

**TDT INVESTMENT AND
DEVELOPMENT JOINT
STOCK COMPANY**

No.01/2026/CBTT-TDT

THE SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

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Thai Nguyen, January 20, 2026

*Re: Disclosure of the Financial
Statements for the Fourth Quarter
of 2025*

INFORMATION DISCLOSURE

- To:**
- The State Securities Commission
 - The Hanoi Stock Exchange
 - Shareholders

1. Company Name: TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

Stock Code: TDT

Address: Thuan Phap Hamlet, Diem Thuy Commune, Thai Nguyen Province, Viet Nam

Telephone /Tel: 02086 567 898

Person Responsible for Information Disclosure: Mr. Nguyen Viet Thang - Authorized Person for Information Disclosure

Type of Disclosed Information: ☐ 24h ☐ 72h ☐ Request ☐ Extraordinary ☒ Periodic

2. Content of the Disclosed Information:

TDT Investment and Development Joint Stock Company hereby announces the disclosure of the financial statements for the Fourth quarter of 2025, including:

- Balance Sheet;
- Income Statement
- Cash Flow Statement
- Notes to the Financial Statements (summary form).

TDT Investment and Development Joint Stock Company respectfully announces the disclosure of information to the State Securities Commission, Hanoi Stock Exchange, and the Company's esteemed shareholders, in order to comply with the current regulations on public information disclosure.

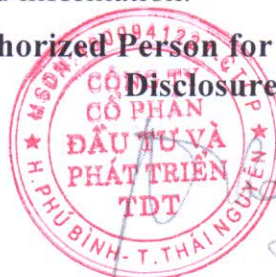
3. This information is disclosed on the Company's electronic information portal at the address: www.tdtgroup.vn

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

Recipients:

- As above;
- BOD, BOS (for reporting)
- BOM ((for reporting)
- Secretary's Office, BOD.

Authorized Person for Information



NGUYEN VIET THANG

Thai Nguyen, January 20, 2026

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: Hanoi Stock Exchange

Pursuant to Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance providing guidance on information disclosure in the securities market, TDT Investment and Development Joint Stock Company has disclosed its financial statements for the fourth quarter of 2025 to the Hanoi Stock Exchange as follows:

1. Organization name: TDT Investment and Development Joint Stock Company

- Stock code: TDT
- Address: Thuan Phap Hamlet, Diem Thuy Commune, Thai Nguyen Province
- Tel: 0208 656 7898
- Email: info@tdtgroup.vn Website: www.tdtgroup.vn

2. Disclosure content:

- Financial Statements for the fourth quarter of 2025
- ☒ Separate financial statements (Listed organization does not have subsidiaries or higher-level accounting units with affiliated units);
- ☐ Consolidated financial statements (Listed organization has subsidiaries);
- ☐ Combined financial statements (Listed organization has subordinate accounting units with their own accounting system).

- Cases requiring explanation of reasons:

+ The auditing organization provides an opinion that is not an unqualified opinion on the financial statements (for audited financial statements of 2025):

☐ Yes

☐ No

Explanation document in case of "Yes":

☐ Yes

☐ No

+ The Net profit after tax in the reporting period differs by 5% or more before and after the audit, or shifts from a loss to a profit, or vice versa (for audited financial statements of 2025):

☐ Yes

☐ No

Explanation document in case of "Yes":

☐ Yes

☐ No

+ The after-tax profit from corporate income tax in the profit and loss statement for the reporting period changes by 10% or more compared to the same period last year:

☒ Yes

☐ No

Explanation document in case of "Yes":

☒ Yes

☐ No

+ The after-tax profit for the reporting period shows a loss, shifting from a profit in the same period last year to a loss this period, or vice versa:

☐ Yes

No ☐

Explanation document in case of "Yes":

☐ Yes

No ☐

This information has been disclosed on the company's website on January 20, 2026, at the following link:

www.tdtgroup.vn/Quanhecodong/congbothongtin/Baocaotaichinh

3. Report on transactions with a value of 35% or more of total assets in 2025. In case the company has such transactions, please report all the following details:

- Transaction details:.....
- Transaction value/total asset value ratio of the company (%) (*based on the most recent financial statement*);.....
- Transaction completion date:.....

We commit that the disclosed information is accurate and take full legal responsibility for the content of the disclosed information.

Attachments:

- Financial Statements for the fourth quarter of the year 2025
- Explanation document

Representative of the organization

Legal representative / Authorized person for information disclosure



Nguyễn Việt Thắng

TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY



FINANCIAL STATEMENT
QUARTER IV/2025

- 1- BALANCE SHEET (FORM B01- DN)
- 2- STATEMENT OF INCOME (FORM B02-DN)
- 3- STATEMENT OF CASH FLOWS (FORM B03-DN)

JANUARY 2026



BALANCE SHEET

As at 31 December 2025

Currency: VND

ASSETS	Code	Notes	Ending balance	Beginning balance
A - Current assets (100=110+120+130+140+150)	100		501,876,378,342	449,613,307,903
I. Cash and cash equivalents	110		68,876,244,533	66,188,652,548
1. Cash	111	V.1	68,876,244,533	66,188,652,548
2. Cash equivalents	112			
II. Short-term financial investments	120			
1. Trading securities	121			
2. Provision for devaluation of held for trading securities (*)	122			
3. Held-to-maturity investments	123			
III. Accounts receivable - short-term	130		79,310,718,038	63,716,497,261
1. Short-term trade receivables	131		57,337,770,619	42,534,848,440
2. Short-term advanced payments to suppliers	132		768,529,891	1,113,564,590
3. Intra-company short-term receivables	133			
4. Receivables based on stages of construction contract schedule	134			
5. Short-term loans receivables	135		99,000,000	99,000,000
6. Other short-term receivables	136		21,105,417,528	19,969,084,231
7. Provision for doubtful short-term receivables (*)	137			
8. Shortage of assets awaiting solution	139			
IV. Inventories	140	V.3	345,582,576,720	313,521,911,320
1. Inventories	141		345,965,577,529	313,904,912,129
2. Provision for devaluation of inventories (*)	149		(383,000,809)	(383,000,809)
V. Other current assets	150		8,106,839,051	6,186,246,774
1. Short-term prepaid expenses	151		1,839,395,342	1,751,007,923
2. Deductible value added tax	152		5,722,325,535	3,748,020,811
3. Taxes and other receivable from State Treasury	153		545,118,174	687,218,040
4. Government bond trading transaction	154			
5. Other current assets	155			
B. Non-current assets (200=210+220+230+240+260)	200		163,048,942,759	165,568,563,406
I. Accounts receivable - long-term	210		7,832,392,481	7,768,744,531
1. Long-term trade receivables	211			
2. Long-term advanced payments to suppliers	212			
3. Working capital provided to sub-units	213			
4. Intra-company long-term receivables	214			
5. Long-term loan receivables	215			
6. Other long-term receivables	216		7,832,392,481	7,768,744,531
7. Provision for doubtful long-term receivables (*)	219			
II. Fixed assets	220		151,025,922,031	152,927,908,026
1. Tangible fixed assets	221		90,685,956,230	104,258,003,044
- Cost	222		280,333,563,617	273,212,085,604
- Accumulated depreciation (*)	223		(189,647,607,387)	(168,954,082,560)

ASSETS	Code	Notes	Ending balance	Beginning balance
2. Finance leases	224		41,170,812,355	28,813,396,376
- Cost	225		64,605,149,990	46,988,264,455
- Accumulated depreciation (*)	226		(23,434,337,635)	(18,174,868,079)
3. Intangible fixed assets	227		19,169,153,446	19,856,508,606
- Cost	228		24,337,225,152	24,337,225,152
- Accumulated depreciation (*)	229		(5,168,071,706)	(4,480,716,546)
III. Investment properties	230			
- Cost	231			
- Accumulated depreciation (*)	232			
IV. Non-current property in progress	240		1,871,143,402	2,178,848,532
1. Non-current work in progress	241			
2. Construction in progress	242	V.2	1,871,143,402	2,178,848,532
V. Long-term financial investments	250			
1. Investments in subsidiaries	251			
2. Investments in associates, joint venture	252			
3. Equity investments in other entities	253			
4. Provision for long-term investents (*)	254			
5. Held-to-maturity investments	255			
VI. Other long-term assets	260		2,319,484,845	2,693,062,317
1. Long-term prepaid expenses	261		2,319,484,845	2,693,062,317
2. Deferred tax assets	262			
3. Non-current equipment, supplies and spare parts for replacement	263			
4. Other long-term assets	268			
TOTAL ASSETS (270=100+200)	270		664,925,321,101	615,181,871,309
RESOURCES	Code	Notes	Ending balance	Beginning balance
A - LIABILITIES ((300=310+330)	300		379,309,188,544	335,711,555,717
I. Current liabilities	310		361,600,754,381	315,909,265,957
1. Short-term accounts payable to suppliers	311		26,928,711,184	11,697,524,754
2. Short-term advances from customers	312		608,785,508	6,090,853,332
3. Taxes and other amounts payable to State Treasury	313	V.4	3,098,360,088	1,734,271,884
4. Payables to employees	314		24,136,348,490	19,239,545,593
5. Short-term accrued expenses	315		115,808,221	374,300,826
6. Intra-Company current payables	316			
7. Payables based on stages of construction contract schedule	317			
8. Short-term unearned revenue	318			
9. Other short-term payables	319		3,225,067,853	4,443,031,584
10. Short-term loans and finance lease obligations	320		303,399,884,451	271,983,366,383
11. Sort-term provision	321			
12. Bonus and welfare fund	322		87,788,586	346,371,601
13. Price stabilization fund	323			
14. Government bond purchased for resale	324			
II. Non-current liabilities	330		17,708,434,163	19,802,289,760
1. Long-term accounts payable to suppliers	331			
2. Long-term advances from customers	332			
3. Long-term accrued expenses ,	333			
4. Intra-company payables for operating capital received	334			
5. Intra-Company long-term payables	335			

6. Long-term unearned revenue	336			
7. Other long-term liabilities	337			
8. Long-term loans and finance lease obligations	338		17,708,434,163	19,802,289,760
9. Exchangeable bonds	339			
10. Preference stocks	340			
11. Science and technology development fund	341			
12. Long-term provisions	342			
13. Science and Technology Development Fund	343			
RESOURCES	Code	Notes	Ending balance	Beginning balance
B - OWNERS' EQUITY (400=410+420)	400		285,616,132,557	279,470,315,592
I. Capital	410		285,616,132,557	279,470,315,592
1. Issued share capital	411		238,965,340,000	238,965,340,000
- Ordinary shares with voting rights			238,965,340,000	238,965,340,000
- Preference shares				
2. Share premium	412			
3. Conversion option on convertible bonds	413			
4. Other capital	414			
5. Treasury stocks (*)	415			
6. Differences upon asset revaluation	416			
7. Foreign exchange differences	417			
8. Investment and development fund	418			
9. Enterprise reorganization assistance fund	419			
10. Other funds belonging to owners's equity	420			
11. Retained profits	421		46,650,792,557	40,504,975,592
- Retained profits brought forward	421a		28,406,556,237	25,855,968,958
- Profit for the current year	421b	VI.3	18,244,236,320	14,649,006,634
12. Construction investment fund	422			
II. Other funds	430			
1. Funds	431			
2. Funds that form fixed assets	432			
TOTAL RESOURCES (430=300+400)	440		664,925,321,101	615,181,871,309

OFF-BALANCE SHEET ITEMS REQUIRING ADJUSTMENT

ITEMS	Notes	Ending balance	Beginning balance
1. Off-balance sheet assets			
2. Goods in stock, goods received but not invoiced			
3. Goods received for delivery processing			
4. Doubtful debts have been processed			
5. Foreign currency (USD)			
6. Estimated business expenses, projects			

Preparer

Ha Thi Mi

Chief Accountant

Nguyen Thuy Nga

Chief Executive Officer



TỔNG GIÁM ĐỐC
Nguyễn Việt Thắng

Thai Nguyen, 19 January 2026

STATEMENT OF INCOME

Quarter IV/2025

Currency: VND

Items	Code	Notes	Quarter 4/2025		Accumulated to the end of period 4/2025	
			Current year	Previous year	Current year	Previous year
1. Revenue from sales of goods and rendering of services	01	VI.1	150,517,254,960	156,516,122,859	628,215,172,303	563,129,638,093
2. Revenue deductions	02				-	-
3. Net revenue sales of goods and provision of services (10 = 01 - 02)	10		150,517,254,960	156,516,122,859	628,215,172,303	563,129,638,093
4. Cost of goods sold and services	11		111,154,243,591	120,085,990,293	474,646,036,373	429,516,186,006
5. Gross profit from sale of goods and rendiring of services (20 = 10 - 11)	20		39,363,011,369	36,430,132,566	153,569,135,930	133,613,452,087
6. Finance income	21		314,379,187	2,474,266,124	5,511,040,445	5,841,438,488
7. Financial expenses	22		6,157,492,993	5,875,406,603	29,381,641,973	31,359,882,929
- In which: Interest expense	23		5,385,472,384	4,439,656,216	19,732,711,419	18,568,426,904
8. Selling expenses	24		3,102,805,842	4,643,062,245	16,499,265,617	18,018,742,975
9. General and Administrative Expenses	25		25,772,943,768	20,035,385,490	94,377,026,626	74,228,445,109
10. Net operating profit 30 = 20 + (21 - 22) - (24+25)	30		4,644,147,953	8,350,544,352	18,822,242,159	15,847,819,562
11. Other income	31		2,199,217,164	516,164,305	3,204,784,849	1,088,189,890
12. Other expenses	32		357,108,237	54,400,977	688,070,601	555,450,935
13. Results of other activities (40 = 31 - 32)	40		1,842,108,927	461,763,328	2,516,714,248	532,738,955
14. Profit before tax 50 = 30 + 40)	50	VI.2	6,486,256,880	8,812,307,680	21,338,956,407	16,380,558,517
15. Income tax expense - current	51	VI.2	520,800,416	661,195,755	3,094,720,087	1,585,809,253
16. Income tax expense/(benefit) - deferred	52					
17. Net profit after tax (60 = 50 - 51-52)	60	VI.3	5,965,456,464	8,151,111,925	18,244,236,320	14,794,749,264
18. Basic earnings per share	70	VI.3	250	341	763	619

Preparer
(signed)

Ha Thi Mi

Chief Accountant
(signed)

Nguyen Thuy Nga

Thai Nguyen, 19 January 2026

Chief Executive Officer
(signed)



TỔNG GIÁM ĐỐC
Nguyễn Việt Cường

STATEMENT OF CASH FLOWS

(Direct method)

ITEMS	Code	Notes	Quarter 4/2025		Accumulated to the end of period 4/2025	
			Current year	Previous year	Current year	Previous year
1	2	3	4	5	6	7
I. CASH FLOWS FROM OPERATING ACTIVITIES						
1. Income from sales of merchandises, services rendered	01		165,059,449,734	152,269,211,925	611,650,407,943	597,974,111,493
2. Payments to suppliers of merchandises and services	02		(62,751,312,154)	(66,260,034,437)	(243,152,398,828)	(282,567,138,721)
3. Payments to employees	03		(75,509,978,326)	(61,559,536,300)	(308,755,955,346)	(229,367,234,500)
4. Interest paid	04		(5,670,958,052)	(4,260,424,986)	(20,010,163,865)	(18,922,692,314)
5. Income tax paid	05				(1,585,809,253)	(2,172,826,296)
6. Other income from operating activity	06		6,092,315,163	12,714,110,812	26,733,660,691	28,110,071,467
7. Other payments for operating activities	07		(12,344,978,696)	(13,621,410,320)	(49,007,346,352)	(45,628,303,383)
Net cash flows from investing activities	20		14,874,537,669	19,281,916,694	15,872,394,990	47,425,987,746
II. CASH FLOWS FROM INVESTING ACTIVITIES					-	-
1. Purchase and construction of fixed assets and other long-term assets	21		(2,218,272,269)	(2,122,150,920)	(9,610,464,989)	(6,869,253,351)
2. Proceeds from sale, disposal of fixed assets and other long-term assets	22				426 350 800	
3. Loans to other entitles and payments for purchase of debt instruments of other entitles	23					
4. Collections from borrowers and proceeds from sale of debt instrument of other entitles	24					
5. Payments for investments in other entitles	25					
6. Proceeds from sale of investments in other entitles	26					
7. Interest earned, dividends and profits received	27		4,082,584	1,455,182	8,759,937	3,100,603
Net cash flows from investing activities	30		(2,214,189,685)	(2,120,695,738)	(9,175,354,252)	(6,866,152,748)
III. CASH FLOWS FROM FINANCING ACTIVITIES					-	-
1. Income received from owner's paid in capital	31				-	-
2. Payments for owner's paid in capital, repurchase of shares issued by enterprises	32				-	-
3. Short-term, long-term loans received	33		140,275,943,780	141,086,581,379	612,123,086,041	557,604,527,238
4. Payments to settle loan principals	34		(166,818,510,791)	(132,953,883,443)	(602,004,064,574)	(546,801,262,732)
5. Payment of principal of finance lease liabilities	35		(2,975,697,120)	(2,069,976,315)	(10,154,778,307)	(7,843,656,558)
6. Dividend, profit paid to owner	36				(11,295,489,200)	
Net cash flows from financing activities	40		(29,518,264,131)	6,062,721,621	(11,331,246,040)	2,959,607,948
Net cash flows during the year (50=20+30+40)	50		(16,857,916,147)	23,223,942,577	(4,634,205,302)	43,519,442,946
Cash and cash equivalents at the beginning of the year	60		84,014,782,056	40,428,164,740	66,188,652,548	17,713,662,591
EFFECT OF EXCHANGE RATE FLUCTUATIONS ON CASH AND CASH EQUIVALENTS	61		1,719,378,624	2,536,545,231	7,321,797,287	4,955,547,011
Cash and cash equivalents at the end of the period (70=50+60+61)	70	IV.1	68,876,244,533	66,188,652,548	68,876,244,533	66,188,652,548

Preparer
(signed)

Ha Thi Mi

Chief Accountant
(signed)

Nguyen Thuy Nga

Thai Nguyen, 19 January 2026

Chief Executive Officer
(signed)



TỔNG GIÁM ĐỐC
Nguyễn Việt Hằng

TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

Address: Diem Thuy Commune, Thai Nguyen Province, Vietnam

Phone number: 02086.567.898

FINANCIAL STATEMENT Quarter IV/2025

NOTES TO THE FINANCIAL STATEMENTS

Quarter IV/2025

I. CHARACTERISTICS OF THE ENTERPRISE'S OPERATIONS

1. Ownership structure : Joint Stock Company

- TDT Investment And Development Joint Stock Company is established and worked under Business registration certificate No. 4600941221 was first issued on March 22, 2011, 13th change: October 30, 2024 issued by the Business Registration Office - Department of Planning and Investment of Thai Nguyen province.

- Address of the Company's headquarter: Thuan Phap Hamlet, Diem Thuy Commune, Thai Nguyen Province, Vietnam.

- The Company's charter capital according to the latest Business Registration Certificate is: VND 238,965,340,000 (Two hundred thirty-eight billion, nine hundred sixty-five million, three hundred forty thousand Vietnam dong/.)

Equivalent to 23,896,534 shares

2. Business field : Manufacture and Business domestically and internationally

3. Form of capital ownership :

- Manufacture and trading of export garments.
- construct residential and industrial facilities, infrastructure construction.
- Manufacture products from Plastic
- Restaurants, hotels, and catering services.
- Transport passengers and goods by road.
- Import and export of company's products.
- Laundry, cleaning of textile and fur products

II. FINANCIAL YEAR AND ACCOUNTING CURRENCY

1. Financial year

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

2. Accounting and presentation currency

The Company's accounting currency is Vietnam Dong ("VND").

III. ACCOUNTING STANDARDS AND SYSTEM

1. Accounting standards applicable

The financial statements of the company are prepared in accordance with Vietnamese Enterprise Accounting System.

2. Applied accounting documentation system

The group's applied accounting documentation system is the General Journal system. The accounting work is performed on software on the computer.

3. Statement of compliance

TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

Address: Diem Thuy Commune, Thai Nguyen Province, Vietnam

Phone number: 02086.567.898

FINANCIAL STATEMENT Quarter IV/2025

Notes to the financial statements (continued)

- The Board of Directors of the Company ensures full compliance with the requirements of the current Vietnamese Accounting Standards and the Vietnamese Accounting System for enterprises in the preparation of financial statements.
- The Company applies the Vietnamese Accounting Standards and the Vietnamese Accounting System for enterprises issued under Circular No. 200/2014/TT-BTC dated December 22, 2014 by the Ministry of Finance, Circular No. 75/2015/TT-BTC dated May 18, 2015, and Circular No. 53/2016/TT-BTC dated March 21, 2016 by the Ministry of Finance amending and supplementing some provisions of Circular No. 200/2014/TT-BTC dated December 22, 2014 guiding the accounting system for enterprises..

IV. APPLIED ACCOUNTING POLICIES

1. Basis for preparing Financial Statements

Financial statements are presented on the 'at cost' principle.

2. Cash and cash equivalents

Cash and cash equivalents include cash on hand, bank deposits, money in transit, and short-term investments with a maturity of three months or less from the date of purchase, which are readily convertible to a known amount of cash and subject to an insignificant risk of changes in value.

3. Trade receivables and other receivables, provision for doubtful debts

Trade receivables and other receivables are recognized based on invoices and supporting documents.

The provision for doubtful debts is established based on an assessment of the recoverability of each receivable.

The provision for doubtful debts is made for each receivable based on the aging of overdue debts or the estimated potential loss, as follows:

- For overdue receivables:
 - 30% of the value for receivables overdue from 6 months to less than 1 year.
 - 50% of the value for receivables overdue from 1 year to less than 2 years.
 - 70% of the value for receivables overdue from 2 years to less than 3 years.
 - 100% of the value for receivables overdue for more than 3 years.
- For receivables not yet overdue but difficult to collect: the provision is based on the estimated potential loss.

4. Inventories

Inventories are measured at cost. The cost of inventories includes purchase costs, processing costs, and other directly attributable costs incurred to bring the inventories to their current location and condition.

Cost is determined on a weighted average basis and The company applies the perpetual method of accounting for inventories.

TTT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

Address: Diem Thuy Commune, Thai Nguyen Province, Vietnam

Phone number: 02086.567.898

FINANCIAL STATEMENT Quarter IV/2025

Notes to the financial statements (continued)

Provision for devaluation of inventories are recognized when the cost exceeds the net realizable value. The net realizable value is the estimated selling price of the inventory less the estimated costs to complete the product and the estimated costs necessary to make the sale.

5. **Tangible fixed assets**

Tangible fixed assets are stated at cost less accumulated depreciation. The cost of fixed assets acquired through purchase and construction transfer includes all expenses that the Company incurs to acquire the asset until it is ready for use. Subsequent costs are only capitalized as part of the asset's cost if they are certain to increase future economic benefits from the use of the asset. Costs that do not meet these conditions are recognized as expenses in the period incurred.

When tangible fixed assets are sold or retired, the original cost and accumulated depreciation are written off, and any gain or loss arising from the disposal is recognized as income or expense in the period.

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

<u>Type of fixed assets:</u>	<u>Years</u>
Buildings and structures	05 – 25
Machinery and equipment	03 – 10
Motor vehicles	06 – 08
office equipment	03 – 05

6. **Intangible fixed assets**

Land use rights

Land use rights represent all actual costs incurred by the Company directly related to the land, including: the amount spent to acquire the land use rights, compensation costs, site clearance, land leveling, and registration fees. Land use rights with a limited term are amortized over the usage period. Land use rights with an indefinite term are not amortized.

Software

Computer software represents all costs incurred by the Company up to the point the software is put into use. Computer software is amortized over a period of 3 to 5 years.

7. **Operating lease assets**

Leases assets are classified as operating leases if the majority of the risks and benefits associated with ownership of the asset are retained by the lessor. Operating lease expenses are recognized as expenses on a straight-line basis over the lease term, regardless of the lease payment method.

8. **Construction in progress.**

Construction in progress is presented at cost, including costs related to repair, renovation, upgrading, and the construction of new factory buildings of the Company.

9. **Borrowing Costs**

Borrowing costs are recognized as expenses in the period incurred. In cases where borrowing costs are directly related to the investment in construction or production of

TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

Address: Diem Thuy Commune, Thai Nguyen Province, Vietnam

Phone number: 02086.567.898

FINANCIAL STATEMENT Quarter IV/2025

Notes to the financial statements (continued)

unfinished products that require a sufficiently long period (over 12 months) to be ready for use as intended or to be sold, such borrowing costs are capitalized.

For general loans, including those used for construction or production of unfinished products, the capitalized borrowing costs are determined based on the capitalization rate for the weighted average accumulated costs incurred for construction or production of the asset. The capitalization rate is calculated based on the weighted average interest rate of loans outstanding during the period, excluding specific loans used for the purpose of forming a specific asset.

10. Long-term Prepaid Expenses

Tools and Equipment

Tools and equipment that have been put into use are amortized as expenses over the period using the straight-line method, with the amortization period not exceeding 36 months.

Other Long-term Prepaid Expenses.

Other long-term prepaid expenses are amortized as expenses over the period using the straight-line method, with the amortization period not exceeding 36 months.

11. Trade Payables and Other Payables

Trade payables and other payables are recognized based on invoices and supporting documents.

12. Accrued Expenses

Accrued expenses are recognized based on reasonable estimates of the amounts owed for goods and services consumed during the period.

13. Owner's Equity – Funds

The Company's business capital is the investment capital from shareholders, recognized based on the capital contributed by the shareholders..

Funds are established and used according to the Company's charter.

14. Treasury Shares

When shares of the Company's equity are repurchased, the payment amount, including related transaction costs, is recognized as treasury shares and reflected as a deduction in equity.

15. Dividends

Dividends are recognized as payables in the period in which the dividend is declared.

16. Corporate Income Tax

The Company is obliged to pay corporate income tax at a rate of 20% on taxable income.

Corporate income tax expense for the period includes current income tax and deferred income tax.

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Current income tax is calculated based on taxable income for the period at the tax rate applicable at the end of the period. Taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting as well as income and expenses that are either non-taxable or non-deductible.

Deferred income tax represents income tax that will be paid or refunded due to temporary differences between the carrying amount of assets and liabilities for financial reporting purposes and the amounts used for tax purposes. Deferred tax liabilities are recognized for all taxable temporary differences. Deferred tax assets are only recognized when it is certain that there will be taxable income in the future to use these temporary differences.

The carrying amount of deferred income tax assets is reviewed at the end of the fiscal year and adjusted to ensure that there is sufficient taxable income to utilize all or part of the deferred tax assets.

In 2019, TDT Investment and Development Joint Stock Company – TDT Dai Tu Branch, under an investment project located in a particularly difficult economic area as per Decree No. 31/2021/ND-CP, is exempt from tax for the first 4 years and enjoys a 50% tax reduction for the following 9 years.

According to Clause 1, Article 11, Circular 96/2015/TT-BTC, the preferential tax rate of 10% applies for 15 years on income derived from new investment projects in especially difficult socio-economic areas. From 2024, TDT Investment and Development Joint Stock Company – Dai Tu Branch will apply a 5% tax rate for 9 years, and for the following 2 years, the corporate income tax rate will be 10%.

The determination of the Company's income tax is based on current tax regulations. However, these regulations change over time, and the final determination of corporate income tax depends on the results of inspections by the tax authorities.

17. Revenue Recognition Principles

When providing services, revenue is recognized when there are no significant uncertainties related to payment or associated costs.

Interest income is recognized on an accrual basis, determined by the balance of deposit accounts and the applicable interest rate.

Dividends and profits to be distributed are recognized when the contributing parties have the right to receive profits from their investment. Interest from other investments is recognized when the Company has the right to receive the interest.

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Notes to the financial statements (continued)**V. SUPPLEMENTARY INFORMATION TO ITEMS DISCLOSED IN THE BALANCE SHEET****1. Cash and cash equivalents**

	Ending balance	Beginning balance
Cash on hand	1.052.056.666	276.418.998
Cash in bank	67.824.187.867	65.912.233.550
Cash in transit		
Total	68.876.244.533	66.188.652.548

2. Construction in progress

	Ending balance	Beginning balance
Cost of renovation and expansion of the factory.	1.871.143.402	2.178.848.532
Cộng	1.871.143.402	2.178.848.532

3. Inventories

	Ending balance	Beginning balance
- Raw materials	24.302.785.638	18.009.592.864
- Tools and supplies	52.657.282	87.609.062
- Work in progress	7.060.370.675	6.272.692.725
- Finished goods	314.506.878.875	289.492.132.419
- Merchandise inventories	42.885.059	42.885.059
- Provision for devaluation of inventories	(383.000.809)	(383.000.809)
Total	345.582.576.720	313.521.911.320

4. Taxes and receivables, payables to State Treasury

	Ending balance	Beginning balance
a. Receivables		
- Personal income tax	507.333.820	627.875.593
- Resource tax	20.945.000	24.564.000
- Property tax	9.339.354	18.678.447
- Other payables	7.500.000	16.100.000
Total	545.118.174	687.218.040
b. Payables		
- Personal income tax		
-Corporate income tax	3.094.720.088	1.585.809.254
-Fees and charges	3.640.000	2.720.000
- Other payables		
Total	3.098.720.088	1.588.529.254

TDT INVESTMENT AND DEVELOPMENT JOINT STOCK COMPANY

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FINANCIAL STATEMENT Quarter IV/2025

Notes to the financial statements (continued)**VI. SUPPLEMENTARY INFORMATION TO ITEMS DISCLOSED IN THE STATEMENT OF INCOME****1. Net revenue sales of goods and provision of services**

	<u>Quarter 4/2025</u>	<u>Quarter 4/2024</u>
Revenue sales of goods and provision of services	<u>150.517.254.960</u>	<u>156.516.122.859</u>
Revenue deductions		
Net revenue sales of goods and provision of services	<u>150.517.254.960</u>	<u>156.516.122.859</u>

2. Current corporate income tax expenses

Corporate income tax payable for the year is estimated as follows:

	<u>Quarter 4/2025</u>	<u>Quarter 4/2024</u>
Profit before tax	6.486.256.880	8.812.307.680
Non-taxable income:	2.856.424.656	3.278.595.749
Non-deductible expenses		
Assessable income	3.629.832.224	5.533.711.931
Tax rate	5% và 20%	5% và 20%
Income tax rate reduction	-	-
Income tax expense based on taxable income for the current year	520.800.416	661.195.755
Current corporate income tax:	<u>520.800.416</u>	<u>661.195.755</u>

3. Basic earnings per share:

	<u>Quarter 4/2025</u>	<u>Quarter 4/2024</u>
- Net profit after corporate income tax	5.965.456.464	8.151.111.925
- Adjustments to increase or decrease accounting profit to determine the profit allocated to common shareholders		
- Profit attributable to ordinary equity holders	5.965.456.464	8.151.111.925
- Weighted average number of ordinary shares in circulation outstanding in the year	23.896.534	23.896.534
Basic earnings per share	250	341

Par value of shares: 10,000 VND

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FINANCIAL STATEMENT Quarter IV/2025

Notes to the financial statements (continued)

VII. OTHER INFORMATION

- On December 22, 2014, the Ministry of Finance issued Circular No. 200/2014/TT-BTC, guiding the accounting system for enterprises, replacing Decision No. 15/2006/QĐ-BTC dated March 20, 2006, and Circular No. 244/2009/TT-BTC dated December 31, 2009, of the Ministry of Finance. The Company will apply the provisions of this circular in the preparation and presentation of its financial statements.

- In addition to the information presented above, during the year, the Company did not have any significant events that required disclosure or announcement in the financial statements.

Thai Nguyen, 19 January 2026

Preparer



Ha Thi Mi

Chief Accountant



Nguyen Thuy Nga

Chief Executive Officer



TỔNG GIÁM ĐỐC
Nguyễn Việt Thắng



**TDT INVESTMENT AND DEVELOPMENT
JOINT STOCK COMPANY**

THE SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

No. 03 /2026/CV-TDT

Thai Nguyen, January 19, 2026

***“Regarding: Explanation for the Decrease in
Profit in the Fourth Quarter of 2025 Compared
to the Same Period”***

**To: - The State Securities Commission.
- The Hanoi Stock Exchange (HNX)**

Pursuant to Circular No. 96/2020/TT-BTC dated November 16, 2020 issued by the Ministry of Finance guiding the disclosure of information in the securities market, an explanation is required when profit after corporate income tax between quarters of the disclosure period compared to the corresponding period of the previous year fluctuates by 10% or more, or when business results incur a loss.

With respect to this matter, TDT Investment and Development Joint Stock Company (TDT) hereby provides an explanation of the fluctuation in profit after tax for the fourth quarter of 2025 compared to the corresponding period in 2024, as presented in the Company's financial statements, as follows:



1. Comparison of Revenue and Profit between the Fourth Quarter of 2025 and the Fourth Quarter of 2024

Indicators	the Fourth Quarter of 2025	the Fourth Quarter of 2024	Percentage (%)
Revenue	150,517,254,960	156,516,122,859	(4%)
Cost of goods sold and services	111,154,243,591	120,085,990,293	(7%)
Finance income	314,379,187	2,474,266,124	(87%)
Financial expenses	6,157,492,993	5,875,406,603	105%
Selling expenses	3,102,805,842	4,643,062,245	(33%)
General and Administrative Expenses	25,772,943,768	20,035,385,490	129%
Other income	2,199,217,164	516,164,305	426%
Other expenses	357,108,237	54,400,977	656%
Net profit after tax	5,965,456,464	8,151,111,925	(27%)

Compared to the fourth quarter of 2024, the profit after tax of TDT Investment and Development Joint Stock Company (TDT) in the fourth quarter of 2025 decreased by 27%.

2. Reasons:

- Financial income in the fourth quarter of 2025 decreased by 87% compared to the same period of the fourth quarter of 2024 due to the impact of foreign exchange rates.
- Financial expenses in the fourth quarter of 2025 increased by 105% compared to the same period of the fourth quarter of 2024.
- Selling expenses in the fourth quarter of 2025 decreased by 33% compared to the same period of the fourth quarter of 2024.
- General and administrative expenses in the fourth quarter of 2025 increased by 129% compared to the same period of the fourth quarter of 2024.
- Other income in the fourth quarter of 2025 increased by 426% compared to the same period of the fourth quarter of 2024.
- Other expenses in the fourth quarter of 2025 increased by 656% compared to the same period of the fourth quarter of 2024.
- As the orders that have been completed have not yet been delivered to customers, the Company has not recognized revenue during the period; such revenue is expected to be recognized in the first and second quarters of 2026. Input costs and payments to employees have continued to be incurred and settled as usual.

TDT Investment and Development Joint Stock Company (TDT) hereby certifies that the content of the above explanation is true and accurate.

Sincerely.

Recipients:

- As addressed
- For filing

TDT INVESTMENT AND DEVELOPMENT JOINT
STOCK COMPANY
ON BEHALF OF THE BOARD OF DIRECTORS



CHỦ TỊCH HĐQT
Lưu Chuyên