **2,531,455,284** |
| Trade union fees | 32,613,600 | 31,927,600 |
| Social, health and unemployment insurance | 10,764,300 | - |
| Adjustment of value-added tax payable (i) | 2,175,949,475 | 2,175,949,475 |
| Others | 29,815,254 | 323,578,209 |
| *- Other overdue payables* | *29,815,254* | *131,117,698* |
| *- Others* | - | *192,460,511* |
| **Total** | **2,249,142,629** | **2,531,455,284** |

(i) This represents the difference between the VAT payable recorded in the accounting books and the amounts reported in the submitted VAT returns. The Company is currently working with the tax authorities to clarify the reasons for the difference and will make the necessary adjustments based on the outcome of the discussions in due course.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.15 Taxes and amounts payable to and receivable from the State budget

| | As at 01 January 2026 VND | | During the period VND | | As at 30 June 2026 VND | |
|---|---|---|---|---|---|---|
| | **Balance** | | **Increase** | **Refund/deducted** | **Balance** | |
| Deductible VAT | 904,610,703 | | 213,900,812 | 536,011,800 | 582,499,715 | |
| | **Receivable** | **Payable** | **Paid/deducted** | **Payable** | **Receivable** | **Payable** |
| Value added tax | 6,000,000,000 | - | 536,011,800 | 6,536,011,800 | - | - |
| Corporate income tax | - | - | 11,214,348,979 | 13,553,452,547 | - | 2,339,103,568 |
| Personal income tax | - | 265,661,352 | 49,530,846 | 75,369,113 | - | 291,499,619 |
| **Total** | **6,000,000,000** | **265,661,352** | **11,799,891,625** | **20,164,833,460** | **-** | **2,630,603,187** |

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**
*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.16 Borrowings and finance lease liabilities

| | As at 01 January 2026 | Movements in the period VND | | As at 30 June 2026 |
|---|---|---|---|---|
| | VND | Increase | Decrease | VND |
| **Short-term borrowings** | **9,304,990,462** | **139,105,985,800** | **139,561,791,476** | **8,849,184,786** |
| ***Third parites*** | ***9,304,990,462*** | ***139,105,985,800*** | ***139,561,791,476*** | ***8,849,184,786*** |
| KB Securities Vietnam JSC (i) | - | 12,482,993,453 | 5,851,872,000 | 6,631,121,453 |
| Kafi Securities Corporation (ii) | 5,614,856,500 | 126,622,992,347 | 130,019,785,514 | 2,218,063,333 |
| Vietnam Joint Stock Commercial Bank for Industry and Trade - Nhon Trach Branch | 3,690,133,962 | - | 3,690,133,962 | - |
| **Current portion of long-term borrowings** | **2,525,042,016** | **1,262,521,008** | **1,262,521,008** | **2,525,042,016** |
| ***Third parites*** | ***2,525,042,016*** | ***1,262,521,008*** | ***1,262,521,008*** | ***2,525,042,016*** |
| Tien Phong Commercial Joint Stock Bank - Ho Chi Minh Branch (iii) | 2,525,042,016 | 1,262,521,008 | 1,262,521,008 | 2,525,042,016 |
| **Total** | **11,830,032,478** | **140,368,506,808** | **140,824,312,484** | **11,374,226,802** |
| **Long-term borrowings** | **3,142,042,019** | **-** | **1,262,521,008** | **1,879,521,011** |
| ***Third parties*** | ***3,142,042,019*** | ***-*** | ***1,262,521,008*** | ***1,879,521,011*** |
| Tien Phong Commercial Joint Stock Bank - Ho Chi Minh Branch (iii) | 3,142,042,019 | - | 1,262,521,008 | 1,879,521,011 |
| **Total** | **3,142,042,019** | **-** | **1,262,521,008** | **1,879,521,011** |

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**
*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.16 Borrowings and finance lease liabilities (cont'd)

Details of the outstanding borrowings as at 30 June 2026 are as follows:

(i) Margin loans from KB Vietnam Securities Joint Stock Company and Kafi Securities Joint Stock Company, bearing interest rate of 12%, respectively, which are used by the Company to carry out securities investment and trading activities.

| Lenders | Contract | Credit line (VND) | Interest rate (%/year) | Loan term | Purpose | Collateral |
|---|---|---|---|---|---|---|
| (ii) Tien Phong Commercial Joint Stock Bank - Ho Chi Minh Branch | 47/2020/HDTD/NOH/02 dated 28 September 2020 | 9,000,000,000 | Determined at each loan disbursement | 84 months | Payment of investment expenses for the rooftop solar power project in Trang Bom District, Dong Nai Province | - All assets, property rights, and existing and future rights and interests arising from the investment, development, management and utilisation for the purpose of generating benefits, and sale of products at the project;<br>- The right to claim receivables arising from the power purchase agreement between the Company and Dong Nai Power Company or its subsidiaries or branches. |
| | 47/2020/HDTD/NOH/03 dated 11 May 2021 | 9,000,000,000 | Determined at each loan disbursement | 84 months | Payment of investment expenses for the rooftop solar power project in Can Duoc District, Long An Province | - The right to ulilise and manage the project, including the rights to use, benefit from, and receive returns generated;<br>- Revenue, income, and value added from the project or from associated rights;<br>- The right to receive all payments related to the project: income, compensation, reimbursements, penalties, etc.;<br>- Tangible and intangible assets associated with the project;<br>- The right to claim (principal, interest, penalties, compensation) under Contract No. 20/ĐMT58502 dated 25 December 2020 with Southern Power Corporation – Can Duoc Power Company Limited, with a total payment value of VND 62.52 billion. |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.17 Owners' equity

#### *5.17.1 Movement of owners' equity*

| Description | Paid-in capital VND | Share premium VND | Investment and development funds VND | Retained earnings VND | Total VND |
|---|---|---|---|---|---|
| **As at 01 January 2025** | **54,674,320,000** | **3,816,120,000** | **6,929,018,235** | **1,632,732,708** | **67,052,190,943** |
| Contributed capital | 10,933,070,000 | (3,816,120,000) | (6,929,018,235) | (187,931,765) | - |
| (Loss) during the year | - | - | - | (6,072,001,925) | (6,072,001,925) |
| Dividends | - | - | - | (2,733,716,000) | (2,733,716,000) |
| **As at 31 December 2025** | **65,607,390,000** | **-** | **-** | **(7,360,916,982)** | **58,246,473,018** |
| **As at 01 January 2026** | **65,607,390,000** | **-** | **-** | **(7,360,916,982)** | **58,246,473,018** |
| Profit during the period | - | - | - | 36,920,773,932 | 36,920,773,932 |
| **As at 30 June 2026** | **65,607,390,000** | **-** | **-** | **29,559,856,950** | **95,167,246,950** |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.17 Owners' equity (cont'd)

#### *5.17.2 Details of owners' equity*

| Shareholders | Contributed capital | | | |
|---|---|---|---|---|
| | As at 30 June 2026 | | As at 01 January 2026 | |
| | VND | % | VND | % |
| Mr. Nguyen Nang Hoa | 11,668,400,000 | 17.78 | 2,936,400,000 | 4.47 |
| Ms. Tran Thi Thuy Duong | 9,313,200,000 | 14.20 | 9,313,200,000 | 14.20 |
| Mr. Nguyen Dong Hung | 3,214,800,000 | 4.90 | 3,214,800,000 | 4.90 |
| Ms. Nguyen Thi Hai Yen | 3,214,800,000 | 4.90 | 3,214,800,000 | 4.90 |
| Mr. Nguyen Ngoc Huy | 3,214,800,000 | 4.90 | 3,214,800,000 | 4.90 |
| Ms. Tran Thuy Linh | 3,214,800,000 | 4.90 | 3,214,800,000 | 4.90 |
| Ms. Vu Thi Phuong | 3,214,800,000 | 4.90 | 3,214,800,000 | 4.90 |
| Others | 28,551,790,000 | 43.52 | 37,283,790,000 | 56.83 |
| **Total** | **65,607,390,000** | **100** | **65,607,390,000** | **100** |

#### *5.17.3 Shares information*

| | As at 30 June 2026 Shares | As at 01 January 2026 Shares |
|---|---|---|
| Number of issuable shares | 6,560,739 | 6,560,739 |
| Number of issued and paid shares | 6,560,739 | 6,560,739 |
| *- Preference shares* | - | - |
| *- Ordinary shares* | *6,560,739* | *6,560,739* |
| Number of treasury shares | - | - |
| *- Preference shares* | - | - |
| *- Ordinary shares* | - | - |
| Number of issuing shares | 6,560,739 | 6,560,739 |
| *- Preference shares* | - | - |
| *- Ordinary shares* | *6,560,739* | *6,560,739* |
| Face value of issuing shares (VND/share) | 10,000 | 10,000 |

**NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)**
*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 5. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF FINANCIAL POSITION (CONT'D)

### 5.17 Owners' equity (cont'd)

#### *5.17.4 Basic/diluted earnings/(loss) per share*

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Profit after tax | 36,920,773,932 | (10,690,831,583) |
| Distribution to bonus and welfare fund | - | - |
| Weighted average number of ordinary shares | 6,560,739 | 5,467,432 |
| **Earnings/(loss) per share (EPS)** | **5,628** | **(1,955)** |

At present, the Company has determined that there are no potential ordinary shares that would have a dilutive effect; therefore, diluted earnings/(loss) per share are equal to basic earnings/(loss) per share.

#### 5.17.5 Capital transactions

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| **Owner's investment capital** | | |
| Capital contributions at the beginning of the period | 65,607,390,000 | 54,674,320,000 |
| Increase in capital contributions during the period | - | - |
| Decrease in capital contributions during the period | - | - |
| Capital contributions at the end of the period | 65,607,390,000 | 54,674,320,000 |
| **Dividends and profits distributed** | | |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 6. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF PROFIT OR LOSS

### 6.1 Revenues from sales of goods and rendered services

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Revenue from solar power supply | 2,759,881,701 | 3,496,302,441 |
| Revenue from office rental | 1,144,115,788 | - |
| Sales of merchandise | - | 10,835,095,872 |
| **Total** | **3,903,997,489** | **14,331,398,313** |

### 6.2 Cost of sales

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Cost of solar power supply | 885,862,675 | 946,508,015 |
| Cost of office rental services | 240,000,000 | - |
| Cost of merchandise sold | - | 10,438,683,181 |
| Provision for the deduction of inventories | - | 8,765,566,793 |
| **Total** | **1,125,862,675** | **20,150,757,989** |

### 6.3 Financial income

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Interest income | 491,197,726 | 245,185,979 |
| Gains from disposal of trading securities | 4,098,806,070 | - |
| Others | 14,035,043 | - |
| **Total** | **4,604,038,839** | **245,185,979** |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 6. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF PROFIT OR LOSS (CONT'D)

### 6.4 Financial expenses

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Loan interests | 1,711,754,765 | 1,092,728,208 |
| Loss from disposal of trading securities | 1,768,420,000 | - |
| Provision for devaluation of trading securities | 2,959,560,000 | - |
| Finance lease interest | - | 28,656,334 |
| Others | 359,768,789 | - |
| **Total** | **6,799,503,554** | **1,121,384,542** |

### 6.5 Selling and distribution expenses

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Labour expenses | 680,488,770 | 414,587,478 |
| Tools and supplies | 69,343,872 | 89,145,812 |
| Depreciation and amortisation expenses | 1,597,966 | 10,249,026 |
| Outsourcing service expenses | 67,742,184 | 176,600,751 |
| Others | 130,780,538 | 163,918,447 |
| **Total** | **949,953,330** | **854,501,514** |

### 6.6 General and administrative expenses

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Labour expenses | 421,568,956 | 592,008,231 |
| Tools and supplies | 6,361,204 | 132,229,817 |
| Depreciation and amortisation expenses | 81,351,634 | 437,728,109 |
| Provision for doubtful debts | 2,948,672,431 | 829,399,613 |
| Taxes and fees | - | 7,000,000 |
| Outsourcing service expenses | 923,961,038 | 313,559,852 |
| Others | 83,337,066 | 136,956,827 |
| **Total** | **4,465,252,329** | **2,448,882,449** |

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 6. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF PROFIT OR LOSS (CONT'D)

### 6.7 Other income

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Disposal and sale of land lease rights and fixed assets (i) | 55,490,067,728 | 483,475,777 |
| Others | 4,503 | 331,853,354 |
| **Total** | **55,490,072,231** | **815,329,131** |

(i) Details of the disposal of fixed assets during the period are as follows:

| Transaction | Amount (VND) |
|---|---|
| **1. Transfer of land lease rights** | **56,071,744,896** |
| Income from the transfer of land lease rights at Long Thanh Industrial Park, Dong Nai Province (ii) | 60,000,000,000 |
| Cost of sales (carrying amount of prepaid land rental at the industrial park) | (3,028,255,104) |
| Brokerage fee for the transfer | (900,000,000) |
| **2. Loss on disposal of other fixed assets** | **(581,677,168)** |
| **Total** | **55,490,067,728** |

(ii) On 14 January 2026, the Company terminated the land sublease agreement with Sonadezi Long Thanh Joint Stock Company, and Zhouyingshe Vietnam Company Limited (the transferee of the land lease rights and assets attached to the land) entered into a land sublease agreement with Sonadezi Long Thanh Joint Stock Company on the same date 14 January 2026.

### 6.8 Other expenses

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Civil judgment enforcement costs after offsetting against payables | 148,630,148 | - |
| Penalties | - | 700,746,232 |
| Others | 34,680,044 | 28,536,870 |
| **Total** | **183,310,192** | **729,283,102** |

### 6.9 Current corporate income tax expenses

Current corporate income tax payable is determined based on taxable income for the current period. Taxable income differs from the income reported in the interim statement of income because taxable income excludes items of income that are taxable or expenses that are deductible for tax purposes in other periods, items of income that are non-taxable or expenses that are non-deductible for tax purposes, tax-exempt income and tax losses carried forward from prior periods. The Company's current corporate income tax payable is calculated using the tax rates enacted as at the end of the accounting period.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 6. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF PROFIT OR LOSS (CONT'D)

### 6.9 Current corporate income tax expenses (cont'd)

The following is a reconciliation between the Company's corporate income tax expense and profit/(loss) according to the interim statement of income:

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| **Accounting profit/(loss) before tax** | **50,474,226,479** | **(9,912,896,173)** |
| **Adjustments** | **4,451,595,943** | **2,651,631,312** |
| Non-deductible expenses | 32,144,596 | 28,508,090 |
| Late payment penalties | 250,221,877 | 700,746,232 |
| Increase in provision for doubtful debts | 2,948,672,431 | 829,399,613 |
| Non-deductible interest expense this period (ii) | 1,220,557,039 | 1,092,977,377 |
| **Taxable Income** | **54,925,822,422** | **(7,261,264,861)** |
| **Assessable income for the period** | **54,925,822,422** | **(7,261,264,861)** |
| Assessable profit subject to preferential tax rate | (2,052,129,795) | 1,939,308,459 |
| Assessable profit subject to the standard tax rate | 906,207,321 | (9,200,573,320) |
| Assessable income from real estate transfer (i) | 56,071,744,896 | - |
| Preferential tax rate (%) | 10% | 10% |
| Standard tax rate (%) | 20% | 20% |
| **Estimated current CIT for the period** | **11,214,348,979** | **-** |
| Additional CIT assessment under Decision No. 502/QĐ-XPHC dated 05 March 2025 | - | 777,935,410 |
| CIT on real estate transfer income (i) | 2,339,103,568 | - |
| **Estimated current CIT expenses** | **13,553,452,547** | **777,935,410** |
| CIT payable at the beginning of the period | - | 77,567,525 |
| Adjustment of previous period CIT payable balance | - | 123,462,511 |
| CIT paid during the period | (11,214,348,979) | (978,965,446) |
| **CIT payable/(receivable) at the end of the period** | **2,339,103,568** | **-** |

(i) This represents corporate income tax on income from the transfer of real estate in respect of the transfer of land use rights and assets attached to land at Long Thanh Industrial Park, Dong Nai Province. Details are presented in Note 6.7 "Other income".

(ii) Temporarily non-deductible borrowing costs may be carried forward to subsequent periods, but for no more than five years from the period following the period in which the non-deductible borrowing costs arise, in accordance with Decree No. 132/2020/NĐ-CP dated 5 November 2020.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 6. INFORMATION SUPPLEMENTING THE ITEMS IN THE INTERIM STATEMENT OF PROFIT OR LOSS (CONT'D)

### 6.10 Cost by elements

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Labour expenses | 1,102,057,726 | 1,035,147,931 |
| Material expenses | - | 10,438,683,181 |
| Tools and supplies | 75,705,076 | 501,796,690 |
| Depreciation and amortisation cost | 945,761,168 | 1,696,375,223 |
| Allocated costs from sale and financial assets sublease | - | (625,586,520) |
| Taxes and fees | - | 7,000,000 |
| Outsourcing service expenses | 1,254,754,329 | 504,883,767 |
| Provision for the deduction of inventories | - | 8,765,566,793 |
| Provision for doubtful debts | 2,948,672,431 | 829,399,613 |
| Others | 214,117,604 | 300,875,274 |
| **Total** | **6,541,068,334** | **23,454,141,952** |

## 7 OTHER INFORMATION

### 7.1 Transactions and balances with related parties

The parties are considered to be related together if one of them has the ability to control or exercises significant influence over another in making financial and operating decisions.

Accordingly, related parties of the Company are as follows:

| Related parties | Relationship |
|---|---|
| FAFA Vietnam Company Limited | Related party of the Chairman of the Board of Directors Mr. Nguyen Dong Hung |
| DH Asset Company Limited (i) | Shareholder with 4.68% ownership |
| Mrs. Hoang Thi Bich Thao (i) | A shareholder holding 4.32%, who is the legal representative of DH Asset Co., Ltd |
| Mr. Nguyen Hoan Lam (i) | A shareholder holding 4.96%, who is the husband of Mrs. Hoang Thi Bich Thao |
| Mrs. Hoang Thi Thu Hien (i) | A shareholder holding 4.54%, who is the younger sister of Mrs. Hoang Thi Bich Thao |
| DH Power Company Limited (i) | Mrs. Hoang Thi Bich Thao is the legal representative of the Company |
| Major shareholder, Members of the Board of Directors and the Board of Management | |

(i) During the period, certain individuals and entities transferred their shares in the Company, and the number of shares held by them as at 30 June 2026 was insignificant. Accordingly, the aforementioned individuals and entities were no longer related parties as at 30 June 2026. On 02 March 2026, Mr. Nguyen Hoan Lam transferred his entire capital contribution in the Company. Accordingly, from 02 March 2026, Mr. Nguyen Hoan Lam was no longer a related party of the Company.

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 7. OTHER INFORMATION (CONT'D)

### 7.1 Transactions and balances with related parties (cont'd)

**Transactions with related parties**

During the period, the Company entered into the following transactions with related parties:

***Loans***

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Mr. Nguyen Hoan Lam | | |
| *- Loan* | *16,000,000,000* | - |
| *- Received principal* | *16,000,000,000* | - |
| *- Interest* | *486,209,945* | |
| *- Interest received* | *239,687,671* | |

***Others***

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| Ms. Vu Thi Phuong | | |
| *- Advances* | *41,080,000* | *1,025,000,000* |
| *- Advance clearance* | *1,080,000* | *407,229,000* |

***Remuneration of the Boards of Directors and Management***

| | For the 06-month period ended 30 June 2026 VND | For the 06-month period ended 30 June 2025 VND |
|---|---|---|
| **The Board of Management's remuneration** | **74,979,592** | **145,716,577** |
| Mrs. Vu Thi Phuong - General Director | 74,979,592 | 145,716,577 |
| **The Board of Directors' remuneration** | - | - |
| **The Audit Committee's remuneration** | - | - |
| **Total** | **74,979,592** | **145,716,577** |

**Related party balances**

Details of related party balances are as follows:

- Note 5.3 "Short-term trade receivables";
- Note 5.4 "Other receivables";
- Note 5.5 "Provision for short-term doubtful debts";
- Note 5.11 "Short-term trade payables".

## NOTES TO THE INTERIM FINANCIAL STATEMENTS (CONT'D)

*These notes are an integral part of and should be read in conjunction with the accompanying interim financial statements*

## 7. OTHER INFORMATION (CONT'D)

### 7.2 Subsequent events

There was no significant event occurring after the balance sheet date, which would require adjustments to, or disclosures to be made in the in the Company's interim financial statements for the 06-month accounting period ended 30 June 2026.

### 7.3 Comparative figures

The comparative figures are those presented in the audited financial statements for the financial year ended 31 December 2025 and the reviewed interim financial statements for the six-month accounting period ended 30 June 2025, which were reviewed by RSM Vietnam Auditing & Consulting Company Limited.

This is the first year in which the Company has applied Circular No. 99/2025/TT-BTC providing guidance on the corporate accounting regime, effective from 1 January 2026. Certain items in the financial statements of the prior period have been reclassified and restated to conform with the presentation of the Company's interim financial statements for the current period.

***Restatement of certain items in the interim Statement of Financial Position:***

| Items | Pre-adjusted figures VND | Adjustment VND | Adjusted figures VND |
|---|---|---|---|
| **Financial investments** | | | |
| ***Short-term financial investments*** | | | |
| 1. Short-term held-to-maturity investments | - | 468,842,781 | 468,842,781 |
| 2. Short-term loan receivables | 468,842,781 | (468,842,781) | - |
| **Liabilities** | | | |
| ***Current liabilities*** | | | |
| 1. Dividends and profit distribution payable | - | 176,044,500 | 176,044,500 |
| 2. Other short-term payables | 2,707,499,784 | (176,044,500) | 2,531,455,284 |

M.S.D.N: 3600850734 - VIET NAM
CÔNG TY CỔ PHẦN SAMETEL
SAMETEL CORPORATION

**Vu Thi Phuong**
**General Director**
*14 August 2026*

**Nguyen Tuyet Phuong**
**Accountant**

**Nguyen Tuyet Phuong**
**Preparer**

**SAMETEL JOINT STOCK COMPANY**
No.: 1408/2026/SMT-KTTC
*Re: Explanation of changes in business performance compared with the same period of 2025 and differences between pre-audit and post-audit figures*

**SOCIALIST REPUBLIC OF VIETNAM**
**Independence – Freedom – Happiness**

Hanoi, August 14, 2026

**To:** - The State Securities Commission of Vietnam

- Hanoi Stock Exchange

- Name of organization: SAMETEL Joint Stock Company
- Head office: 9th Floor, Thien Nien Ky Tower, No. 4 Quang Trung Street, Ha Dong Ward, Hanoi City
- Stock code: SMT

Pursuant to Circular No. 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding information disclosure on the securities market;

Based on the audited reviewed semi-annual financial statements for 2026;

**1. SAMETEL Joint Stock Company hereby provides an explanation of changes in business performance compared with the same period of 2025 as follows:**

| Indicator | Semi-annual 2026 | Semi-annual 2025 | Comparison 2026/2025 |
|---|---|---|---|
| Net revenue from sales | 3,903,997,489 | 14,331,398,313 | -73% |
| Cost of goods sold | 1,125,862,675 | 20,150,757,989 | -94% |
| Financial expenses | 6,699,503,554 | 1,121,384,542 | 497% |
| Selling expenses | 949,953,330 | 854,501,514 | 11% |
| General and administrative expenses | 4,465,262,329 | 2,448,882,449 | 82% |
| Other profit/loss | 53,305,762,039 | 86,046,029 | |
| Profit before tax | 50,474,226,479 | (9,912,896,173) | |
| Corporate income tax | 13,553,452,547 | 777,935,410 | |
| Profit after tax | 36,920,773,932 | (10,690,831,583) | |

- Net revenue from sales decreased by 73% compared with the first half of 2025 as the Company implemented restructuring and adjustments to its production and business activities.

- Cost of goods sold decreased by 94% compared with the first half of 2025, corresponding to the decrease in revenue and the scale of business operations.

- Financial expenses increased compared with the first half of 2025, mainly due to expenses arising from investment and securities trading activities.

- Selling expenses increased by 11% and general and administrative expenses increased by 82%, mainly due to the Company's ongoing restructuring and reorganization of its operations.

- Other profit increased significantly as the Company transferred factories and liquidated machinery and equipment belonging to certain inefficient business sectors.

- Due to the increase in other profit, profit before tax and profit after tax for the first six months of 2026 increased significantly compared with the same period of 2025.

**2. SAMETEL Joint Stock Company hereby provides an explanation of the differences in figures before and after audit as follows:**

| Indicator | Before audit Semi-annual 2026 | After audit Semi-annual 2026 | Difference (VND) |
|---|---|---|---|
| Net revenue from sales | 3,299,989,489 | 3,903,997,489 | 604,008,000 |
| Cost of goods sold | 885,862,675 | 1,125,862,675 | 240,000,000 |
| Financial income | 4,548,945,603 | 4,604,038,839 | 55,093,236 |
| Financial expenses | 3,863,082,168 | 6,699,503,554 | 2,836,421,386 |
| Selling expenses | 1,849,953,330 | 949,953,330 | (900,000,000) |
| General and administrative expenses | 1,197,488,989 | 4,465,262,329 | 3,267,773,340 |
| Other profit/loss | 55,480,993,282 | 53,305,762,039 | (2,175,231,243) |
| Profit before tax | 55,533,541,212 | 50,474,226,479 | (5,059,314,733) |
| Corporate income tax | 11,394,348,979 | 13,553,452,547 | 2,159,103,568 |
| Profit after tax | 44,139,192,233 | 36,920,773,932 | (7,218,418,301) |

- Revenue from sales increased due to the addition of revenue from office leasing.

- Cost of goods sold increased due to the addition of the cost of goods sold corresponding to office leasing revenue.

- Financial income increased due to the adjustment and supplementation of financial expenses after the review.

- Selling expenses decreased due to the reclassification of expenses related to the disposal of fixed assets.

- General and administrative expenses increased due to the additional provision for doubtful receivables.

- Other profit decreased due to the recognition of additional related expenses.

- Corporate income tax increased due to the recalculation of the tax payable.

- As a result of the above factors, profit after tax decreased.

We hereby certify that the information disclosed above is true and take full responsibility before the law for the contents of the disclosed information.

**SAMETEL JOINT STOCK COMPANY**

**RECIPIENTS:**

*- As above;*

*- Accounting & Finance Department – Archive*

TỔNG GIÁM ĐỐC

Vũ Thị Phương