

Hanoi, 26th August 2025.

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: Hanoi Stock Exchange
State Securities Commission

In accordance with Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance, guiding the disclosure of information on the securities market, SCI E&C JSC hereby discloses Reviewed Interim Separate Financial Statements for the accounting period from 01/01/2025 to 30/06/2025 to the State Securities Commission, Hanoi Stock Exchange as follows:

1. Organization name:

- Stock code: SCI.
- Address: 3rd floor, C tower, Golden Palace building, Me Tri road, Tu Liem ward, Hanoi.
- Tel: 02433 868 243.
- Fax: 02433 868 243.
- Email: thuyqtt@scigroup.vn.
- Website: <https://www.scigroup.vn>

2. Information disclosure content:

- Reviewed Interim Financial Statements for the accounting period from 01/01/2025 to 30/06/2025.

- ☐ Separate financial statements (for listed companies without subsidiaries or superior accounting units with dependent units).
- ☐ Consolidated financial statements (for listed companies have subsidiaries).
- ☐ General financial statements (for listed companies with subordinate units maintaining separate accounting systems).

- Cases requiring explanation:

+ The auditing organization issued an opinion that is not an unqualified opinion on the financial statements (for the Reviewed / Audited financial statements):

- ☐ Yes
- ☒ No



Explanatory document in case "Yes" is selected:

☐

Yes

☐

No

+ The difference between pre-audit and post-audit profit after tax in the reporting period is 5% or more, changing from a loss to a profit or vice versa (for the Reviewed / Audited financial statements):

☐ Yes

☒

No

Explanatory document in case "Yes" is selected:

☐ Yes

☐

No

+ Profit after Corporate income tax in the income statements for the reporting period changes by 10% or more compared to the same period of the previous year:

☒ Yes

☐

No

Explanatory document in case "Yes" is selected:

☒ Yes

☐

No

+ Profit after tax reporting period shows a loss, with a change from profit in the same period of the previous year to a loss in the current period, or vice versa:

☒ Yes

☐

No

Explanatory document in case "Yes" is selected:

☒ Yes

☐

No

This information was disclosed on the company's website as of 26th August 2025 with the link: <https://scigroup.vn/quan-he-co-dong#bao-cai-tai-chinh>

3.3. Report on transactions with a value of 35% or more of total assets in 2025

In case the listed company has transactions, please fully report the following contents:

- Transaction details No. 1: Joint venture agreement between SCI JSC, SCI E&C JSC and SCI Consulting JSC (Consortium of SCI); Engineering, Procurement and Construction Contract (EPC) for Nam Mo 2 Hydropower Project between the Consortium of SCI and Nam Mo 2 Hydropower Co., Ltd.

- Ratio of transaction value / total asset value of the company (%) (based on the most recent financial statements): 67%.

- Transaction completion date (signed contract): 21/04/2023.

- Transaction details No. 2: Loan contract from Joint Stock Commercial Bank for Investment and Development of Vietnam - Ha Dong branch.



- Ratio of transaction value / total asset value of the company (%) *(based on the most recent financial statements)*: 59% (ratio of maximum regular credit value / total asset value of the company).

- Transaction completion date (signed contract): 01/10/2024.

• Transaction details No. 3: Joint venture agreement between SCI JSC, SCI E&C JSC and SCI Consulting JSC (Consortium of SCI); Engineering, Procurement and Construction Contract (EPC) for Nam Sam 3A Hydropower Project between the Consortium of SCI and Nam Sam 3A Power Sole Co., Ltd.

- Ratio of transaction value / total asset value of the company (%) *(based on the most recent financial statements)*: 88.0%.

- Transaction completion date (signed contract): 05/2024.

• Transaction details No. 4: Joint venture agreement between SCI JSC, SCI E&C JSC and SCI Consulting JSC (Consortium of SCI); Engineering, Procurement and Construction Contract (EPC) for Nam Mo 1 Hydropower Project between the Consortium of SCI and Phongsubthavy Group Sole Co., Ltd.

- Ratio of transaction value / total asset value of the company (%) *(based on the most recent financial statements)*: 104,4%.

- Transaction completion date (signed contract): 05/2024.

We hereby commit that the information disclosed above is true and accurate, and we fully take responsibility before the law for the content of the disclosed information.

Attached documents:

- Reviewed Interim Separate Financial Statements for the accounting period from 01/01/2025 to 30/06/2025
- Explanatory document for business results

Organization representative
Legal Representative / Authorized Person
for Information Disclosure
(Signature, full name, position, seal) ✓



CHỦ TỊCH HĐQT
Phạm Thanh Hải





No.: ...09.../2025/SCIEC - CBTT

(Re: Explanatory for business results)

THE SOCIALIST REPUBLIC OF VIETNAM

Independence - Freedom - Happiness

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Hanoi, 26th August 2025

To:

STATE SECURITIES COMMISSION,
HANOI STOCK EXCHANGE.

Organization name: SCI E&C JOINT STOCK COMPANY

Head office: 3rd floor, C tower, Golden Palace building, Me Tri road, Tu Liem ward, Hanoi.

Tel: 02433 868 243

Fax: 02433 868 243

Stock code: SCI

SCI E&C Joint Stock Company would like to explain that the Profit after Corporate income tax of Reviewed Separate Financial Statements for the accounting period from 01/01/2025 to 30/06/2025 changes by 10% or more compared to the same period of the previous year (previous period) and loss in this period, profit in previous period as follows:

Unit: VND

No.	Item	From 01/01/2025 to 30/06/2025	From 01/01/2024 to 30/06/2024	Differences ratio %
1	Net revenue from sales and services rendered	488,812,506,331	535,885,798,819	(8.78)%
2	Cost of goods sold	465,182,324,404	528,394,027,364	(11.96)%
3	Gross profit from sales and services rendered	23,630,181,927	7,491,771,455	215.42%
4	Financial income	10,207,290,916	3,250,323,665	214.04%
5	Financial expenses	21,393,031,588	13,462,507,104	58.91%
6	Net profit (loss) from operating activities	(12,965,783,565)	(29,039,274,120)	(55.35)%
7	Other profit (loss)	1,073,524,828	35,262,693,165	(96.96)%
8	Profit after corporate income tax	(11,892,258,737)	4,960,441,879	(339.74)%

Reasons :

During the period, the Company was constructing new projects, so both Revenue and Cost of goods sold decreased. The decrease rate of Cost of goods sold is different from decrease rate of Revenue, leading to an increase in Gross profit on sales and services rendered this period compared to the previous period.

Financial activity revenue in this period increased compared to the previous period due to foreign exchange gains generated from the Company's overseas construction activities. The financial expenses for this period increased compared to the previous period due to a rise in the Company's interest expenses and foreign exchange loss generated from the Company's



overseas construction activities. Aggregating the above factors, the net loss from operating activities in this period decreased compared to the previous period.

Other profits decreased compared to the same period last year, as in the first six months of 2024, the Company generated income from the reversal of warranty provisions for some projects.

Combining the above factors, the Profit after corporate income tax decreased when compared to the previous period and loss in this period, profit in previous period.

Recipient:

- *As above;*
- *Finance and Accounting Department ;*
- *Personnel Administration Department.*

**LEGAL REPRESENTATIVE /
AUTHORIZED PERSON
FOR INFORMATION DISCLOSURE**



Phan Thanh Hai



**REVIEWED INTERIM SEPARATE FINANCIAL
STATEMENTS**

For the accounting period from 01/01/2025 to 30/6/2025

SCI E&C JOINT STOCK COMPANY



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SCI E&C JOINT STOCK COMPANY

REPORT OF THE BOARD OF DIRECTORS AND BOARD OF MANAGEMENT

For the accounting period from 01/01/2025 to 30/6/2025

The Board of Directors and Board of Management have the honor of submitting this Report together with the reviewed Financial Statements for the accounting period from 01/01/2025 to 30/6/2025.

1. General information about the Company

Establishment

SCI E&C Joint Stock Company (former name: Song Da 9 Investment and Construction Joint Stock Company) was established and operates under the first Business Registration Certificate No. 0500574676 dated 31 May 2010 issued by the Hanoi Authority of Planning and Investment, and the 17th amended certificate on 25 November 2024.

Form of ownership

Joint Stock Company

The Company's business activities:

The Company's main business activity for the period ended 30 June 2025 is construction.

English name: SCI E&C Joint Stock Company

Securities code: SCI

Head office: 3rd Floor, Tower C, Golden Palace Building, Me Tri Street, Tu Liem Ward, Hanoi

2. Financial position and operating results

The Company's financial position and the results of its operation are presented in the accompanying financial statements.

3. Members of the Board of Directors, Board of Management and Chief Accountant

Members of the Board of Directors, Board of Management and Chief Accountant during the period and to the date of the financial statements are:

Board of Directors

Mr.	Phan Thanh Hai	Chairman	
Bà	Mai Thi Van Anh	Member	Appointed on 28/3/2025
Mr.	Luu Minh Thanh	Member	
Mr.	Le Huy Thanh	Independent Member	Appointed on 28/3/2025
Mr.	Nguyen Duy Toan	Independent Member	Appointed on 28/3/2025
Mr.	Nguyen Tai Son	Independent Member	Resigned on 28/3/2025
Mr.	Nguyen Quang Thien	Independent Member	Resigned on 28/3/2025

Board of Management and Chief Accountant

Mr.	Luu Minh Thanh	Director
Mr.	Nguyen Chi Tuyen	Deputy Director
Mr.	Bui Chi Giang	Deputy Director
Mr.	Nguyen Cong Hoa	Deputy Director
Bà	Mai Thi Van Anh	Deputy Director
Mr.	Cao Lu Phi Hung	Chief Accountant

Legal representatives of the Company during the period and to the date of the interim financial statements:

Mr.	Phan Thanh Hai	Chairman
Mr.	Luu Minh Thanh	Director

REPORT OF THE BOARD OF DIRECTORS AND BOARD OF MANAGEMENT

For the accounting period from 01/01/2025 to 30/6/2025

4. Independent Auditor

The accompanying Interim Separate Financial Statements for the accounting period from 01/01/2025 to 30/6/2025 have been reviewed by the Branch of MOORE AISIC Auditing and Informatics Services Company Limited.

5. Commitment of the Board of Directors and Board of Management

The Board of Directors and Board of Management are responsible for the preparation of the Financial Statements which give a true and fair view of the financial position of the Company as at 30 June 2025, the results of its operation and the cash flows for the 6-month period then ended. In order to prepare these Financial Statements, the Board of Directors and Board of Management have considered and complied with the following matters:

- Selected appropriate accounting policies and applied them consistently;
- Made judgments and estimates that are reasonable and prudent;
- Prepared the Financial Statements on the going concern basis unless it is inappropriate to presume that the Company will continue in business.

The Board of Directors and the Board of Management are responsible for ensuring that proper accounting records are kept and maintained, which disclose, with reasonable accuracy at any time, the financial position of the Company and that the Financial Statements are prepared in compliance with the accounting regime stated in Notes to the Financial Statements. The Board of Directors and the Board of Management are also responsible for safeguarding the Company's assets, and hence taking reasonable steps for the prevention and detection of frauds and other irregularities.

6. Confirmation

The Board of Directors and the Board of Management, in their opinion, confirmed that the Financial Statements including the Interim Balance Sheet as at 30 June 2025, the Interim Income Statement, the Interim Cash Flow Statement and accompanying Notes, which expressed a true and fair view of the financial position of the Company as well as its operating results and cash flows for the 6-month period then ended.

The Financial Statements are prepared in accordance with Vietnamese Accounting Standards and System.

Hanoi, 26 August 2025

For and on behalf of the Board of Directors and Board of Management



Phan Thanh Hai
Chairman of the Board of Directors

No. A0625076-SXR/MOOREAISHN-TC**REPORT ON REVIEW OF INTERIM FINANCIAL INFORMATION**

To: **Shareholders, Board of Directors and Board of Management**
SCI E&C Joint Stock Company

We have reviewed the accompanying Interim Financial Statements of SCI E&C Joint Stock Company ("the Company") as prepared on 26 August 2025 from pages 04 to 43, which comprise the Balance Sheet as at 30 June 2024, the Income Statement, the Cash Flow Statement for the 6-month period then ended and Notes to the Financial Statements.

Responsibility of the Board of Directors and Board of Management

The Board of Directors and Board of Management of SCI E&C Joint Stock Company are responsible for the preparation and fair presentation of the Interim Financial Statements in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and prevailing regulations applicable to the preparation and presentation of the Interim Financial Statements and also for the internal control which the Board of Directors and Board of Management consider necessary for the preparation and fair presentation of the Interim Financial Statements that are free from material misstatement, whether due to fraud or error.

Responsibility of the Auditor

Our responsibility is to express a conclusion on the Interim Financial Statements based on our review. We conducted our review in accordance with Vietnamese Standard on Review Engagements No. 2410 - Review of Interim financial information performed by the Independent Auditor of the Entity.

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

Auditor's conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying Interim Financial Statements do not give a true and fair view, in all material respects, of the financial position of the Company as at 30 June 2025, and of the results of its operation and its cash flows for the 6-month period then ended in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting and the statutory requirements relevant to the preparation and presentation of the Interim Financial Statements.

Other matter

The Report on review of interim financial information is prepared in Vietnamese and English. In the event of any discrepancies or inconsistencies between the Vietnamese and English versions, the Vietnamese version shall prevail.

Hanoi, 26 August 2025**Branch of MOORE AISC Auditing and Informatics Services Co., Ltd****Nguyen Thi Phuong****Deputy Branch Director****Audit Practicing Registration Certificate No. 4945-2024-005-1****Branch in Ha Noi:** 6th floor, 36 Hoa Binh 4 Str., Minh Khai Ward, Hai Ba Trung Dist., Ha Noi City**Branch in Da Nang:** 350 Hai Phong Str., Chinh Gian Ward, Thanh Khe Dist., Da Nang City

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INTERIM SEPARATE BALANCE SHEET

As at 30 June 2025

Unit: VND

ASSETS	Code	Notes	30/06/2025	01/01/2025
A. CURRENT ASSETS	100		1,183,206,197,647	1,509,581,126,208
I. Cash and cash equivalents	110	V.1	52,342,037,148	69,132,446,914
1. Cash	111		17,117,542,833	19,132,446,914
2. Cash equivalents	112		35,224,494,315	50,000,000,000
II. Short-term financial investments	120		6,447,468,255	6,300,334,480
1. Trading securities	121		175,656	175,656
2. Provision for devaluation of trading securities	122		-	(3,756)
3. Held-to-maturity investments	123	V.2	6,447,292,599	6,300,162,580
III. Short-term receivables	130		559,282,812,826	744,728,774,288
1. Short-term trade receivables	131	V.3	493,006,459,557	687,315,946,576
2. Short-term prepayments to suppliers	132	V.4	57,409,973,350	56,121,874,840
3. Other short-term receivables	136	V.5	21,753,054,677	14,047,200,714
4. Provision for short-term doubtful receivables	137	V.7	(13,387,594,807)	(13,257,167,891)
5. Shortage of assets waiting for resolution	139	V.6	500,920,049	500,920,049
IV. Inventories	140	V.8	372,617,665,520	501,436,320,267
1. Inventories	141		372,617,665,520	501,436,320,267
V. Other current assets	150		192,516,213,898	187,983,250,259
1. Short-term prepaid expenses	151	V.13	64,136,435	155,717,055
2. Deductible Value added tax	152		192,449,862,563	187,825,318,304
3. Taxes and other receivables from the State	153	V.16	2,214,900	2,214,900
B. LONG-TERM ASSETS	200		280,435,676,393	97,656,305,380
I. Long-term receivables	210		194,389,227,884	1,244,838,583
1. Long-term trade receivables	211	V.3	193,208,389,301	-
2. Other long-term receivables	216	V.5	1,180,838,583	1,244,838,583
II. Fixed assets	220		73,597,990,581	90,376,648,843
1. Tangible fixed assets	221	V.10	55,976,609,472	68,450,302,980
- Cost	222		553,697,663,202	554,313,611,110
- Accumulated depreciation	223		(497,721,053,730)	(485,863,308,130)
2. Finance lease fixed assets	224	V.11	15,955,395,865	20,042,663,819
- Cost	225		29,121,188,077	31,439,369,895
- Accumulated depreciation	226		(13,165,792,212)	(11,396,706,076)
3. Intangible fixed assets	227	V.12	1,665,985,244	1,883,682,044
- Cost	228		2,290,000,000	2,290,000,000
- Accumulated amortization	229		(624,014,756)	(406,317,956)
III. Long-term assets in progress	240	V.9	7,576,000,000	-
1. Construction in progress	242		7,576,000,000	-
IV. Long-term financial investments	250	V.2	2,000,000,000	2,000,000,000
1. Investments in subsidiaries	251		2,000,000,000	2,000,000,000
V. Other long-term assets	260		2,872,457,928	4,034,817,954
1. Long-term prepaid expenses	261	V.13	2,872,457,928	4,034,817,954
TOTAL ASSETS	270		1,463,641,874,040	1,607,237,431,588

INTERIM SEPARATE BALANCE SHEET

As at 30 June 2025

Unit: VND

RESOURCES	Code	Notes	30/06/2025	01/01/2025
C. LIABILITIES	300		982,026,826,236	1,113,538,125,047
I. Current liabilities	310		947,795,258,964	1,085,347,151,751
1. Short-term trade payables	311	V.14	145,871,135,391	182,888,238,777
2. Short-term advances from customers	312	V.15	238,788,632,695	257,836,548,284
3. Taxes and payables to the State	313	V.16	168,743,465	6,500,805,067
4. Payables to employees	314		17,775,166,583	19,307,233,374
5. Short-term accrued expenses	315	V.17	60,799,936,012	48,367,584,232
6. Other short-term payables	319	V.18	20,240,427,295	17,551,832,521
7. Short-term borrowings and finance lease liabilities	320	V.19	446,140,690,594	534,884,382,567
8. Bonus and welfare fund	322		18,010,526,929	18,010,526,929
II. Long-term liabilities	330		34,231,567,272	28,190,973,296
1. Long-term borrowings and finance lease liabilities	338	V.19	9,312,995,990	7,180,111,816
2. Provision for long-term payables	342	V.20	24,918,571,282	21,010,861,480
D. OWNERS' EQUITY	400		481,615,047,804	493,699,306,541
I. Owners' equity	410	V.21	481,615,047,804	493,699,306,541
1. Owners' contributed capital	411		304,914,090,000	304,914,090,000
- Common shares with voting rights	411a		304,914,090,000	304,914,090,000
2. Share premium	412		(3,830,997,949)	(3,830,997,949)
3. Investment and development fund	418		9,560,557,541	9,560,557,541
4. Undistributed profit after tax	421		170,971,398,212	183,055,656,949
- Undistributed profit after tax accumulated to the end of the previous period	421a		182,863,656,949	182,553,700,678
- Undistributed profit after tax in the current period	421b		(11,892,258,737)	501,956,271
TOTAL RESOURCES	440		1,463,641,874,040	1,607,237,431,588

Hanoi, 26 August 2025

PREPARER

CHIEF ACCOUNTANT

CHAIRMAN OF THE BOARD OF
DIRECTORS

Bui Thi Hoa

Cao Lu Phi Hung

Phan Thanh Hai



INTERIM SEPARATE INCOME STATEMENT

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

ITEMS	Code	Notes	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
1. Revenue from goods sold and services rendered	01	VI.1	488,812,506,331	535,885,798,819
2. Net revenue from goods sold and services rendered	10		488,812,506,331	535,885,798,819
3. Cost of goods sold	11	VI.2	465,182,324,404	528,394,027,364
4. Gross profit from goods sold and services rendered (20 = 10 - 11)	20		23,630,181,927	7,491,771,455
5. Financial income	21	VI.3	10,207,290,916	3,250,323,665
6. Financial expenses	22	VI.4	21,393,031,588	13,462,507,104
<i>In which: Interest expense</i>	23		15,710,792,764	10,645,010,037
7. General and administrative expenses	26	VI.5	25,410,224,820	26,318,862,136
8. Net profit from operating activities (30 = 20 + (21 - 22) - (25 + 26))	30		(12,965,783,565)	(29,039,274,120)
9. Other income	31	VI.6	1,074,392,279	35,282,765,404
10. Other expenses	32	VI.7	867,451	20,072,239
11. Other profit (40 = 31 - 32)	40		1,073,524,828	35,262,693,165
12. Total accounting profit before tax (50 = 30 + 40)	50		(11,892,258,737)	6,223,419,045
13. Current Corporate income tax expense	51	VI.9	-	1,262,977,166
14. Profit after Corporate income tax (60 = 50 - 51 - 52)	60		(11,892,258,737)	4,960,441,879

Hanoi, 26 August 2025

PREPARER

CHIEF ACCOUNTANT

CHAIRMAN OF THE BOARD OF
DIRECTORS


Bùi Thị Hoa



Cao Lu Phi Hung



Phan Thanh Hai

INTERIM SEPARATE CASH FLOW STATEMENT

(Under indirect method)

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

ITEMS	Code	Notes	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
I. CASH FLOWS FROM OPERATING ACTIVITIES				
1. Profit before tax	01		(11,892,258,737)	6,223,419,045
2. Adjustments for:				
- Depreciation of fixed assets and investment properties	02		18,565,964,900	24,858,958,323
- Provisions	03		4,038,132,962	(30,965,726,220)
- Gains/losses from foreign exchange differences upon revaluation of monetary items in foreign currencies	04		5,113,831,510	368,533,743
- Gains/losses from investing activities	05		(1,453,138,800)	(1,013,377,825)
- Interest expense	06		15,710,792,764	10,645,010,037
3. Profit from operating activities before changes in working capital	08		30,083,324,599	10,116,817,103
- Increase (-)/ decrease (+) in receivables	09		(12,617,461,872)	(8,676,375,540)
- Increase (-)/ decrease (+) in inventories	10		128,818,654,747	(143,398,967,568)
- Increase (+)/ decrease (-) in payables (Other than interest payable, corporate income tax payable)	11		(52,257,163,568)	(267,165,792,142)
- Increase (-)/ decrease (+) in prepaid expenses	12		1,253,940,646	329,771,547
- Interest expense paid	14		(11,580,966,660)	(9,779,996,954)
- Corporate income tax paid	15		(6,068,989,393)	(1,071,436,944)
Net cash flow from operating activities	20		77,631,338,499	(419,645,980,498)
II. CASH FLOWS FROM INVESTING ACTIVITIES				
1. Purchase and construction of fixed assets and other long-term assets	21		(9,363,306,638)	(14,422,203,028)
2. Proceeds from disposals of fixed assets and other long-term assets	22		1,027,777,778	231,818,182
3. Loans granted, purchases of debt instruments of other entities	23		(147,130,019)	(205,039,690)
4. Proceeds from loan interest, dividends and profit received	27		589,423,880	858,432,020
Net cash flow from investing activities	30		(7,893,234,999)	(13,536,992,516)
III. CASH FLOWS FROM FINANCING ACTIVITIES				
1. Proceeds from borrowings	33	VII.1	307,238,625,124	837,813,835,867
2. Repayments of principal	34	VII.2	(390,337,042,515)	(431,541,204,818)
3. Repayments of finance lease liabilities	35	VII.3	(3,512,390,408)	(10,464,438,796)
Net cash flow from financing activities	40		(86,610,807,799)	395,808,192,253
Net cash flow in the period (50 = 20+ 30 + 40)	50		(16,872,704,299)	(37,374,780,761)
Cash and cash equivalents at the beginning of the period	60		69,132,446,914	107,975,700,411
Effect of exchange rate fluctuations	61		82,294,533	(71,394,548)
Cash and cash equivalents at the end of the period (70 = 50+60+61)	70	V.1	52,342,037,148	70,529,525,102

Hanoi, 26 August 2025

PREPARER

CHIEF ACCOUNTANT

CHAIRMAN OF THE BOARD OF
DIRECTORS


Bui Thi Hoa



Cao Lu Phi Hung



Phan Thanh Hai

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***I. BUSINESS HIGHLIGHTS****1. Establishment**

SCI E&C Joint Stock Company (former name: Song Da 9 Investment and Construction Joint Stock Company) was established and operates under the first Business Registration Certificate No. 0500574676 dated 31 May 2010 issued by the Hanoi Authority of Planning and Investment, and the 17th amended certificate on 25 November 2024.

Form of ownership

Joint Stock Company

2. Business sector

The Company's main business activity for the period ended 30 June 2025 is construction.

3. Business lines

- Construction of electric works (Construction of power lines; transformer stations up to 220kV; Construction of power plants);
- Construction of residential buildings; Construction of non-residential buildings; Construction of telecommunications and information works;
- Construction of water supply and drainage works;
- Construction of road works; Construction of railway works;
- Construction of other utility works;
- Specialized construction activities: Foundation construction for buildings including pile driving, humidity testing, and other water testing operations; Waterproofing buildings, anchoring pillars, dismantling non-self-manufactured steel parts, bending steel, bricklaying and stone setting, roofing and covering buildings; Scaffolding erection and site clearance works by dismantling or demolishing buildings except for scaffolding and site rental, dismantling industrial chimneys and boilers, works requiring special skills like climbing techniques and use of related equipment, for example working at heights on tall structures; Below ground works; Construction of outdoor swimming pools; Steam cleaning, sandblasting and similar activities for building exteriors; Rental services of cranes with operators;
- Construction of waterworks such as: Waterways, ports and works on rivers, tourist ports (piers), culverts,... Dams and dikes;
- Construction of mining industrial projects other than houses, such as oil refineries, coal and ore mining projects, etc.
- Construction of manufacturing and processing works other than houses such as Plants manufacturing basic chemicals, pharmaceuticals, medicinal chemicals, and other chemicals; construction materials manufacturing plants; Food processing plants, etc.;
- Construction of other civil engineering works other than houses such as: Outdoor sports facilities;
- Demolition, site preparation: construction site clearance; Soil transportation: digging, filling, leveling and bulldozing construction sites, drainage, stone transportation, blasting. Site preparation for mining such as transportation of bulky objects and other preparatory and development activities for sites and mineral properties, except for oil and gas; Exploratory drilling, test hole drilling, Taking samples for geological and geophysical testing or similar purposes; construction site water supply and drainage system; agricultural and forestry drainage systems;
- Installation of other construction systems; Installation of electrical systems; Installation of machinery and industrial equipment; Installation of water supply, drainage, heating and air conditioning systems;
- Completion of construction works;
- Wholesale of materials and other installation equipment in construction;
- Production of construction materials from clay; Production of concrete and products from concrete, cement, and plaster
- Mechanical processing; Metal treatment and coating; Production of other metal products not elsewhere classified (For business activities with conditions, enterprises only operate business activities when fully meeting requirements as prescribed by law);

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

3. Business lines (continued)

- Quarrying of stone, sand, gravel, and clay; Wholesale of solid, liquid, gas fuels and related products;
- Wholesale of other machinery, equipment, and accessories: Wholesale of machinery, equipment, and accessories for mining and construction; Wholesale of electrical machinery, equipment, and materials (power generators, electric motors, wires, and other equipment used in electrical circuits such as transformers, relays, circuit breakers, fuses, etc.); Wholesale of office machinery, equipment and accessories (except computers and peripherals); Wholesale of industrial machinery, equipment and spare parts;
- Wholesale of motor vehicles and other motor vehicles; Sale of motorcycles; and motor scooters; Retail sale of passenger cars (9 seats or less);
- Repair of machinery and equipment; Maintenance and repair of cars, motorcycles and motorbikes and other motor vehicles;
- Iron ore mining (Operating only after being licensed by the competent authority of the State);
- Freight transport by road;
- Production, transmission and distribution of electricity: Production, transmission and distribution of electricity; Electricity trading;
- Motor vehicle rental: Car rental; Rental of machinery, equipment and other tangible items without operator: Rental of agricultural and forestry machinery and equipment without operator;
- Other business support service activities not elsewhere classified: Import and export of goods traded by the company (except for items prohibited by the State).

English name: SCI E&C Joint Stock Company**Securities code:** SCI**Head office:** 3rd Floor, Tower C, Golden Palace Building, Me Tri Street, Tu Liem Ward, Hanoi**The company has the following affiliated units:**

Name	Head office	Main business activity
SCI E&C Joint Stock Company - Southern Branch	Soc Trang	Construction
SCI E&C Joint Stock Company - Central Branch	Quang Tri	Construction

The company has the following subsidiaries:

Name of subsidiary and its head office	Main business activity	Contribution ratio	Benefit ratio	Voting rights ratio
SCI E&C Mien Bac One Member Limited Company Address: Na Cung Village, Khong Lao Commune, Lai Chau Province, Vietnam.	Construction	100%	100%	100%

4. Normal operating cycle

Normal operating cycle of the Company lasts 12 months of the normal fiscal year beginning from 01 January and ending on 31 December annually.

5. The Company's operations in the financial year affecting the Financial Statements:

None.

6. Total employees as at 30 June 2025: 564 persons.

(As at 31 December 2024: 609 persons.)

7. Disclosure on the comparability of information in the Financial Statements:

The selection of figures and information needs to be presented in the Financial Statements based on the principles of comparability among corresponding accounting periods.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***II. FINANCIAL YEAR AND REPORTING CURRENCY****1. Financial year**

The Company's financial year begins on 01 January and ends on 31 December annually.

2. Reporting currency

Vietnamese Dong (VND) is used as a currency unit for accounting records.

III. APPLIED ACCOUNTING STANDARDS AND REGIME**1. Applied accounting regime**

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

2. Disclosure of compliance with Vietnamese Accounting Standards and system

We conducted our accounting, preparation, and presentation of the Financial Statements in accordance with Vietnamese Accounting Standards and System and other relevant statutory regulations. The Financial Statements give a true and fair view of the financial position of the Company and the results of its operations as well as its cash flows.

The selection of figures and information presented in the notes to the Financial Statements complies with the material principles in Vietnamese Accounting Standard No. 21 - "Presentation of the financial statements".

IV. APPLIED ACCOUNTING POLICIES**1. Changes in accounting policies and disclosures**

The accounting policies that the Company uses for preparing the Financial Statements for the current year are consistent with those used to prepare Financial Statements for the financial year ended 31 December 2024.

2. Types of exchange rates applied in accounting

The Company converts foreign currencies into Vietnam Dong based on actual exchange rates and book rates.

Principles for determining actual exchange rates

All transactions denominated in foreign currencies that arise during the period (trading foreign currencies, capital contribution or receipt of contributed capital, recording receivables and payables, purchasing assets or expenses immediately paid by foreign currencies) are converted at the actual exchange rates ruling as of the transaction dates.

Closing balance of monetary items (cash, cash equivalents, payables and receivables, except for prepayments to suppliers, advances from customers, pre-paid expenses, deposits and unearned income) denominated in foreign currencies should be revalued at the actual rate ruling at the balance sheet date.

Foreign exchange differences, which arise from foreign currency transactions, shall be included in the income statement. Foreign exchange differences due to the revaluation of the monetary items in foreign currencies at the end of the financial year after offsetting their positive differences against negative differences shall be included in the operating results.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***3. Principles for recording cash and cash equivalents**

Cash includes cash on hand, demand deposits.

Cash equivalents comprise term deposits, short-term investments with an original maturity of three months or less since investment date, high liquidity and are able to convert to a known amount of cash and subject to an insignificant risk of changes in value.

4. Principles for accounting financial investments**Principles for accounting trading securities**

Trading securities include stocks and bonds listed on the stock market; securities and other financial instruments held for trading purposes (including securities with a maturity of more than 12 months purchased and sold for profit).

Principles for accounting held-to-maturity investments

Held-to-maturity investments include term deposits with purpose of earning periodic interest.

Principles of recording financial investments in subsidiaries, joint ventures, associates

The investments in subsidiaries are recognized when the Company holds more than 50% of voting rights and has the power to govern the financial and operating policies in order to obtain economic benefits from the subsidiaries' operation. When the Company ceases to control the subsidiaries, the investment in the subsidiaries will be written down.

The investment in joint ventures is recorded when the Company holds joint control over these entities' financial and operating policies. When the Company ceases to control these entities, the investment will be written down.

The investments in associates are recognized when the Company holds from 20% to less than 50% of the voting rights of those companies and has considerable influence over their decisions on their financial and operating policies.

Investments in subsidiaries, joint ventures, associates are initially recognized under original cost and will not be adjusted thereafter for changes in investors' share of net assets of the investee. The original cost comprises purchase cost and directly attributable expenses to the investment. In a case where the investment is a non-monetary investment, the investment fee is recognized under the fair value of these assets at the date of occurrence.

Provision for loss of investments in subsidiaries, joint ventures, and associates is made when the investee suffers from loss leading to possible loss of capital of investor or the value of the investments is impaired. The basis for making provisions is based on the consolidated financial statements of the investee (if it is a parent company), and the investee's financial statements (if it is an independent enterprise without subsidiaries).

5. Principle for recording trade receivables, shortage of assets waiting for resolution and other receivables

Principle for recording receivables: At cost less provision for doubtful receivables.

The classification of the receivables as trade receivables and other receivables depends on the nature of the transaction or relationship between the company and the debtor.

Principle for recording shortage of assets awaiting resolution: reflects the value of a shortage of assets whose cause has been unknown and is awaiting a resolution decision.

Method of making provision for doubtful receivables: Provision for doubtful debts is estimated for the loss value of the receivables, other held-to-maturity investments similar to doubtful debts that are overdue and undue, but are likely to become possibly irrecoverable due to insolvency of debtors who go bankruptcy, making procedures for dissolution, go missing or run away, etc.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***6. Principle of recording inventories**

Principle of recording inventories: Inventories are stated at cost less (-) the provision for the devaluation and provision for obsolete and deteriorated inventories.

Original costs of inventories are determined as follows:

- **Materials and merchandise:** consists of purchase cost and other directly attributable costs in bringing the inventories to their present location and condition.
- **Finished goods:** comprise costs of materials, direct labor and manufacturing overheads which are allocated based on main material costs.
- **Work in progress:** includes the cost of major raw materials, direct labor, and manufacturing overheads incurred during the production process. The value of unfinished products at the end of the period is grouped by each type of product that has not been completed or has not been recorded as revenue, corresponding to the work volume and unfinished products at the end of the period.

Value of inventories are treated using the weighted average method.

Method of accounting for the inventories: Perpetual method

Method of making provision for the devaluation of inventories: Provision for the devaluation of inventories is made when the net realizable value of inventories is lower than their original cost. Net realizable value is the estimated selling price less the estimated costs of completion and selling expenses. Provision for the devaluation of inventories is the difference between the cost of inventories greater than their net realizable value. Provision for the devaluation of inventories is made for each inventory with the cost greater than the net realizable value.

7. Principles for recording and depreciating fixed assets**7.1 Principles for recording tangible fixed assets**

Tangible fixed assets are stated at the original cost less accumulated depreciation. The original cost of a tangible fixed asset comprises all expenditures of bringing the asset to its working condition and location for its intended use. The expenditures incurred beyond their originally assessed standard of performance are capitalized as an additional cost of tangible fixed assets when they have resulted in an increase in the future economic benefits expected to be obtained from the use of those tangible fixed assets. The expenditures which do not meet the above conditions are charged to the expenses in the period.

When the assets are sold or disposed of, their original costs and the accumulated depreciation which have been written off, and any gain or loss from the disposal of assets are recorded as income or expense during the period.

Determination of original cost in each case:

Tangible fixed assets purchased

The original cost of purchased tangible fixed assets shall consist of the actual purchase price less (-) trade discounts or reduction, taxes (excluding taxes to be refunded) and relevant expenses calculated to the time when such fixed assets are put into operation such as fees for installation and trial operations, specialists and other direct costs.

The original cost of a tangible fixed asset formed from capital construction under the mode of tendering shall be the finalization price of the construction project, other relevant fees plus registration fee (if any).

Fixed assets are buildings, and structures attached to land use rights, the value of land use rights is computed separately and recorded as intangible fixed assets.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***7.2 Principles for recording intangible fixed assets:**

Intangible fixed assets are stated at the original cost less accumulated amortization. The original cost of an intangible fixed asset comprises all costs incurred by the enterprise to acquire that asset from the date of its operation as expected.

Determination of original cost in each case:

Land use right

The original cost of an intangible fixed asset which is the land use right shall be the payment made to obtain the lawful land use right, compensation for site clearance, expenses for leveling the ground, registration fee... (or right to use the land as capital contribution in joint-venture).

Computer software

Computer software includes all expenses the company incurred to obtain software for use and is depreciated under straight-line method over its useful life.

7.3 Principles for recording financial lease fixed assets

Principles for recording finance lease fixed assets: Finance lease fixed asset is stated at cost less (-) accumulated depreciation. The original cost of a financial lease fixed assets is the lower of the reasonable value of the leased asset at the start date of the lease contract and the current value of minimum rent payment plus the initial expenses arising in direct relation to the financial lease activity. All other leases that are not finance leases are operating leases.

7.4 Method of depreciating fixed assets

Fixed assets are depreciated on straight line basis over their estimated useful lives. Useful life means the duration in which the tangible fixed assets produce their effect on production and business.

Estimated useful lives of the fixed assets are as follows:

<i>Buildings and structures</i>	<i>40 years</i>
<i>Machinery and equipment</i>	<i>From 3 to 15 years</i>
<i>Means of transportation</i>	<i>From 3 to 10 years</i>
<i>Other fixed assets</i>	<i>From 3 to 5 years</i>
<i>Management equipment, tools</i>	<i>5 years</i>
<i>Intangible fixed assets</i>	<i>3 years</i>

8. Principles for recording construction in progress

Construction in progress is recorded at cost. This cost includes all costs necessary to newly purchase fixed assets, build or repair, renovate, expand or re-equip technical works such as construction costs; equipment costs; compensation, support and resettlement costs; project management costs; construction investment consulting costs and other costs.

This cost is carried forward to increase asset value when the project is completed, the overall acceptance is finished and the assets are handed over and put into a ready-to-use state.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***9. Principles for recording prepaid expenses**

Prepaid expenses are all expenses that actually incurred but relate to the operating result of several accounting periods.

Method of allocating prepaid expenses: The determination and allocation of prepaid expenses into operating cost of each period is on a straight-line basis. Based on the nature and level of each expense, the term of allocation is defined as follows: short-term prepaid expenses should be allocated within 12 months; Long-term prepaid expenses should be allocated from over 12 months

10. Principles for recording liabilities

Liabilities are recorded at the original cost and not lower than the payment obligation.

Liabilities that meet the definition of monetary items denominated in foreign currencies are revalued at the end of the period when preparing financial statements.

The Company classifies liabilities into trade payables and other payables depending on the nature of transactions and the relationship between the Company and debtors.

Liabilities must be recorded in detail according to the payment schedule, creditor, original currency (including the revaluation of liabilities that meet the definition of monetary items denominated in foreign currencies) and other factors as per the Company's management.

At the reporting date, if it is evident that there is an unavoidable loss, an amount payable will be immediately recorded under prudent principles.

11. Principles for recording borrowings

Borrowings are total amounts the Company owes to banks, institutions, financial companies and other objects (excluding borrowings under the form of bond or preferred stock issuance which require the issuer to repurchase at a certain time in the future).

Finance lease liabilities are recorded as total payable amount calculated by present value of minimum lease payment amounts or fair value of leased assets.

Borrowings and financial lease liabilities are monitored in detail for each creditor, loan agreement and borrowed asset.

12. Principles for recording accrued expenses

Payables for goods and services that the Company has received from the suppliers or provided to buyers in the period but have not yet been paid out due to pending invoices or insufficient accounting documents, and accrued interest expense is recorded in operating expenses of the reporting period.

13. Principles for recording provisions for payables:

Provisions for payables are only recognized when the following conditions are met: the Company has a present obligation (legal or constructive) as a result of past events; it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation; And value of the obligation can be estimated reliably.

The amount recognized as a provision for payables should be the best estimate of the expenditure required to settle the present obligation at the balance sheet date.

Provision for payables of the Company includes provision for construction warranty.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***14. Principles for recording owners' equity****Owners' contributed capital**

The owner's contributed capital is the amount that is initially contributed and supplemented by the shareholders. The owners' equity will be recorded at the actually contributed capital by cash or assets at par value of share issued in the early establishment period or additional mobilization to expand the operation.

Principles for recording undistributed profit:

Undistributed profit after tax is recorded at the profit (loss) from the Company's result of operation after deducting (-) the current corporate income tax expense and the adjusted items due to the retroactive application of changes in accounting policy and adjustments for material misstatement of the previous years.

The distribution of profits is based on the Company's charter and approved by the Annual General Shareholders' Meeting.

15. Principles and methods for recording revenues and other income**Principles and methods for recording revenue from goods sold**

Revenue from the sale of goods should be recognized when all five (5) following conditions have been satisfied: 1. The enterprise has transferred to the buyer the significant risks and rewards of ownership of the goods; 2. The enterprise retains neither continuing managerial involvement as an owner nor effective control over the goods sold; 3. The amount of revenue can be measured reliably; When the contract specifies that buyers are entitled to return products, goods they have bought under specific conditions, the enterprise will record the revenue only when those conditions no longer exist and the buyers do not have right to return products, goods (except for changing to other goods, services) 4. The economic benefits associated with the transaction has flown or will flow to the enterprise; 5. The costs incurred or to be incurred in respect of the transaction can be measured reliably.

Principles and methods for recording revenue from services rendered

Revenue from a service rendered is recognized when the transaction results can be measured reliably. In a case where the services are rendered in several periods, the revenue will be recorded by the part of completed works at the end of the period. Revenue from services rendered is recognized when all four (4) of the following conditions are satisfied simultaneously: 1. The revenue is determined firmly. When the contract specifies that buyers are entitled to return the service they have bought under specific conditions, the enterprise will record the revenue only when those conditions no longer exist and the buyers do not have the right to return the service; 2. The economic benefits associated with the transaction have flown or will flow from the supply of the provided service; 3. Part of completed works can be determined at the balance sheet date; 4. The costs incurred or to be incurred in respect of the transaction can be measured reliably.

If the contract result cannot be determined reliably, revenue will only be recognized at the recoverable amounts of the recognized costs.

Principles for recording revenue from construction contracts

Revenues of a construction contract include initial revenue stated in the contract; and increase and decrease amounts in the contract performance, bonuses and other payments, provided that these amounts are capable of changing the revenue and can be reliably determined. The revenue of a construction contract is determined as the reasonable value of received or to be-received amounts. The determination of the contractual revenue is affected by many uncertain factors which depend on future events. The estimation must often be corrected upon the occurrence of such events and the settlement of uncertain factors. As a result, the contractual revenue may be increased or decreased in each specific period.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***15. Principles and methods for recording revenues and other income (continued)****Recognition of revenue and expenses of construction contracts:**

For contracts stipulating payment based on the value of work performed: when the results of contract performance are reliably determined and confirmed by the customer, revenue, and expenses related to the contract are recognized proportionally to the completed work confirmed by the customer in the reporting period stated on the issued invoice.

For fixed-price construction contracts, the contract results shall be reliably estimated when the following four (4) conditions are simultaneously met: 1. Total contract revenue can be reliably calculated; 2. Enterprises can get economic benefits from the contract; 3. Costs for completing the contract and the work already completed at the time of compiling financial statements can be reliably calculated; 4. Costs related to the contract can be clearly identified and reliably calculated so that actual total contract cost can be compared with the total cost estimates.

For construction contracts with extra costs, the contract results shall be reliably estimated when the following two conditions are simultaneously met: 1. Enterprises can get economic benefits from the contract; 2. Costs related to the contract can be clearly identified and reliably estimated regardless of whether they are reimbursed or not.

Principles and methods for recording financial income

Financial incomes include interest income from deposits and are recorded based on time and interest rate of each period.

Revenue from interest is recognized when both of the following conditions are satisfied: 1. It is possible to obtain benefits from the transaction; 2. Revenue is determined with relative certainty.

- Interest income is recognized based on the time and actual interest rates in each period.
- Royalties are recognized on an accrual basis in accordance with the copyright transfer contract.

Distributed dividends and profits are recognized when the Company is entitled to receive dividends or profits from capital contributions.

When an amount that has been recorded as an income becomes irrecoverable, such irrecoverable or uncertainly recoverable amount must be recorded as an expense incurred in the period, but not recorded as an income decrease.

16. Principles and methods of recording cost of goods sold

The cost of goods sold reflects the costs of goods, products and services, investment properties; the production cost of construction products (for construction companies) sold in the period; Costs related to real estate business activities, and other costs recorded in the cost of goods sold or recorded as a decrease in the cost of goods sold in the reporting period. The cost of goods sold is recorded at the date the transaction incurs or is likely to incur in the future regardless of whether payment has been made or not. The cost of goods sold and revenue shall be recorded simultaneously on the matching principle. Expenses exceeding normal consumption levels are recorded immediately to the cost of goods sold on a prudent principle.

17. Principles and methods for recording financial expenses

Financial expenses include expenses or losses related to the financial investment, lending and borrowing cost, equity investments in joint ventures, associates, loss from the transfer of short-term securities, expenses for trading securities...; Provision for the devaluation of financial investment, loss from selling foreign currencies, foreign exchange loss, and other financial expenses.

Financial expenses are recorded in detail for each expense incurred in the period and determined reliably when there is reliable evidence of these expenses.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS*For the accounting period from 01/01/2025 to 30/6/2025**Unit: VND***18. Principles for recording General and Administrative expense**

General and Administrative expenses are general overhead costs including salary expenses of management staff (salary, wages, subsidies,...); social insurance, health insurance, union fee, unemployment insurance for management staff; expenses for office materials, labor instruments, fixed asset depreciation used for business management, land rental fee, license tax, provision for doubtful debts, external services (electricity, water, telephone,...); Other costs in cash (guests reception, customer workshop, etc.).

19. Principles and methods for recording current Corporate income tax expense

Current Corporate income tax expense sets a basis for determining operating results after tax of the Company in the current fiscal year.

Current Corporate tax expense is the tax payable on the taxable income and tax rate enacted in the current year.

Deferred income tax liabilities are the amounts of income tax payable in the future periods arising from the recording of the deferred income tax payable in the year and reversing the deferred income tax being recorded from prior years. The Company does not record in this account the deferred income tax assets or deferred income tax liabilities arising from the transactions being recorded directly in the owner's equity.

Deferred corporate income tax income is a reduction in deferred corporate income tax expense arising from the recognition of deferred income tax assets in the year and the reversal of deferred income tax liabilities recognized from previous years.

The Company offsets deferred income tax assets and deferred income tax payables only when the Company has a legally enforceable right to offset current tax assets against current tax payables and deferred income tax assets and deferred income tax payables related to corporate income tax administered by the same tax authority for the same taxable entity; or the enterprise intends to settle current income tax payables and current income tax assets on a net basis.

Taxes payable to the state budget will be finalized with the tax authorities. The difference between the tax payables on the books and those under finalization will be adjusted when having official finalization with the tax authorities.

20. Principles for recording earnings per share

Basic Earnings per share (EPS) is calculated by dividing profit or loss to the common shareholders after subtracting the Bonus and Welfare Fund created in the period and dividing by the weighted average number of common shares outstanding during the period.

Diluted EPS is calculated by dividing profit or loss after tax to common shareholders (after adjusting dividends of preferred convertible shares) by the weighted average number of the common shares circulating in the period and the weighted-average number of the common shares will be issued in the case where all dilutive potential common are converted into common shares.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

21. Financial instruments**Initial recognition:****Financial assets**

According to Circular No. 210/2009/TT-BTC dated November 06, 2009 (Circular No. 210) by the Ministry of Finance; financial assets are classified properly, for the purpose of presentation in the financial statements, into the financial assets which are stated at fair value through the Income Statement, loans and receivables, held-to-maturity investments and available-for-sale financial assets. The Company decides to classify these assets at the date of initial recognition.

At the date of initial recognition, the financial assets are recognized at cost plus transaction cost that is directly attributable to the acquisition of the financial assets.

Financial assets of the Company comprise cash, short-term deposits, trade receivables and other receivables, loans, listed and unlisted financial instruments and derivative financial instruments.

Financial liabilities

According to Circular 210/2009/TT-BTC dated November 06, 2009, financial liabilities are classified properly, for the purpose of presentation in the financial statements, into the financial liabilities which are stated through the Income Statement, financial liabilities determined on an allocated cost basis. The Company decides to classify these liabilities at the date of initial recognition.

At the date of initial recognition, all the financial liabilities are recognized at cost plus transaction cost that is directly attributable to the acquisition of the financial liabilities.

Financial liabilities of the Company comprise trade payables, other payables, borrowings and liabilities and derivative financial instruments.

Value after initial recognition

Currently, there are no requirements for the re-measurement of the financial instruments after initial recognition.

Offsetting

Financial assets and financial liabilities are offset and the net amount reported in the report on financial position if, and only if, there is a currently enforceable legal right to offset the financial assets against financial liabilities or vice-versal and there is an intention to settle on a net basis or to realize the assets and settle the liability simultaneously.

22. Related parties

According to Accounting Standard No. 26 - Information about related parties at the company is as follows:

- (i) Enterprises that directly, or indirectly through one or more intermediaries, control, are controlled by, or are under joint control with, the reporting enterprise. (This includes Parent company, subsidiaries, and fellow subsidiaries);
- (ii) Associates (contained in VAS 07 "Accounting for Investments in Associates")
- (iii) Individuals owning, directly or indirectly, an interest in the voting power of the reporting enterprise that gives them significant influence over the enterprise, and close members of the family of any such individual. Close members of the family of an individual are those that may be expected to influence, or be influenced by, that person in their dealings with the enterprise, for examples: parent, spouse, progeny, siblings, etc;
- (iv) Key management personnel, that is, those persons having authority and responsibility for planning, directing and controlling the activities of the reporting enterprise, including directors and officers of companies and close members of the families of such individuals
- (v) Enterprises in which a substantial interest in the voting power is owned, directly or indirectly, by any person described in (iii) or (iv) or over which such a person is able to exercise significant influence. This includes enterprises owned by directors or major shareholders of the reporting enterprise and enterprises that have a member of key management in common with the reporting enterprise.

In considering each possible related party relationship, attention is directed to the substance of the relationship, and not merely the legal form.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

23. Other accounting principles and methods

Value added tax: The Company registered to pay tax on a deductible basis.

Other types of taxes and fees are implemented under regulations on current taxes, and fees by the State.

V. ADDITIONAL INFORMATION FOR ITEMS IN THE INTERIM BALANCE SHEET**1. Cash and cash equivalents**

	30/06/2025	01/01/2025
Cash	17,117,542,833	19,132,446,914
Cash on hand	3,013,827,058	801,575,389
Demand deposits	14,103,715,775	17,053,321,525
+ Joint Stock Commercial Bank for Investment and Development of Vietnam (BIDV) - Ha Dong Branch (VND)	11,046,390,544	16,846,915,574
+ Demand deposits at other banks	3,057,325,231	206,405,951
Cash in transit	-	1,277,550,000
Cash equivalents	35,224,494,315	50,000,000,000
Term deposits of 3 months or less (*)	35,224,494,315	50,000,000,000
Total	52,342,037,148	69,132,446,914

(*) Term deposits of 3 months or less at BIDV - Ha Dong Branch as of 30/6/2025, are as follows:

Account No.	Term	Maturity date	Interest rate (%/year)	Amount
817010007381	3 months	30/09/2025	3.00%	10,000,000,000
817010007787	3 months	30/09/2025	3.00%	5,224,494,315
814010891084	3 months	21/08/2025	2.40%	5,000,000,000
813010007363	3 months	30/09/2025	3.00%	10,000,000,000
816010891085	3 months	21/08/2025	2.40%	5,000,000,000
Total				35,224,494,315

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

2. Financial investments

a. Held to maturity investments

	30/06/2025		01/01/2025	
	Cost	Book value	Cost	Book value
Short-term				
- Term deposits (*)	6,447,292,599	6,447,292,599	6,300,162,580	6,300,162,580
Total	6,447,292,599	6,447,292,599	6,300,162,580	6,300,162,580
	6,447,292,599	6,447,292,599	6,300,162,580	6,300,162,580

(*) Term deposits at BIDV - Ha Dong Branch with a term of 12 months and interest rate of 4.2%/year.

b. Equity investments in other entities

	30/06/2025			01/01/2025		
	Cost	Provision	Fair value	Cost	Provision	Fair value
Investments in subsidiaries	2,000,000,000	-	(*)	2,000,000,000	-	(*)
SCI E&C Mien Bac One Member Limited Company	2,000,000,000	-	(*)	2,000,000,000	-	(*)
Total	2,000,000,000	-	(*)	2,000,000,000	-	(*)

(*) The Company has not determined the fair value of these financial investments because Vietnamese Accounting Standards and the Vietnamese Enterprise Accounting regime do not have specific instructions on determining fair value.

Details of the Company's subsidiaries as at 30/6/2025 are as follows:

Company name	Head office	Benefit ratio	Voting rights ratio	Main operating activities
Investments in subsidiaries				
SCI E&C Mien Bac One Member Limited Company	Lai Châu	100.00%	100.00%	Construction

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

3. Trade receivables

	30/06/2025		01/01/2025	
	Value	Provision	Value	Provision
a. Short-term	493,006,459,557	(12,873,626,681)	687,315,946,576	(12,873,626,681)
SCI Joint Stock Company	405,658,885,303	-	568,114,457,879	-
SCI Lai Chau Joint Stock Company	16,194,718,550	-	42,241,439,234	-
Branch of Vietnam Petroleum Technical Services Joint Stock Corporation - Long Phu Thermal Power Project Board	36,958,814,420	-	36,958,814,420	-
Others	34,194,041,284	(12,873,626,681)	40,001,235,043	(12,873,626,681)
b. Long-term	193,208,389,301	-	-	-
SCI Joint Stock Company	193,208,389,301	-	-	-
Total	686,214,848,858	(12,873,626,681)	687,315,946,576	(12,873,626,681)
c. Receivables from related parties				
(Detail in Note VIII.2)	615,812,687,780	-	610,355,897,113	-

4. Prepayments to suppliers

	30/06/2025		01/01/2025	
	Value	Provision	Value	Provision
Short-term	57,409,973,350	(75,350,000)	56,121,874,840	-
Hung Ha Investment and Development Joint Stock Company	13,888,208,999	-	15,853,148,417	-
TS Invest Joint Stock Company	8,321,126,469	-	8,687,978,826	-
Investment and Development Green Energy Company Limited	5,143,707,532	-	6,075,291,114	-
Ecoba Vietnam Joint Stock Company	5,726,516,118	-	5,726,516,118	-
Others	24,330,414,232	(75,350,000)	19,778,940,365	-
Total	57,409,973,350	(75,350,000)	56,121,874,840	-

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

5. Other receivables	30/06/2025		01/01/2025	
	Value	Provision	Value	Provision
a. Short-term	21,753,054,677	(438,618,126)	14,047,200,714	(383,541,210)
Interest accrual from deposits	130,074,135	-	294,136,993	-
Receivables from employees	2,694,826,007	-	1,713,676,088	-
Advances	2,120,226,737	-	2,898,017,579	-
Deposits, collaterals	622,400,000	-	425,300,000	-
Receivables for advanced materials to subcontractors	3,906,562,441	(55,076,916)	2,136,213,075	-
Deductible VAT on finance lease fixed assets	782,309,617	-	2,138,714,078	-
Receivable from SCI Joint Stock Company	8,816,516,910	-	1,718,305,855	-
Others	2,680,138,830	(383,541,210)	2,722,837,046	(383,541,210)
b. Long-term	1,180,838,583	-	1,244,838,583	-
Deposits, collaterals	1,180,838,583	-	1,244,838,583	-
Total	22,933,893,260	(438,618,126)	15,292,039,297	(383,541,210)
c. Other receivables from related parties				
(Detail in Note VIII.2)	8,816,516,910	-	1,718,305,855	-
6. Shortage of assets waiting for resolution	30/06/2025		01/01/2025	
	Cost	Recoverable amount	Cost	Recoverable amount
Inventory shortages found during stockchecking	500,920,049	-	500,920,049	-
	500,920,049	-	500,920,049	-

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

	30/06/2025			01/01/2025		
	Cost	Recoverable value	Overdue time	Cost	Recoverable value	Overdue time
7. Bad debts						
Short-term	13,387,594,807	-	-	13,257,167,891	-	-
Trade receivables	12,873,626,681	-	-	12,873,626,681	-	-
Thanh Nam Construction and Development Joint Stock Company (VNCON)	6,248,083,094	-	Over 3 years	6,248,083,094	-	Over 3 years
68 Trading Construction and Service JSC	3,425,189,422	-	Over 3 years	3,425,189,422	-	Over 3 years
Chitcareune Construction Co., Ltd	1,810,101,671	-	Over 3 years	1,810,101,671	-	Over 3 years
Other customers	1,390,252,494	-	Over 3 years	1,390,252,494	-	Over 3 years
Prepayments to suppliers	75,350,000	-	Over 3 years	-	-	-
Other short-term receivables	438,618,126	-	Over 3 years	383,541,210	-	Over 3 years
Total	13,387,594,807	-		13,257,167,891	-	
Changes in provisions for receivables are as follows:						
Opening balance				Receivables	Total	
Additional provision				(13,257,167,891)	(13,257,167,891)	
Closing balance				(130,426,916)	(130,426,916)	
				(13,387,594,807)	(13,387,594,807)	
8. Inventories				30/06/2025	01/01/2025	
Goods in transit	Cost	Provision		Cost	Provision	
Raw materials	-	-		320,462,956	-	
Work in progress	41,769,222,365	-		49,209,244,069	-	
Total	330,848,443,155	-		451,906,613,242	-	
	372,617,665,520	-		501,436,320,267	-	
9. Long-term assets in progress	30/06/2025	01/01/2025				
Construction in progress	Cost	Provision		Cost	Provision	
Purchase of fixed assets	7,576,000,000	-		-	-	
Total	7,576,000,000	-		-	-	
	7,576,000,000	-		-	-	

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

10. Tangible fixed assets

Items	Buildings, structures	Machinery, equipment	Means of transportation	Management equipment, tools	Other tangible fixed assets	Total
Original cost						
Opening balance	11,221,128,927	451,621,005,079	89,273,497,931	2,061,979,173	136,000,000	554,313,611,110
<i>Purchased during the period</i>	-	1,749,555,555	-	-	-	1,749,555,555
<i>Increase due to acquisition of finance lease assets</i>	-	-	2,355,932,901	-	-	2,355,932,901
<i>Disposals, resales</i>	-	(4,108,045,455)	(613,390,909)	-	-	(4,721,436,364)
Closing balance	11,221,128,927	449,262,515,179	91,016,039,923	2,061,979,173	136,000,000	553,697,663,202
Accumulated depreciation						
Opening balance	8,761,862,808	386,029,082,691	89,140,254,793	1,796,107,838	136,000,000	485,863,308,130
<i>Depreciated during the period</i>	140,264,112	14,151,000,525	323,638,531	93,219,432	-	14,708,122,600
<i>Increase due to acquisition of finance lease assets</i>	-	-	1,871,059,364	-	-	1,871,059,364
<i>Disposals, resales</i>	-	(4,108,045,455)	(613,390,909)	-	-	(4,721,436,364)
Closing balance	8,902,126,920	396,072,037,761	90,721,561,779	1,889,327,270	136,000,000	497,721,053,730
Net book value						
Opening balance	2,459,266,119	65,591,922,388	133,243,138	265,871,335	-	68,450,302,980
Closing balance	2,319,002,007	53,190,477,418	294,478,144	172,651,903	-	55,976,609,472

- Net book value of tangible fixed assets pledged, mortgaged as loan security: VND 36,683,941,533.

- Original cost of tangible fixed assets at the end of the period fully depreciated but still in use: VND 384,720,880,765.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

11. Finance lease fixed assets

Items	Machinery, equipment	Means of transportation	Total
Original cost			
Opening balance	25,363,006,259	6,076,363,636	31,439,369,895
Acquisition of finance lease fixed assets	-	(2,318,181,818)	(2,318,181,818)
Closing balance	25,363,006,259	3,758,181,818	29,121,188,077
Accumulated depreciation			
Opening balance	8,014,912,286	3,381,793,790	11,396,706,076
Depreciated during the period	3,228,666,168	411,479,332	3,640,145,500
Acquisition of finance lease fixed assets	-	(1,871,059,364)	(1,871,059,364)
Closing balance	11,243,578,454	1,922,213,758	13,165,792,212
Net book value			
Opening balance	17,348,093,973	2,694,569,846	20,042,663,819
Closing balance	14,119,427,805	1,835,968,060	15,955,395,865

* Original cost of finance lease fixed assets at the end of the period fully depreciated but still in use: VND 1,272,727,272.

12. Intangible fixed assets

Items	Computer software	Total
Original cost		
Opening balance	2,290,000,000	2,290,000,000
Closing balance	2,290,000,000	2,290,000,000
Accumulated depreciation		
Opening balance	406,317,956	406,317,956
Depreciated during the period	217,696,800	217,696,800
Closing balance	624,014,756	624,014,756
Net book value		
Opening balance	1,883,682,044	1,883,682,044
Closing balance	1,665,985,244	1,665,985,244

* Original cost of the intangible fixed assets at year end fully depreciated but still in use: VND 110,000,000

13. Prepaid expenses

	30/06/2025	01/01/2025
Short-term	64,136,435	155,717,055
Other short-term prepaid expenses	64,136,435	155,717,055
Long-term	2,872,457,928	4,034,817,954
Renovation, supply and installation of office furniture	2,872,457,928	4,034,817,954
Total	2,936,594,363	4,190,535,009

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

14. Trade paybles	30/06/2025		01/01/2025	
	Value	Repayable amount	Value	Repayable amount
a. Short-term	145,871,135,391	145,871,135,391	182,888,238,777	182,888,238,777
Voith Hydro Private Limited	39,693,309,901	39,693,309,901	60,809,999,610	60,809,999,610
Voith Hydro S.L (VHTO)	-	-	13,694,540,917	13,694,540,917
Viengchalern petroleum company	2,067,014,383	2,067,014,383	7,974,791,519	7,974,791,519
SCI E&C Mien Bac One Member Limited Company	5,920,598,298	5,920,598,298	5,945,598,298	5,945,598,298
Hung Ha Investment and Development Joint Stock Company	6,772,031,918	6,772,031,918	6,739,322,436	6,739,322,436
Others	91,418,180,891	91,418,180,891	87,723,985,997	87,723,985,997
Total	145,871,135,391	145,871,135,391	182,888,238,777	182,888,238,777
b. Trade payables to related parties				
(Detail in Note VIII.2)	5,920,598,298	5,920,598,298	5,945,598,298	5,945,598,298
15. Advances from customers			30/06/2025	01/01/2025
a. Short-term			238,788,632,695	257,836,548,284
Vietnam Electricity Power Projects Management Board No. 3			25,224,494,315	-
Branch of Vietnam Petroleum Technical Services Joint Stock Corporation - Long Phu Thermal Power Project Board			13,588,401,409	13,588,401,409
SCI Joint Stock Company			188,806,577,858	231,612,474,622
Others			11,169,159,113	12,635,672,253
Total			238,788,632,695	257,836,548,284
b. Advances from customers from related parties				
(Detail in Note VIII.2)			189,141,593,858	231,612,474,622

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

16. Taxes and payables to the State

	01/01/2025	Payables in the period	Paid in the period	30/06/2025
a. Payables				
Domestic value added tax	-	220,122,406	220,122,406	-
Value added tax on imported goods	-	103,742,714	103,742,714	-
Import and export tax	-	17,633,978	17,633,978	-
Corporate income tax	6,068,989,393	-	6,068,989,393	-
Personal income tax	398,886,989	1,176,490,520	1,463,976,016	111,401,493
Housing tax and land rental fee	-	48,826,575	24,413,288	24,413,287
Fees, charges and other payables	32,928,685	11,675,858	11,675,858	32,928,685
Total	6,500,805,067	1,578,492,051	7,910,553,653	168,743,465
b. Receivables				
Value added tax	2,214,900	-	-	2,214,900
Total	2,214,900	-	-	2,214,900

The determination of taxes, and charges payable**Value added tax**

The Company pays value-added tax under the deductible method. Value-added tax rates are as follows:

	Tax rate
- Value added tax rate for construction projects abroad is 0%	0%
- Value added tax rate for domestic construction projects is 10%	10%

During the period, the Company is entitled to a VAT reduction according to Decree No. 180/2024/ND-CP dated 31/12/2024 on reducing VAT by 8%, Resolution No. 174/2024/QH15 dated 30/11/2024 and Resolution No. 43/2022/QH15 dated 11/01/2022.

Import and export tax

The company declares and submits tax under the Customs notice

Corporate income tax

Income from other activities is subject to corporate income tax at a rate of 20%.

Land rental fee

The company must pay land rental fees for the land areas currently in use at the following rates:

Land location	Rental rate
Phu Nghia Commune, Chuong My District, Hanoi (now known as Phu Nghia Commune, Hanoi)	5,345 VND/m2

Other taxes

The Company declared and paid under the regulations.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

17. Accrued expense	30/06/2025	01/01/2025
a. Short-term	60,799,936,012	48,367,584,232
Interest expense	9,657,022,867	5,527,196,763
Accrued expenses for works	51,142,913,145	42,840,387,469
Total	60,799,936,012	48,367,584,232
b. Accrued expense for related parties		
(Detail in Note VIII.2)	9,363,945,205	5,074,493,151
18. Other payables	30/06/2025	01/01/2025
a. Short-term		
Trade union fee	3,498,074,298	3,258,705,298
Dividends payable	494,134,700	494,134,700
Payable for temporarily imported materials during the period	1,748,009,402	91,320,000
Payable to Huong Linh 8 Wind Power Joint Stock Company for compensation collection from Enercon	4,005,716,360	4,005,716,360
Union fees and collegial fund collected from employees	8,951,904,737	8,362,297,868
Payables to employees and other internal payables	1,392,157,020	1,185,227,249
Others	150,430,778	154,431,046
Total	20,240,427,295	17,551,832,521
b. Payables to related parties		
(Detail in Note VIII.2)	4,005,716,360	4,005,716,360

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

19. Borrowings and finance lease liabilities

	01/01/2025		During the period		30/06/2025
	Value	Repayable amount	Increase	Decrease	Value
a. Short-term borrowings and finance lease liabilities					
Short-term borrowings					
BIDV - Ha Dong Branch (1)	534,884,382,567	534,884,382,567	305,105,740,950	393,849,432,923	446,140,690,594
SCI Quang Tri Joint Stock Company (2)	528,322,164,147	528,322,164,147	302,503,625,124	390,337,042,515	440,488,746,756
Short-term borrowings from individuals	355,322,164,147	355,322,164,147	301,003,625,124	388,837,042,515	267,488,746,756
Long-term loans due	173,000,000,000	173,000,000,000	-	-	173,000,000,000
BIDV - SuMi TRUST Leasing Co., Ltd - Hanoi Branch (4)	6,562,218,420	6,562,218,420	2,602,115,826	3,512,390,408	5,651,943,838
Industrial and Commercial Bank of Vietnam Leasing Company Limited (5)	732,942,852	732,942,852	366,471,426	366,471,426	732,942,852
VCB Leasing Company Limited (6)	4,196,115,818	4,196,115,818	2,007,048,000	2,189,067,818	4,014,096,000
Sacombank Leasing Company Limited - Hanoi Branch (7)	1,175,966,950	1,175,966,950	-	728,254,764	447,712,186
	457,192,800	457,192,800	228,596,400	228,596,400	457,192,800

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

19. Borrowings and finance lease liabilities (continued)

Borrowings in detail:

Short-term borrowings

No. Bank / Contract / Account	Limit / Amount	Loan purpose	Term	Principal balance as at 30 June 2025	Form of loan guarantee
BIDV - Ha Dong Branch (1)					
Credit contract No.			Credit term until 15 August 15/08/2025	267,488,746,756	
1 01/2024/283367/HD/TD dated 01/10/2024	992,000,000,000	Supplement working capital		267,488,746,756	The loan is secured by assets
SCI Quang Tri Joint Stock Company (2)					
Contract No. 01/HDV/SCI				173,000,000,000	
1 QUANG TRI-SCI E&C dated 03/05/2024	40,000,000,000	Supplement working capital	12 months from the first disbursement date and extendable for an additional 12 months	40,000,000,000	Unsecured loan
2 QUANG TRI-SCI E&C dated 31/05/2024	115,000,000,000	Supplement working capital		115,000,000,000	Unsecured loan
3 QUANG TRI-SCI E&C dated 03/07/2024	18,000,000,000	Supplement working capital		18,000,000,000	Unsecured loan
Long-term borrowings					
BIDV - Ha Dong Branch (3)					
Credit contract No.			60 months from the date of first withdrawal	4,735,000,000	
1 01/283367/2025/HD/TD dated 9/6/2025	7,576,000,000	Invest in 01 RCC conveyor system and accompanying accessories		4,735,000,000	Assets formed from loan capital
Finance lease liabilities					
BIDV - SUMI TRUST Leasing Co., Ltd - Hanoi Branch (4)					
Finance lease contract No.			36 months from the date of indebtedness	1,076,828,579	
1 21723000720/HDCTC dated 13/12/2023	1,347,250,000	Serving construction		692,871,431	
Finance lease contract No.			36 months from the date of indebtedness		
2 21723000642/HDCTTC dated 21/11/2023	930,000,000	Serving construction		383,957,148	

These notes are an integral part of the financial statements

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

19. Borrowings and finance lease liabilities (continued)

No.	Bank / Contract / Account	Limit / Amount	Loan purpose	Term	Principal balance as at 30 June 2025	Form of loan guarantee
Industrial and Commercial Bank of Vietnam Leasing Company Limited (5)						
	Finance lease contract No.				7,829,112,512	
1	02.056/2024/TSC-CTTC dated 04/06/2024	3,250,000,000	Serving construction	36 months from the date of indebtedness	1,733,324,000	
	Finance lease contract No.					
2	02.057/2024/TSC-CTTC dated 04/06/2024	984,000,000	Serving construction	36 months from the date of indebtedness	557,592,000	
	Finance lease contract No.					
3	02.058/2024/TSC-CTTC dated 04/06/2024	766,000,000	Serving construction	36 months from the date of indebtedness	434,056,000	
	Finance lease contract No.					
4	02.066/2024/TSC-CTTC dated 17/06/2024	984,000,000	Serving construction	36 months from the date of indebtedness	557,592,000	
	Finance lease contract No.					
5	02.104/2024/TSC-CTTC dated 10/10/2024	6,850,000,000	Serving construction	36 months from the date of indebtedness	3,556,748,000	
	Finance lease contract No.					
6	02.092/2023/TSC-CTTC dated 25/07/2023	3,728,814,900	Serving construction	36 months from the date of indebtedness	989,800,512	

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

19. Borrowings and finance lease liabilities (continued)

No. Bank / Contract / Account	Limit / Amount	Loan purpose	Term	Principal balance as at 30 June 2025	Form of loan guarantee
VCB Leasing Company Limited (6)					
Finance lease contract No.				447,712,186	
1 60.22.08/CTTC dated 17/10/2022	4,471,867,270	Serving construction	36 months from the date of indebtedness	341,600,986	
Finance lease contract No.					
2 60.22.04/CTTC dated 05/08/2022	2,863,155,600	Serving construction	36 months from the date of indebtedness	106,111,200	
Sacombank Leasing Company Limited - Hanoi Branch (7)					
Finance lease contract No.				876,286,551	
1 SBL020202405004 dated 06/05/2024	1,828,771,668	Serving construction	36 months from the date of indebtedness	876,286,551	

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

20. Provision for long-term payables

Provision for construction warranty

Total

	30/06/2025	01/01/2025
	24,918,571,282	21,010,861,480
	<u>24,918,571,282</u>	<u>21,010,861,480</u>

21. Owners' equity

a. Reconciliation table of changes in Owners' equity

Items	Owners' contributed capital	Share Premium	Investment and Development fund	Undistributed Profit after tax	Total
Balance as at 01/01/2024	254,098,470,000	(3,830,997,949)	9,560,557,541	233,674,362,148	493,502,391,740
Capital increase	50,815,620,000	-	-	(50,815,620,000)	-
Profit	-	-	-	501,956,271	501,956,271
Other decreases	-	-	-	(113,041,470)	(113,041,470)
Remuneration for the non-executive Board of Directors	-	-	-	(192,000,000)	(192,000,000)
Balance as at 31/12/2024	304,914,090,000	(3,830,997,949)	9,560,557,541	183,055,656,949	493,699,306,541
Opening balance					
Balance as at 01/01/2025	304,914,090,000	(3,830,997,949)	9,560,557,541	183,055,656,949	493,699,306,541
Profit	-	-	-	(11,892,258,737)	(11,892,258,737)
Remuneration for the non-executive Board of Directors (*)	-	-	-	(192,000,000)	(192,000,000)
Balance as at 30/06/2025	304,914,090,000	(3,830,997,949)	9,560,557,541	170,971,398,212	481,615,047,804

(*) According to Resolution of the General Meeting of Shareholders No. 01/2025/NQ-SCIEC-DHDCD dated 28 March 2025, the Company announces the profit distribution for 2024 as follows:

	Amount
Profit after corporate income tax	23,311,352
Remuneration for the non-executive Board of Directors, Board of Supervisors	192,000,000

These notes are an integral part of the financial statements

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

21. Owners' equity (continued)

	30/06/2025		01/01/2025	
b. Owners' equity in detail	Capital contribution ratio	Amount	Capital contribution ratio	Amount
SCI Joint Stock Company	51%	155,507,890,000	51%	155,507,890,000
Other shareholders	49%	149,406,200,000	49%	149,406,200,000
Total	100%	304,914,090,000	100%	304,914,090,000

c. Capital transactions with owners

	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Contributed capital of owners	304,914,090,000	254,098,470,000
At the beginning of the period	304,914,090,000	254,098,470,000
At the end of the period	304,914,090,000	254,098,470,000

d. Shares

	30/06/2025	01/01/2025
Number of shares registered for issuance	30,491,409	30,491,409
Number of shares sold out to public	30,491,409	30,491,409
Common shares	30,491,409	30,491,409
Number of shares in circulation	30,491,409	30,491,409
Common shares	30,491,409	30,491,409
Par value in circulation: VND per share	10,000	10,000

e. Enterprise's funds

	30/06/2025	01/01/2025
Investment and Development Fund	9,560,557,541	9,560,557,541
Total	9,560,557,541	9,560,557,541

* Purpose of creating and utilizing funds

Investment and development fund is appropriated from the Company's profit after tax and used for expanding scale of production and business activities or in-depth investment of the Company.

22. Off-balance sheet items

a. Foreign currencies

	30/06/2025		01/01/2025	
	Quantity	Value (VND)	Quantity	Value (VND)
USD	87,421.07	2,264,931,919	4,930.60	124,900,935
Lao Kip (LAK)	594,754,889.70	713,122,686	5,534,423.00	6,737,296
EUR	3,476.08	105,008,901	3,729.06	97,637,978
Total		3,083,063,506		229,276,209

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

VI. ADDITIONAL INFORMATION FOR ITEMS IN THE INTERIM INCOME STATEMENT

1. Revenue from goods sold and services rendered	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Revenue from construction contracts	475,732,275,416	523,390,405,819
Revenue from goods sold and services rendered	13,080,230,915	12,495,393,000
Total	488,812,506,331	535,885,798,819
Revenue to related parties (Detail in Note VIII.2)	457,977,726,402	479,543,540,112
2. Cost of goods sold	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Cost of construction contracts	453,320,795,788	517,080,409,855
Cost of goods sold and services rendered	11,861,528,616	11,313,617,509
Total	465,182,324,404	528,394,027,364
3. Financial income	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Interest from loans, deposits	425,356,522	781,559,643
Foreign exchange gain during the period	9,778,886,413	2,468,764,022
Interest on deferred payment and payment discounts	3,043,481	-
Dividends, profit received	4,500	-
Total	10,207,290,916	3,250,323,665
4. Financial expenses	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Loan interest expense	15,710,792,764	10,645,010,037
Foreign exchange loss during the period	568,246,054	2,448,798,308
Foreign exchange loss due to revaluation of closing balance	5,113,831,510	368,533,743
Reversal of provision for devaluation of trading securities	(3,756)	-
Others	165,016	165,016
Total	21,393,031,588	13,462,507,104

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

5. General and administrative expenses	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Staff cost	13,281,341,163	13,220,217,369
Raw materials	767,810,527	1,361,489,984
Fixed asset depreciation	1,905,680,355	849,632,475
Taxes, fees, charges	1,159,559,656	2,012,349,699
Fixed asset depreciation	130,426,916	-
Taxes, fees, charges	3,206,193,098	4,269,635,306
Other costs in cash	4,959,213,105	4,605,537,303
Total	25,410,224,820	26,318,862,136
6. Other income	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Income from the disposals, resales of fixed assets	1,027,777,778	231,818,182
Refund of project warranty costs	-	35,004,578,542
Other income	46,614,501	46,368,680
Total	1,074,392,279	35,282,765,404
7. Other expenses	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Penalties	-	72,000
Others	867,451	20,000,239
Total	867,451	20,072,239
8. Business costs by factor	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Raw material cost	144,954,130,116	452,037,959,783
Labor cost	72,439,970,275	119,432,477,754
Fixed asset depreciation	18,565,964,900	24,858,958,323
External services	110,199,615,000	88,359,279,393
Other costs in cash	23,244,271,930	8,527,013,606
Total	369,403,952,221	693,215,688,859
9. Current Corporate income tax expense	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
1. Total accounting profit before tax	(11,892,258,737)	6,223,419,045
a. Adjustments to increase	9,020,618,420	91,466,787
Foreign exchange loss	-	71,394,548
Non-deductible interest expense	9,019,750,969	-
Non-deductible expenses	867,451	20,072,239
b. Adjustments to decrease	71,248,403	-
Dividends, profit received	4,500	-
Foreign exchange gain	71,243,903	-
2. Loss carried forward	-	-
3. Taxable income	(2,942,888,720)	6,314,885,832
4. Tax rate	20%	20%
Total current Corporate income tax expense	-	1,262,977,166

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

10. Financial risk management policies and objectives

The risks from financial instruments include market risk, credit risk and liquidity risk.

The Board of Directors and Board of Management consider the application of management policies for the above risks as follows:

10.1 Market risk

Market risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate due to changes in market prices. There are three market risks: interest rate risk, foreign exchange risk and other price risks, for example, risk of stock price. Financial instruments affected by the market risks include borrowings and liabilities, deposits, and available-for-sale investments.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in market prices. Market risks due to changes in the interest rate of the Company mainly relate to: borrowings and liabilities, cash, and short-term deposits.

The Company manages the interest rate risk by analyzing the competition status in the market in order to apply the interest rate that brings benefits to the Company while is still within the limit of its risk management.

Foreign exchange risk

Foreign exchange risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate due to changes in the exchange rate. The Company bears risks due to changes in the exchange rate of currencies other than VND related directly to the Company's operating activities.

The Company manages foreign currency risk by considering current and expected market conditions when planning future transactions in foreign currencies. The Company does not use any derivative financial instruments to hedge its foreign currency risks.

Stock price risk

Listed and unlisted shares held by the Company are exposed to market risks due to the uncertainty of their future value. The company manages stock price risk by setting investment limits.

10.2 Credit risk

Credit risk is the risk due to the uncertainty in the counterparty's ability to meet its obligations causing financial loss. The Company bears credit risks from production and doing business activities (mainly trade receivables) and from its financial activities including deposits, foreign exchange transactions and other financial instruments.

Trade receivables

The Company minimizes the credit risk by only doing business with entities that have a good financial capacity and closely keeping track of the liabilities to speed up the recovery of debts. On the basis of this method and receivables related to different customers, the credit risk does not concentrate on a certain customer.

Bank deposits

The company mainly maintains deposits at large and prestigious banks in Vietnam. The Company finds that the concentration of credit risk on bank deposits is low.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

10.3 Liquidity risk

Liquidity risk is the risk that arises from difficulty in fulfilling financial obligations due to a lack of capital. The liquidity risk of the Company mainly arises from the difference in the maturity of the financial assets and liabilities.

The Company supervises liquidity risk by maintaining an amount of cash, cash equivalents and borrowings from banks at the level that the Board of Management considers sufficient to satisfy the Company's activities and minimize influences of changes in cash flows.

The following table summarizes liquidity deadline of the Company's financial liabilities on the basis of estimated payments in accordance with contract which are not discounted:

As at 30/06/2025	<i>Less than 1 year</i>	<i>Over 1 year</i>	<i>Total</i>
Borrowings and liabilities	446,140,690,594	9,312,995,990	455,453,686,584
Trade payables	145,871,135,391	-	145,871,135,391
Other payables	5,904,156,540	-	5,904,156,540
Accrued expenses	60,799,936,012	-	60,799,936,012
Total	658,715,918,537	9,312,995,990	668,028,914,527
As at 31/12/2024			
Borrowings and liabilities	534,884,382,567	7,180,111,816	542,064,494,383
Trade payables	182,888,238,777	-	182,888,238,777
Other payables	4,227,963,406	-	4,227,963,406
Accrued expenses	48,367,584,232	-	48,367,584,232
Total	770,368,168,982	7,180,111,816	777,548,280,798
Secured assets			

The net book value of tangible fixed assets at the end of the period used to secure loans is explained in detail in Item V.10.

The Company does not hold any secured assets of the third party as at 30 June 2025 and 31 December 2024.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

11. Financial assets and liabilities

The following table presents the book value and fair value of financial instruments presented in the Company's Financial Statements:

	Book value		Fair value	
	30/06/2025		01/01/2025	
	Value	Provision	Value	Provision
Financial assets				
- Cash and cash equivalents	52,342,037,148	-	69,132,446,914	-
- Short-term financial investments	6,447,468,255	-	6,300,338,236	(3,756)
- Trade receivables	686,214,848,858	(12,873,626,681)	687,315,946,576	(12,873,626,681)
- Other receivables	17,336,530,899	(438,618,126)	8,541,631,552	(383,541,210)
TOTAL	762,340,885,160	(13,312,244,807)	771,290,363,278	(13,257,171,647)
Financial liabilities				
- Borrowings and liabilities	455,453,686,584	-	542,064,494,383	-
- Trade payables	145,871,135,391	-	182,888,238,777	-
- Accrued expenses	60,799,936,012	-	48,367,584,232	-
- Other payables	5,904,156,540	-	4,227,963,406	-
TOTAL	668,028,914,527	-	777,548,280,798	-

The fair value of financial assets and financial liabilities is stated at the value that the financial instruments are convertible in present transaction among partners, except for compulsory sale or disposal.

The Company uses the following methods and assumptions to estimate the fair value:

The fair value of cash on hand and short-term deposits, trade receivables, trade payables and other short-term liabilities is equivalent to the book value of these items because these instruments are in short-term.

The fair value of securities and listed financial liabilities is determined at market value.

Except for the above-mentioned items, the fair value of financial assets and financial liabilities has not been valued and determined officially as at 31 December 2024 and 30 June 2025. However, the Board of Directors and Board of Management have assessed that the fair value of financial assets and liabilities is not significantly different from the book value at the end of the accounting period.

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

VII. ADDITIONAL INFORMATION FOR ITEMS IN THE INTERIM CASH FLOW STATEMENT

1. Borrowings collected during the period

	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
- Proceeds from borrowings under normal agreements	307,238,625,124	837,813,835,867

2. Loan principal paid during the period

	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
- Loan principal paid under normal agreements	(390,337,042,515)	(431,541,204,818)

3. Finance lease principal paid during the period

	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
- Repayment of finance lease principal	(3,512,390,408)	(10,464,438,796)

VIII. OTHER INFORMATION

1. Events occurred after the balance sheet date

There are no significant events occurring after the balance sheet date that require adjustment and presentation in the financial statements.

2. Transaction with related parties

Related parties	Relationship
SCI Joint Stock Company	Parent Company
SCI Consulting Joint Stock Company	Company within the same group
SCI Nghe An Joint Stock Company	Company within the same group
SCI Lai Chau Joint Stock Company	Company within the same group
SCI Quang Tri Joint Stock Company	Company within the same group
Huong Linh 8 Wind Power Joint Stock Company	Company within the same group
SCI E&C Mien Bac One Member Limited Company	Subsidiary
Mr. Phan Thanh Hai	Chairman of the Board of Directors
Ms. Mai Thi Van Anh	Member of the Board of Directors (appointed on 28/3/2025), Deputy Director
Mr. Nguyen Tai Son	Independent member of the Board of Directors (resigned on 28/3/2025)
Mr. Nguyen Quang Thien	Independent member of the Board of Directors (resigned on 28/3/2025)
Mr. Le Huy Thanh	Independent member of the Board of Directors (appointed on 28/3/2025)
Mr. Nguyen Duy Toan	Independent member of the Board of Directors (appointed on 28/3/2025)
Mr. Luu Minh Thanh	Director, Member of the Board of Directors
Mr. Nguyen Cong Hoa	Deputy Director
Mr. Nguyen Chi Tuyen	Deputy Director
Mr. Bui Chi Giang	Deputy Director
Mr. Cao Lu Phi Hung	Chief Accountant

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

2. Transactions with related parties (continued)

Significant transactions and balances with related parties during the period are as follows:

Transactions during the period:

Related parties	Relationship	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Revenue from goods sold and services rendered		457,977,726,402	479,543,540,112
SCI Joint Stock Company	Parent Company	456,470,289,724	430,942,940,112
SCI Nghe An Joint Stock Company	Within same group	-	24,750,600,000
SCI Consulting Joint Stock Company	Within same group	750,694,626	-
SCI Lai Chau Joint Stock Company	Within same group	756,742,052	23,850,000,000
Purchasing goods, services		9,551,982,500	7,703,370,948
SCI Joint Stock Company	Parent Company	9,551,982,500	7,502,407,715
SCI Lai Chau Joint Stock Company	Within same group	-	200,963,233
Proceeds from borrowings		-	155,000,000,000
SCI Quang Tri Joint Stock Company	Within same group	-	155,000,000,000
Interest expense		4,289,452,054	718,876,712
SCI Quang Tri Joint Stock Company	Within same group	4,289,452,054	718,876,712
Balance at the end of the accounting period:			
Related parties	Relationship	30/06/2025	01/01/2025
Short-term trade receivables		615,812,687,780	610,355,897,113
SCI Joint Stock Company	Parent Company	598,867,274,604	568,114,457,879
SCI Lai Chau Joint Stock Company	Within same group	16,194,718,550	42,241,439,234
SCI Consulting Joint Stock Company	Within same group	750,694,626	-
Advances from customers		189,141,593,858	231,612,474,622
SCI Joint Stock Company	Parent Company	188,806,577,858	231,612,474,622
SCI Lai Chau Joint Stock Company	Within same group	335,016,000	-
Short-term trade payables		5,920,598,298	5,945,598,298
SCI E&C Mien Bac One Member Limited Company	Subsidiary	5,920,598,298	5,945,598,298
Other payables		4,005,716,360	4,005,716,360
Huong Linh 8 Wind Power Joint Stock Company	Within same group	4,005,716,360	4,005,716,360
Borrowings and finance lease liabilities		173,000,000,000	173,000,000,000
SCI Quang Tri Joint Stock Company	Within same group	173,000,000,000	173,000,000,000
Other receivables		8,816,516,910	1,718,305,855
SCI Joint Stock Company	Parent Company	8,816,516,910	1,718,305,855
Interest expense		9,363,945,205	5,074,493,151
SCI Quang Tri Joint Stock Company	Within same group	9,363,945,205	5,074,493,151

NOTES TO THE INTERIM SEPARATE FINANCIAL STATEMENTS

For the accounting period from 01/01/2025 to 30/6/2025

Unit: VND

2. Transactions with related parties (continued)

	Position	From 01/01/2025 to 30/6/2025	From 01/01/2024 to 30/6/2024
Income of the Board of Directors, Board of Management			
Mr. Phan Thanh Hai	Chairman of the Board of Directors	336,865,000	216,832,500
Mr. Le Huy Thanh	Independent Member of the Board of Directors (appointed on 28 March 2025)	24,000,000	-
Mr. Nguyen Duy Toan	Independent Member of the Board of Directors (appointed on 28 March 2025)	24,000,000	-
Mr. Nguyen Tai Son	Independent Member of the Board of Directors (resigned on 28 March 2025)	24,000,000	48,000,000
Mr. Nguyen Quang Thien	Independent Member of the Board of Directors (resigned on 28 March 2025)	24,000,000	48,000,000
Mr. Nguyen Cong Hoa	Deputy Director	447,585,000	306,528,750
Mr. Luu Minh Thanh	Director	370,094,000	245,392,500
Ms. Mai Thi Van Anh	Member of the Board of Directors, Deputy Director	263,541,666	155,207,992
Mr. Nguyen Chi Tuyen	Deputy Director	325,182,333	209,088,750
Mr. Bui Chi Giang	Deputy Director	331,748,333	215,088,750
Total		2,171,016,332	1,444,139,242

3. Presentation of assets, revenue, and operating result by segment

3.1. Secondary segment report: by business sector

A business segment is a distinguishable component of the Company engaged in production or in providing an individual product or service or a group of related products or services and that is subject to risks and rewards that are different from those of other business segments. The Company operates mainly in the construction sector, accounting for over 90% of total operating revenue. Therefore, the Company does not prepare segment reports by business sector.

3.2. Secondary segment report: by geographical area

The Company generates revenue mainly outside of Vietnam (accounting for more than 90%), therefore, the Company does not prepare segment reports by geographical area.

4. Comparative information

Comparative figures as at 01/01/2025 on the Interim Balance Sheet as at 30/06/2024 and comparative figures on the Interim Income Statement, Interim Cash Flow Statement for the accounting period from 01/01/2025 to 30/6/2025 are derived from the Financial Statements for the financial year ended 31/12/2024 and the Interim Financial Statements for the accounting period from 01/01/2024 to 30/06/2024 of the Company, audited and reviewed by the Branch of MOORE AISIC Auditing and Informatics Services Co., Ltd.

5. Information on the going-concern operation

The Company will continue to operate in the future.

PREPARER



Bui Thi Hoa

CHIEF ACCOUNTANT



Cao Lu Phi Hung

Hanoi, 26 August 2025
CHAIRMAN OF THE BOARD OF DIRECTORS



Phan Thanh Hai