

Vicostone Joint Stock Company

Interim consolidated financial statements

For the first quarter of 2025



Vicostone Joint Stock Company

GENERAL INFORMATION

THE COMPANY

Vicostone Joint Stock Company ("the Company") is a joint stock company incorporated under the Law on Enterprise of Vietnam pursuant to the Business Registration Certificate for joint stock company No. 0500469512 issued by the Department of Planning and Investment of Ha Tay province (now known as Hanoi city) on 2 June 2005 and its subsequent amendments with the latest being the 20th amendment dated 16 January 2025.

On 5 December 2007, the Company's shares were listed at the Hanoi Stock Exchange (now known as HNX) with the stock code VCS according to the Listing Decision No. 670/QĐ-TTGDHN with permission of the Hanoi Stock Exchange Center.

The current principal activities of the Company are to manufacture and distribute quartz-based compound stone related products.

The Company's head office is located at Hoa Lac Hi-Tech Park, Thach Hoa commune, Thach That district, Hanoi city, Vietnam.

BOARD OF DIRECTORS

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

Mr Ho Xuan Nang	Chairman
Mr Pham Tri Dzung	Member
Ms Tran Lan Phuong	Member
Mr Nguyen Quang Hung	Member
Ms Le Thi Minh Thao	Member

AUDIT COMMITTEE

Member of Audit committee during the period and at the date of this report are:

Mr Nguyen Quang Hung	Head of Audit committee
Ms Tran Lan Phuong	Member

MANAGEMENT

Members of the management during the period and at the date of this report are:

Mr Pham Tri Dzung	General Director
Mr Nguyen Quang Anh	Deputy General Director
Mr Luu Cong An	Deputy General Director
Mr Nguyen Chi Cong	Deputy General Director
Mr Dong Quang Thuc	Deputy General Director
Ms Tran Thi Thu Huong	Deputy General Director

LEGAL REPRESENTATIVE

The legal representative of the Company during the period and at the date of this report is Mr Ho Xuan Nang, Chairman. Mr Pham Tri Dzung is authorised by Mr Ho Xuan Nang to sign the accompanying interim consolidated financial statements for the first quarter of 2025 in accordance with the Letter of Authorisation No. 2702/2023 UQ/VCS-CTHĐQT dated 27 February 2023.

Vicostone Joint Stock Company

REPORT OF MANAGEMENT

Management of Vicostone Joint Stock Company ("the Company") is pleased to present this report and the interim consolidated financial statements of the Company and its subsidiary (collectively referred to as the "Company and its subsidiary") for the first quarter of 2025.

MANAGEMENT'S RESPONSIBILITY IN RESPECT OF THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS

Management is responsible for the interim consolidated financial statements of each financial period which give a true and fair view of the interim consolidated financial position of the Company and its subsidiary and of the interim consolidated results of its operations and its interim consolidated cash flows for the period. In preparing those interim consolidated financial statements, management is required to:

- ▶ select suitable accounting policies and then apply them consistently;
- ▶ make judgements and estimates that are reasonable and prudent;
- ▶ state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the interim consolidated financial statements; and
- ▶ prepare the interim consolidated financial statements on the going concern basis unless it is inappropriate to presume that the Company and its subsidiary will continue its business.

Management is responsible for ensuring that proper accounting records are kept which disclose, with reasonable accuracy at any time, the interim consolidated financial position of the Company and its subsidiary and ensuring that the accounting records comply with the applied accounting system. It is also responsible for safeguarding the assets of the Company and its subsidiary and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Management confirmed that it has complied with the above requirements in preparing the accompanying interim consolidated financial statement.

STATEMENT BY MANAGEMENT

Management does hereby state that, in its opinion, the accompanying interim consolidated financial statements give a true and fair view of the interim consolidated financial position of the Company and its subsidiary as at 31 March 2025 and of the interim consolidated results of its operations and its interim consolidated cash flows for the first quarter of 2025 in accordance with Vietnamese Accounting Standards, Vietnamese Enterprise Accounting System and the statutory requirements relevant to the preparation and presentation of the interim consolidated financial statements.

For and on behalf of management:



Pham Tri Dzung
General Director

29 April 2025

INTERIM CONSOLIDATED BALANCE SHEET
as at 31 March 2025


Currency: VND

ASSETS	Code	Notes	31 March 2025	31 December 2024
A. CURRENT ASSETS	100		5,472,729,490,622	5,473,448,538,482
<i>I. Cash and cash equivalents</i>	110	4.1	1,772,887,479,102	1,583,190,798,036
1. Cash	111		335,787,479,102	325,090,798,036
2. Cash equivalents	112		1,437,100,000,000	1,258,100,000,000
<i>II. Short-term investments</i>	120		768,000,000,000	670,000,000,000
1. Held-to-maturity investments	123	4.1	768,000,000,000	670,000,000,000
<i>III. Current accounts receivable</i>	130		1,265,123,841,947	1,328,693,368,799
1. Short-term trade receivables	131	4.2	1,252,232,872,055	1,327,073,083,688
2. Short-term advances to suppliers	132		27,291,101,318	19,547,116,693
3. Other short-term receivables	136	4.3	9,272,273,462	5,745,573,306
4. Provision for doubtful short-term receivables	137		(23,672,404,888)	(23,672,404,888)
<i>IV. Inventories</i>	140	4.4	1,603,653,834,238	1,816,451,063,141
1. Inventories	141		1,641,328,283,860	1,854,125,512,763
2. Provision for obsolete inventories	149		(37,674,449,622)	(37,674,449,622)
<i>V. Other current assets</i>	150		63,064,335,335	75,113,308,506
1. Short-term prepaid expenses	151	4.8	5,595,390,328	3,431,668,832
2. Value-added tax deductible	152		57,413,950,661	71,681,639,674
3. Tax and other receivables from the State	153		54,994,346	-
B. NON-CURRENT ASSETS	200		997,671,647,307	993,523,472,901
<i>I. Long-term receivables</i>	210		836,798,010	836,798,010
1. Other long-term receivables	216		836,798,010	836,798,010
<i>II. Fixed assets</i>	220		760,371,847,884	790,145,802,475
1. Tangible fixed assets	221	4.5	757,779,470,937	787,334,951,715
Cost	222		2,246,692,641,757	2,243,751,326,387
Accumulated depreciation	223		(1,488,913,170,820)	(1,456,416,374,672)
2. Intangible fixed assets	227	4.6	2,592,376,947	2,810,850,760
Cost	228		32,321,927,247	32,321,927,247
Accumulated amortisation	229		(29,729,550,300)	(29,511,076,487)
<i>III. Long-term assets in progress</i>	240	4.7	217,367,181,147	184,382,312,159
1. Construction in progress	242		217,367,181,147	184,382,312,159
<i>IV. Other long-term assets</i>	260		19,095,820,266	18,158,560,257
1. Long-term prepaid expenses	261	4.8	14,678,527,455	13,551,809,276
2. Deferred tax assets	262		4,417,292,811	4,606,750,981
TOTAL ASSETS	270		6,470,401,137,929	6,466,972,011,383


INTERIM CONSOLIDATED BALANCE SHEET (continued)
as at 31 March 2025

Currency: VND


RESOURCES	Code	Notes	31 March 2025	31 December 2024
C. LIABILITIES	300		1,214,764,171,638	1,357,349,867,553
I. Current liabilities	310		1,184,056,112,684	1,326,641,808,599
1. Short-term trade payables	311	4.9	102,802,783,537	182,811,430,731
2. Short-term advances from customers	312		12,925,540,060	15,379,988,802
3. Statutory obligations	313	4.10	31,466,476,944	102,554,763,371
4. Payables to employees	314		11,414,750,248	8,371,060,257
5. Short-term accrued expenses	315	4.11	5,633,706,590	4,327,053,635
6. Other short-term payables	319	4.12	2,823,125,300	4,873,515,862
7. Short-term loans	320	4.14	977,014,520,666	934,887,637,213
8. Bonus and welfare fund	322	4.13	39,975,209,339	73,436,358,728
II. Non-current liabilities	330		30,708,058,954	30,708,058,954
1. Long-term loans	338	4.14	28,764,048,954	28,764,048,954
2. Long-term provisions	342		1,944,010,000	1,944,010,000
D. OWNERS' EQUITY	400		5,255,636,966,291	5,109,622,143,830
I. Owners' equity	410	4.15	5,255,636,966,291	5,109,622,143,830
1. Issued share capital	411		1,600,000,000,000	1,600,000,000,000
- Ordinary shares with voting rights	411a		1,600,000,000,000	1,600,000,000,000
2. Share premium	412		290,584,886	290,584,886
3. Investment and development fund	418		86,009,557,847	87,711,466,023
4. Other funds belonging to owners' equity	420		18,551,233,538	18,551,233,538
5. Undistributed earnings	421		3,550,785,590,020	3,403,068,859,383
- Undistributed earnings by the end of prior period	421a		3,386,207,651,778	3,264,512,387,757
- Undistributed earnings of current period	421b		164,577,938,242	138,556,471,626
TOTAL LIABILITIES AND OWNERS' EQUITY	440		6,470,401,137,929	6,466,972,011,383



Tran Thi Huong Thu
Preparer



Nguyen Phuong Anh
Chief Accountant



Pham Tri Dung
General Director


Hanoi, Vietnam


29 April 2025


INTERIM CONSOLIDATED INCOME STATEMENT
for the first quarter of 2025

Currency: VND

ITEMS	Code	Notes	1 st quarter		For the three-month period ended 31 March	
			2025	2024 (restated)	2025	2024 (restated)
1. Revenue from sale of goods	01	5.1	1,018,881,040,260	1,074,680,028,566	1,018,881,040,260	1,074,680,028,566
2. Deductions	02	5.1	831,310,396	791,847,098	831,310,396	791,847,098
3. Net revenue from sale of goods	10	5.1	1,018,049,729,864	1,073,888,181,468	1,018,049,729,864	1,073,888,181,468
4. Cost of goods sold	11	5.2	772,185,345,266	784,304,458,350	772,185,345,266	784,304,458,350
5. Gross profit from sale of goods	20		245,864,384,598	289,583,723,118	245,864,384,598	289,583,723,118
6. Finance income	21	5.3	23,428,851,092	18,597,005,615	23,428,851,092	18,597,005,615
7. Finance expenses	22	5.4	13,722,765,506	11,513,610,885	13,722,765,506	11,513,610,885
<i>In which: Interest expense</i>	23		8,660,676,007	0,426,961,368	8,660,676,007	10,426,961,368
8. Selling expenses	25	5.5	43,558,808,509	37,836,575,239	43,558,808,509	37,836,575,239
9. General and administrative expenses	26	5.6	14,026,234,666	14,006,326,066	14,026,234,666	14,006,326,066
10. Operating profit	30		197,985,427,009	244,824,216,543	197,985,427,009	244,824,216,543
11. Other income	31	5.7	61,807,795	166,594,207	61,807,795	166,594,207
12. Other expenses	32	5.8	1,835,754,453	1,419,809,364	1,835,754,453	1,419,809,364
13. Other loss	40		(1,773,946,658)	(1,253,215,157)	(1,773,946,658)	(1,253,215,157)
14. Accounting profit before tax	50		196,211,480,351	243,571,001,386	196,211,480,351	243,571,001,386
15. Current corporate income tax expenses	51	5.10	31,444,083,939	38,498,940,875	31,444,083,939	38,498,940,875
16. Deferred tax income	52		189,458,170	327,434,391	189,458,170	327,434,391
17. Net profit after tax	60		164,577,938,242	204,744,626,120	164,577,938,242	204,744,626,120
18. Basic earnings per share	70		972	1,211	972	1,211
19. Diluted earnings per share	71		972	1,211	972	1,211


Tran Thi Huong Thu
Preparer


Nguyen Phuong Anh
Chief Accountant


Pham Tri Dung
General Director



Hanoi, Vietnam
29 April 2025

INTERIM CONSOLIDATED CASH FLOW STATEMENT
for the three-month period ended 31 March 2025

Currency: VND

ITEMS	Code	Notes	For the three-month period ended 31 March 2025	For the three-month period ended 31 March 2024
I. CASH FLOWS FROM OPERATING ACTIVITIES				
Accounting profit before tax	01		196,211,480,351	243,571,001,386
Adjustments for:				
Depreciation of tangible fixed assets and amortisation of intangible fixed assets and land rental allocation	02		32,783,953,061	33,047,382,465
Provisions	03		-	33,382,245
Foreign exchange (gains)/losses arising from revaluation of monetary accounts denominated in foreign currency	04		1,371,442,366	(4,328,746,108)
Profits from investing activities	05		(13,784,649,909)	(5,978,151,268)
Interest expenses	06		8,660,676,007	10,426,961,368
Operating profit before changes in working capital	08		225,242,901,876	276,771,830,088
Decrease in receivables	09		85,157,954,954	(85,984,286,118)
Decrease/(increase) in inventories	10		212,797,228,903	301,579,141,079
(Decrease)/increase in payables	11		(99,546,929,436)	(24,225,778,474)
(Increase)/decrease in prepaid expenses	12		(3,359,122,775)	(1,571,467,543)
Interest paid	14		(9,055,225,733)	(11,441,557,708)
Corporate income tax paid	15		(101,965,193,856)	(110,381,858,065)
Other cash outflows for operating activities	17		(30,355,414,163)	(22,207,462,206)
Net cash flows from operating activities	20		278,916,199,770	322,538,561,053
II. CASH FLOWS FROM INVESTING ACTIVITIES				
Purchase and construction of fixed assets	21		(38,944,048,244)	(36,259,781,259)
Loans to other entities and payments for purchase of debt instruments of other entities	23		(388,000,000,000)	-
Loans to other entities and proceeds from sale of debt instruments of other entities	24		290,000,000,000	-
Interest and dividend received	27		11,327,663,607	5,978,151,268
Net cash flows used in investing activities	30		(125,616,384,637)	(30,281,629,991)

INTERIM CONSOLIDATED CASH FLOW STATEMENT (continued)
for the three-month period ended 31 March 2025

Currency: VND

ITEMS	Code	Notes	For the three-month period ended 31 March 2025	For the three-month period ended 31 March 2024
III. CASH FLOWS FROM FINANCING ACTIVITIES				
Drawdown of borrowings	33		458,574,029,293	300,540,758,694
Payment of borrowings	34		(421,076,383,088)	(404,977,050,435)
Dividends paid to shareholders	36		(2,263,290,600)	(2,128,916,800)
Net cash flows used in financing activities	40		35,234,355,605	(106,565,208,541)
Net increase in cash for the period	50		188,534,170,738	185,691,722,521
Cash and cash equivalents at beginning of period	60		1,583,190,798,036	1,403,055,900,429
Impact of foreign exchange rate fluctuation	61		1,162,510,328	1,617,952,625
Cash and cash equivalents at end of period	70		1,772,887,479,102	1,590,365,575,575

Tran Thi Huong Thu
Preparer

Nguyen Phuong Anh
Chief Accountant



Phạm Tri Dung
General Director

Hanoi, Vietnam

29 April 2025

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS
as at 31 March 2025 and for the first quarter of 2025

1. CORPORATE INFORMATION

Vicostone Joint Stock Company ("the Company") is a joint stock company incorporated under the Law on Enterprise of Vietnam pursuant to the Business Registration Certificate for joint stock company No. 0500469512 issued by the Department of Planning and Investment of Ha Tay Province (now known as Hanoi City) on 2 June 2005 and its subsequent amendments with the latest being the 20th amendment dated 16 January 2025.

On 5 December 2007, the Company's shares were listed at the Hanoi Stock Exchange (now known as HNX) with the stock code VCS according to the Listing Decision No. 670/QD-TTGDHN with permission of the Hanoi Stock Exchange Center.

The current principal activities of the Company are to manufacture and distribute quartz-based compound stone related products.

The Company and its subsidiary's normal course of business cycle is 12 months.

The Company's head office is located at Hoa Lac Hi-Tech Park, Thach Hoa commune, Thach That district, Hanoi city, Vietnam.

The Company's total number of employees as at 31 March 2025 is 848 (31 December 2024: 827).

Corporate structure

As at 31 March 2025, the Company has a subsidiary which is Phenikaa Hue Investment and Processing Mineral One Member Company Limited ("Phenikaa Hue Company") (31 December 2024: 1)

Phenikaa Hue Company is a one-member limited liability company incorporated under the Law on Enterprise of Vietnam pursuant to the Business Registration Certificate No. 3301601070 issued by the Department of Planning and Investment of Thua Thien Hue province on 21 December 2016 and the amended Business Registration Certificates with the latest being the 8th amendment dated 6 January 2025. The head office of Phenikaa Hue Company is located at Lot CN15 Zone B, Phong Dien Industry Park, Phong Hoa commune, Phong Dien district, Thua Thien Hue province. The principal activities of Phenikaa Hue Company are to invest and process minerals.

As at 31 March 2025, the Company holds 100% equity in this subsidiary.

2. BASIS OF PREPARATION

2.1 Accounting standards and system

The interim consolidated financial statements of the Company and its subsidiary, which are expressed in Vietnam Dong ("VND"), are prepared in accordance with Vietnamese Enterprise Accounting System and other Vietnamese Accounting Standards issued by the Ministry of Finance as per:

- ▶ Decision No. 149/2001/QD-BTC dated 31 December 2001 on the Issuance and Promulgation of Four Vietnamese Accounting Standards (Series 1);
- ▶ Decision No. 165/2002/QD-BTC dated 31 December 2002 on the Issuance and Promulgation of Six Vietnamese Accounting Standards (Series 2);
- ▶ Decision No. 234/2003/QD-BTC dated 30 December 2003 on the Issuance and Promulgation of Six Vietnamese Accounting Standards (Series 3);
- ▶ Decision No. 12/2005/QD-BTC dated 15 February 2005 on the Issuance and Promulgation of Six Vietnamese Accounting Standards (Series 4); and
- ▶ Decision No. 100/2005/QD-BTC dated 28 December 2005 on the Issuance and Promulgation of Four Vietnamese Accounting Standards (Series 5).

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

2. BASIS OF PREPARATION (continued)

2.1 Accounting standards and system (continued)

Accordingly, the accompanying interim consolidated financial statements, including their utilisation are not designed for those who are not informed about Vietnam's accounting principles, procedures and practices and furthermore are not intended to present the interim consolidated financial position and interim consolidated results of operations and interim consolidated cash flows of the Group in accordance with accounting principles and practices generally accepted in countries other than Vietnam.

2.2 Fiscal year

The Company and its subsidiary's fiscal year applicable for the preparation of its interim consolidated financial statements start on 1 January and ends on 31 December.

2.3 Accounting currency

The interim consolidated financial statements are prepared in VND, which is also the Company's accounting currency.

2.4 Basis of consolidation

The interim consolidated financial statements comprise the financial statements of the Company and its subsidiary for the first quarter of 2025.

The subsidiary is fully interim consolidated from the date of acquisition, being the date on which the Company obtains control, and continued to be interim consolidated until the date that such control ceases.

The financial statements of the subsidiary are prepared for the same reporting period as the Company, using consistent accounting policies.

All intra-company balances, income and expenses and unrealised gains or losses resulting from intra-company transactions are eliminated in full.

Non-controlling interests represent the portion of profit or loss and net assets not held by the Company and its subsidiary are presented separately in the interim consolidated income statement and within equity in the interim consolidated balance sheet, separately from shareholders' equity.

Impact of change in the ownership interest of a subsidiary, without a loss of control, is recorded in undistributed earnings.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

3.1 Cash and cash equivalents

Cash and cash equivalents comprise cash on hand, cash in banks and short-term, investments with an original maturity of less than three months that are readily convertible into known amounts of cash and that are subject to an insignificant risk of change in value.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.2 Inventories

Inventories are measured at their historical costs. The cost of inventories comprises costs of purchase, costs of processing (including raw materials, direct labor cost, other directly related cost, manufacturing general overheads allocated based on the normal operating capacity) incurred in bringing the inventories to their present location and condition. In case the net realizable value is lower than the original price, it must be calculated according to the net realizable value.

Net realisable value represents the estimated selling price in the ordinary course of business less the estimated costs to complete and the estimated costs necessary to make the sale.

The perpetual method is used to record inventories, which are valued as follows:

Raw materials and merchandise goods	- Cost of purchase on a weighted average basis.
Finished goods and work-in process	- Cost of finished goods and work-in process on a weighted average basis.

Provision for obsolete inventories

An inventory provision is made for the estimated loss arising due to the impairment of value (through diminution, damage, obsolescence, etc.) of raw materials, finished goods, and other inventories owned by the Company and its subsidiary, based on appropriate evidence of impairment available at the balance sheet date.

Increases or decreases to the provision balance are recorded into the cost of goods sold account in the interim consolidated income statement. When inventories are expired, obsolescence, damage or become useless, the difference between the provision previously made and the historical cost of inventories are included in the interim consolidated income statement.

3.3 Receivables

Receivables are presented in the interim consolidated balance sheet at the carrying amounts due from customers and other debtors, after provision for doubtful debts.

The provision for doubtful debts represents amounts of outstanding receivables at the interim consolidated balance sheet date which are doubtful of being recovered. Increases and decreases to the provision balance are recorded as general and administrative expense in the interim consolidated income statement. When bad debts are determined as unrecoverable and accountant written off those bad debts, the differences between the provision for doubtful receivables previously made and historical cost of receivables are included in the interim consolidated income statement.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.4 Tangible fixed assets

Tangible fixed assets are stated at cost less accumulated depreciation.

The cost of a tangible fixed asset comprises its purchase price and any directly attributable costs of bringing the tangible fixed asset to working condition for its intended use.

Expenditures for additions, improvements and renewals are added to the carrying amount of the assets and expenditures for maintenance and repairs are charged to the interim consolidated income statement as incurred.

When tangible fixed assets are sold or retired, any gain or loss resulting from their disposal (the difference between the net disposal proceeds and the carrying amount) is included in the interim consolidated income statement.

3.5 Leased assets

The determination of whether an arrangement is, or contains a lease is based on the substance of the arrangement at inception date and requires an assessment of whether the fulfilment of the arrangement is dependent on the use of a specific asset and the arrangement conveys a right to use the asset.

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

Where the Company is the lessee

Rentals under operating leases are charged to the interim consolidated income statement on a straight-line basis over the lease term.

3.6 Intangible fixed assets

Intangible fixed assets are stated at cost less accumulated amortisation.

The cost of an intangible fixed asset comprises its purchase price and any directly attributable costs of preparing the intangible fixed asset for its intended use.

Expenditures for additions, improvements are added to the carrying amount of the assets and other expenditures are charged to the interim consolidated income statement as incurred.

When intangible fixed assets are sold or retired, any gain or loss resulting from their disposal (the difference between the net disposal proceeds and the carrying amount) is included in the interim consolidated income statement.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.7 Depreciation and amortisation

Depreciation of tangible fixed assets and amortisation of intangible fixed assets are calculated on a straight-line basis over the estimated useful life of each asset as follows:

Buildings and structures	4 - 25 years
Machinery and equipment	3 - 20 years
Means of transportation	4 - 10 years
Office equipment	3 - 8 years
Other tangible fixed assets	5 - 9 years
Computer software	3 - 12 years
Other intangible fixed assets	5 years

3.8 Borrowing costs

Borrowing costs consist of interest and other costs that the Company and its subsidiary incur in connection with the borrowing of funds. Borrowing costs are recorded as expense during the period in which they are incurred, except to the extent that they are capitalized as explained in the following paragraph.

Borrowing costs that are directly attributable to the acquisition, construction or production of an asset that necessarily take a substantial period of time to get ready for its intended use or sale are capitalized as part of the cost of the respective asset.

3.9 Prepaid expenses

Prepaid expenses are reported as short-term or long-term prepaid expenses on the interim consolidated balance sheet and amortised over the period for which the amounts are paid or the period in which economic benefits are generated in relation to these expenses.

The following types of expenses are recorded as long-term prepaid expenses and are amortised to the interim consolidated income statement:

- ▶ Tools and consumables with large value issued into production;
- ▶ Substantial expenditures on fixed asset overhauls incurred one time; and
- ▶ Other prepaid expenses.

Prepaid land rental

The prepaid land rental represents the unamortised balance of advance payment made in accordance with lease contract signed with Bac Phu Cat Industrial Zone on 30 May 2008 for a period of 48 years 7 months 19 days and with Phong Dien Industrial Zone, Thua Thien Hue province on 24 March 2017 for a period of 39 years 9 months 8 days. According to Circular 45/2013/TT-BTC on 25 April 2013, such prepaid rental is recognised as long-term prepaid expenses for allocation to the interim consolidated income statement over the remaining period of the lease contract.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.10 Business combinations and goodwill

Business combinations are accounted for using the purchase method. The cost of a business combination is measured as the fair value of assets given, liabilities incurred or assumed and equity instruments issued at the date of exchange plus any costs directly attributable to the business combination. Identifiable assets and liabilities and contingent liabilities assumed in a business combination are measured initially at fair values at the date of business combination.

Goodwill acquired in a business combination is initially measured at cost being the excess of the cost the business combination over the Company and its subsidiary's interest in the net fair value of the acquiree's identifiable assets, liabilities and contingent liabilities. If the cost of a business combination is less than the fair value of the net assets of the subsidiary acquired, the difference is recognised directly in the interim consolidated income statement. After initial recognition, goodwill is measured at cost less any accumulated amortisation. Goodwill is amortised over 10-year period on a straight-line basis. The parent company conducts the periodical review for impairment of goodwill of investment in subsidiaries. If there are indicators of impairment loss incurred is higher than the yearly allocated amount of goodwill on the straight-line basis, the higher amount will be recorded in the interim consolidated income statement.

3.11 Investments

Held-to-maturity investments

Held-to-maturity investments are stated at their acquisition costs. After initial recognition, held-to-maturity investments are measured at recoverable amount. Any impairment loss incurred is recognised as expense in the interim consolidated financial statements and deducted against the value of such investments.

3.12 Payables and accruals

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

3.13 Accrual for severance pay

The severance pay to employee is accrued at the end of each reporting year for employees who have been worked for more than 12 months at the Company and its subsidiary. The accrued amount is calculated at the rate of one-half of the average monthly salary for each year of service qualified for severance pay in accordance with the Labor Code and related implementing guidance. The average monthly salary used in this calculation will be adjusted at the end of each reporting period following the average monthly salary of the last 6-month period up to the reporting date. Increase or decrease to the accrued amount other than actual payment to employee will be taken to the interim consolidated income statement.

This accrued severance pay is used to settle the termination allowance to be paid to employee upon termination of their labor contract following Article 46 of the Labor Code.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.14 Foreign currency transactions

Transactions in currencies other than the Company and its subsidiary's reporting currency of VND are recorded at the actual transaction exchange rates at transaction dates which are determined as follows:

- ▶ transaction resulting in receivables are recorded at the buying exchange rates of the commercial banks where the Company and its subsidiary designated for collection;
- ▶ transactions resulting in payables are recorded at the selling exchange rates of the commercial banks where the Company and its subsidiary designated for payment; and
- ▶ transactions for purchasing assets or expenses which were immediately settled (not recorded via liabilities) are recorded at the buying exchange rates of the commercial banks destined for payments.

At the end of the period, monetary items denominated in foreign currencies are re-translated at the actual transaction exchange rates at the balance sheet date which are determined as follows:

- ▶ monetary items which are classified as assets are translated at buying exchange rate of the commercial bank where the Company and its subsidiary conduct regular transactions; and
- ▶ monetary items which are classified as liabilities are translated at selling exchange rate of the commercial bank where the Company and its subsidiary conduct regular transactions.

All foreign exchange differences incurred during the period are taken to the interim consolidated income statement.

3.15 Appropriation of net profits

Net profit after tax is available for appropriation to shareholders after approval in the Annual General Meeting, and after making appropriation to reserve funds in accordance with the Company and its subsidiary and Vietnam's regulatory requirements.

The Company and its subsidiary maintain the following reserve funds which are appropriated from the Company and its subsidiary's net profit as proposed by the Board of Directors and subject to approval by shareholders at the Annual General Meeting.

Investment and development fund

This fund is set aside for use in the Company and its subsidiary's expansion of its operation or in-depth investments.

Bonus and welfare fund

This fund is set aside for the purpose of pecuniary rewarding and encouraging, common benefits and improvement of the employees' benefits and presented as a liability on the interim consolidated balance sheet.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.16 Revenue recognition

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the Company and its subsidiary, and the revenue can be reliably measured. Revenue is measured at the fair value of the consideration received or receivable, excluding trade discount, rebate and sales return. The following specific recognition criteria must also be met before revenue is recognised:

Sale of goods

Revenue is recognised when the significant risks and rewards of ownership of the goods have passed to the buyer, usually upon the delivery of the goods.

Interest income

Interest income is recognised as the interest accrues (taking into account the effective yield on the asset) unless collectability is in doubt.

3.17 Taxation

Current income tax

Current income tax assets and liabilities for the current and prior years are measured at the amount expected to be recovered from or paid to the taxation authorities. The tax rates and tax laws used to compute the amount are those that are enacted as at the balance sheet date.

Current income tax is charged or credited to the interim consolidated income statement, except when it relates to items recognised directly to equity, in which case the current income tax is also dealt with in equity.

Current income tax assets and liabilities are offset when there is a legally enforceable right for the Company and its subsidiary to set off current tax assets against current tax liabilities and when the Company and its subsidiary intends to settle its current tax assets and liabilities on a net basis.

Deferred tax

Deferred tax is provided using the liability method on temporary differences at the balance sheet date between the tax base of assets and liabilities and their carrying amount for the interim consolidated financial reporting purposes.

Deferred tax liabilities are recognised for all taxable temporary differences, except:

- ▶ where the deferred tax liability arises from the initial recognition of an asset or liability in a transaction which at the time of the related transaction affects neither the accounting profit nor taxable profit or loss; and
- ▶ in respect of taxable temporarily differences associated with investments in subsidiaries and associates, and interests in joint ventures where timing of the reversal of the temporary difference can be controlled and it is probable that the temporary difference will not reverse in the foreseeable future.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.17 Taxation (continued)

Deferred tax (continued)

Deferred tax assets are recognised for all deductible temporary differences, carried forward unused tax credit and unused tax losses, to the extent that it is probable that taxable profit will be available against which is deductible temporary differences, carried forward unused tax credit and unused tax losses can be utilised, except:

- ▶ where the deferred tax asset in respect of deductible temporary difference which arises from the initial recognition of an asset or liability which at the time of the related transaction, affects neither the accounting profit nor taxable profit or loss; and
- ▶ in respect of deductible temporary differences associated with investments in subsidiary, associate, and interests in joint ventures, deferred tax assets are recognised only to the extent that it is probable that the temporary differences will reverse in the foreseeable future and taxable profit will be available against which the temporary differences can be utilised.

The carrying amount of deferred tax assets is reviewed at each balance sheet date and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred tax asset to be utilised. Previously unrecognised deferred tax assets are re-assessed at each balance sheet date and are recognised to the extent that it has become probable that future taxable profit will allow the deferred tax assets to be recovered.

Deferred tax assets and liabilities are measured at the tax rates that are expected to apply in the period when the asset is realised or the liability is settled based on tax rates and tax laws that have been enacted at the balance sheet date.

Deferred tax is charged or credited to the interim consolidated income statement, except when it relates to items recognised directly to equity, in which case the deferred tax is also dealt with in the equity account.

Deferred tax assets and liabilities are offset when there is a legally enforceable right for the Company to offset current tax assets against current tax liabilities and when they relate to income taxes levied by the same taxation authority on:

- ▶ either the same taxable entity; or
- ▶ when the Company intends either to settle current tax liabilities and assets on a net basis or to realise the assets and settle the liabilities simultaneously, in each future period in which significant amounts of deferred tax liabilities or assets are expected to be settled or recovered.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

3.18 Earnings per share

Basic earnings per share amounts are calculated by dividing net profit after tax for the period attributable to ordinary shareholders of the Company and its subsidiary (after adjusting for the bonus and welfare fund) by the weighted average number of ordinary shares outstanding during the period.

Diluted earnings per share amounts are calculated by dividing the net profit after tax attributable to ordinary equity holders of the Company and its subsidiary (after adjusting for interest on the convertible preference shares) by the weighted average number of ordinary shares outstanding during the period plus the weighted average number of ordinary shares that would be issued on conversion of all the dilutive potential ordinary shares into ordinary shares.

3.19 Related parties

Parties are considered to be related parties of the Company and its subsidiary if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions, or when the Company and its subsidiary and other party are under common control or under common significant influence. Related parties can be enterprise or individual, including close members of the family of any such individual.

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4. ADDITIONAL INFORMATION FOR ITEMS IN THE BALANCE SHEET

4.1. Cash, cash equivalents and short-term investment

a. Cash and cash equivalents

	Currency: VND	
	31 March 2025	31 December 2024
Cash on hand	4,150,715,751	2,504,783,121
Cash at banks	331,636,763,351	322,586,014,915
Cash equivalents	1,437,100,000,000	1,258,100,000,000
TOTAL	1,772,887,479,102	1,583,190,798,036

b. Held-to-maturity investments

Held-to-maturity investments as at 31 March 2025 include deposits in VND at banks, with original maturity of 6 months.

4.2. Short-term trade receivables

	Currency: VND	
	31 March 2025	31 December 2024
Trade receivables from customers	579,423,363,875	579,739,326,985
Trade receivables from related parties	672,809,508,180	747,333,756,703
TOTAL	1,252,232,872,055	1,327,073,083,688
Provision for doubtful debts	(23,672,404,888)	(23,672,404,888)

4.3. Other short-term receivables

	Currency: VND	
	31 March 2025	31 December 2024
Other receivables from employees	1,514,998,366	479,727,536
Interest receivable from bank deposits and loan	6,439,178,083	3,982,191,781
Advance to employees	1,318,097,013	1,283,653,989
TOTAL	9,272,273,462	5,745,573,306

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.4. Inventories

a. Inventories

Currency: VND

	31 March 2025	31 December 2024
Goods in transit	1,223,399,992	73,988,061,550
Raw materials	167,115,537,645	179,882,759,533
Tools and supplies	65,447,057,674	65,718,972,224
Work in process	38,526,963,937	48,500,707,213
Finished goods	341,069,200,228	331,323,327,585
Merchandise goods	1,027,946,124,384	1,154,711,684,658
TOTAL	1,641,328,283,860	1,854,125,512,763

b. Provision for obsolete inventories

Currency: VND

	31 March 2025	31 December 2024
Finished goods	(1,897,919,707)	(1,897,919,707)
Merchandise goods	(35,776,529,915)	(35,776,529,915)
TOTAL	(37,674,449,622)	(37,674,449,622)

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NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued) as at 31 March 2025 and for the first quarter of 2025

4.5. Tangible fixed assets

	Buildings and structures	Machinery and equipment	Means of transportation	Office equipment	Other fixed assets	Total
Currency: VND						
Cost:						
As at 31 December 2024	314,753,858,910	1,866,400,021,124	42,339,381,985	19,264,918,260	993,146,108	2,243,751,326,387
- Increased in the period	20,860,000	2,920,455,370	-	-	-	2,941,315,370
- Disposal	-	-	-	-	-	-
- Decreased in the period	-	-	-	-	-	-
As at 31 March 2025	314,774,718,910	1,869,320,476,494	42,339,381,985	19,264,918,260	993,146,108	2,246,692,641,757
Accumulated depreciation:						
As at 31 December 2024	200,786,063,748	1,199,412,526,669	36,657,517,517	18,836,097,698	724,169,040	1,456,416,374,672
- Depreciation for the period	3,653,641,847	28,039,041,226	620,194,364	152,882,895	31,035,816	32,496,796,148
- Disposal	-	-	-	-	-	-
As at 31 March 2025	204,439,705,595	1,227,451,567,895	37,277,711,881	18,988,980,593	755,204,856	1,488,913,170,820
Net carrying amount:						
As at 31 December 2024	113,967,795,162	666,987,494,455	5,681,864,468	428,820,562	268,977,068	787,334,951,715
As at 31 March 2025	110,335,013,315	641,868,908,599	5,061,670,104	275,937,667	237,941,252	757,779,470,937

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.6. Intangible fixed assets

	Currency: VND		
	Computer software	Others	Total
Cost:			
As at 31 December 2024	32,283,927,247	38,000,000	32,321,927,247
- Increase in the period	-	-	-
As at 31 March 2025	32,283,927,247	38,000,000	32,321,927,247
Accumulated amortisation:			
As at 31 December 2024	29,473,076,487	38,000,000	29,511,076,487
- Amortisation for the period	218,473,813	-	218,473,813
As at 31 March 2025	29,691,550,300	38,000,000	29,729,550,300
Net carrying amount:			
As at 31 December 2024	2,810,850,760	-	2,810,850,760
As at 31 March 2025	2,592,376,947	-	2,592,376,947

4.7. Construction in progress

	Currency: VND	
	31 March 2025	31 December 2024
Purchase	77,315,632,388	75,574,393,349
Construction in progress	139,431,742,979	108,197,121,783
Repair	619,805,780	610,797,027
TOTAL	217,367,181,147	184,382,312,159

4.8. Prepaid expenses

Short-term

	Currency: VND	
	31 March 2025	31 December 2024
Tools and supplies	1,271,793,267	904,614,434
Others	4,323,597,061	2,527,054,398
TOTAL	5,595,390,328	3,431,668,832

Long-term

	Currency: VND	
	31 March 2025	31 December 2024
Tools and supplies	4,601,687,064	4,648,605,181
Overhaul cost of fixed assets	973,111,916	918,226,987
Prepaid land rental fee	4,945,183,220	5,013,866,320
Others	4,158,545,255	2,971,110,788
TOTAL	14,678,527,455	13,551,809,276

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.9. Short-term trade payables

Currency: VND

	<i>Value and payable amount</i>	
	<i>31 March 2025</i>	<i>31 December 2024</i>
Payables to other suppliers	98,162,663,352	172,906,485,208
Trade payables to related parties	4,640,120,185	9,904,945,523
TOTAL	102,802,783,537	182,811,430,731

4.10. Statutory obligations

Currency: VND

<i>Payables</i>				
	<i>31 December 2024</i>	<i>Payable for the period</i>	<i>Payment made in the period</i>	<i>31 March 2025</i>
Value added tax	-	12,193,269,428	12,193,269,428	-
Import, export duties	146,121,988	2,678,687,784	2,804,212,024	20,597,748
Corporate income tax	101,960,489,121	31,444,083,939	101,965,193,856	31,439,379,204
Personal income tax	448,152,262	7,154,969,569	7,596,621,839	6,499,992
Other taxes	-	1,267,029,911	1,267,029,911	-
TOTAL	102,554,763,371	54,738,040,631	125,826,327,058	31,466,476,944

Receivables

	<i>31 December 2024</i>	<i>31 March 2025</i>
Personal income tax	-	54,994,346
TOTAL	-	54,994,346

4.11. Short-term accrued expenses

Currency: VND

	<i>31 March 2025</i>	<i>31 December 2024</i>
Accrued interest expense	987,645,890	1,393,427,575
Shipping costs	2,205,750,500	801,960,000
Others	2,440,310,200	2,131,666,060
TOTAL	5,633,706,590	4,327,053,635

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.12. Others short-term payables

	Currency: VND	
	31 March 2025	31 December 2024
Dividends, profits payable	2,290,891,475	4,554,182,075
Trade union fees	308,482,396	-
Deposits received	92,587,337	92,587,337
Others	131,164,092	226,746,450
TOTAL	2,823,125,300	4,873,515,862

4.13. Bonus and welfare funds

	Currency: VND	
	1st quarter 2025	1st quarter 2024
Beginning balance	73,436,358,728	110,840,283,031
Appropriated during the period	16,861,207,605	39,102,554,297
Utilised during the period	(50,322,356,994)	(35,024,758,574)
Ending balance	39,975,209,339	114,918,078,754

4.14. Loans

	Currency: VND	
	Value and payable amount	
	31 March 2025	31 December 2024
Short-term loans		
Loans from banks	950,415,011,963	894,988,374,159
Current portion of long-term loans	26,599,508,703	39,899,263,054
Loans from related parties	-	-
TOTAL	977,014,520,666	934,887,637,213
Long-term loans		
Loans from banks	28,764,048,954	28,764,048,954
Loans from related parties	-	-
TOTAL	28,764,048,954	28,764,048,954

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NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.15. Owners' equity

a. Increase and decrease in owners' equity

Currency: VND

	Issued share capital	Share premium	Investment and development fund	Other funds belonging to owners' equity	Undistributed earnings	Total
4th quarter 2024						
As at 30 September 2024	1,600,000,000,000	290,584,886	88,640,916,446	18,551,233,538	3,536,799,666,762	5,244,282,401,632
- Net profit for the period	-	-	-	-	189,189,850,581	189,189,850,581
- Bonus and welfare funds appropriation	-	-	-	-	(2,920,657,960)	(2,920,657,960)
- Advanced dividends	-	-	-	-	(320,000,000,000)	(320,000,000,000)
- Other reductions	-	-	(929,450,423)	-	-	(929,450,423)
As at 31 December 2024	1,600,000,000,000	290,584,886	87,711,466,023	18,551,233,538	3,403,068,859,383	5,109,622,143,830
1st quarter 2025						
As at 31 December 2024	1,600,000,000,000	290,584,886	87,711,466,023	18,551,233,538	3,403,068,859,383	5,109,622,143,830
- Net profit for the period	-	-	-	-	164,577,938,242	164,577,938,242
- Bonus and welfare funds appropriation	-	-	-	-	(16,861,207,605)	(16,861,207,605)
- Advanced dividends	-	-	-	-	-	-
- Other reductions	-	-	(1,701,908,176)	-	-	(1,701,908,176)
As at 31 March 2025	1,600,000,000,000	290,584,886	86,009,557,847	18,551,233,538	3,550,785,590,020	5,255,636,966,291

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

4.15. Owners' equity (continued)

b. Owner's equity details

	Currency: VND	
	31 March 2025	31 December 2024
Parent Company's Capital Contributions	1,346,470,820,000	1,346,470,820,000
Other Shareholders' Capital Contributions	253,529,180,000	253,529,180,000
TOTAL	1,600,000,000,000	1,600,000,000,000

c. Capital transactions with owners and distribution of dividends, profits

Capital contributed by owners

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Beginning balance	1,600,000,000,000	1,600,000,000,000
Ending balance	1,600,000,000,000	1,600,000,000,000
Dividends paid during the period	2,263,290,600	2,128,916,800

d. Shares

	Currency: VND	
	31 March 2025	31 December 2024
	Quantity	Quantity
Authorized shares	160,000,000	160,000,000
Issued shares	160,000,000	160,000,000
Ordinary shares	160,000,000	160,000,000
Preference shares	-	-
Shares in circulation	160,000,000	160,000,000
Ordinary shares	160,000,000	160,000,000
Preference shares	-	-

Par value of outstanding share: VND 10,000 per share.

4.16. Off interim consolidated balance sheet items

ITEM	31 March 2025	31 December 2024
Foreign currencies		
- US Dollar (USD)	8,714,189	6,689,673
- Euro (EUR)	157,992	359,933
- Canadian Dollar (CAD)	234,560	4,786,316

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

5. ADDITIONAL INFORMATION FOR ITEMS IN THE INCOME STATEMENT

5.1 Revenue

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Gross revenue	1,018,881,040,260	1,074,680,028,566
<i>Sale of finished goods and merchandises</i>	<i>1,018,881,040,260</i>	<i>1,074,680,028,566</i>
Sales deductions	831,310,396	791,847,098
<i>Trade discount</i>	<i>831,310,396</i>	<i>791,847,098</i>
Net revenue	<u>1,018,049,729,864</u>	<u>1,073,888,181,468</u>

5.2. Cost of goods sold

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Cost of goods sold	772,185,345,266	784,271,076,105
Provision for obsolete inventories	-	33,382,245
TOTAL	<u>772,185,345,266</u>	<u>784,304,458,350</u>

5.3. Finance income

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Interest income from bank deposits and loan receivables	13,784,649,909	5,978,151,268
Foreign exchange gain	9,644,201,183	12,618,854,347
TOTAL	<u>23,428,851,092</u>	<u>18,597,005,615</u>

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

5.4. Finance expenses

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Interest expenses	8,660,676,007	10,426,961,368
Payment discount	403,402,047	46,985,968
Foreign exchange losses	4,658,687,452	1,039,663,549
TOTAL	13,722,765,506	11,513,610,885

5.5. Selling expenses

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
- Labour costs	2,688,987,945	2,764,793,319
- Materials and tools	9,235,322,121	6,734,966,379
- Depreciation	317,946,462	364,279,577
- Outside service	27,630,607,529	25,537,136,606
- Others	3,685,944,452	2,435,399,358
TOTAL	43,558,808,509	37,836,575,239

5.6. General and administrative expenses

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
- Labour costs	6,530,083,999	6,275,659,603
- Materials and tools	695,757,546	532,431,828
- Depreciation	765,795,787	1,518,293,105
- Outside service	3,656,933,244	3,308,617,934
- Others	2,377,664,090	2,371,323,596
TOTAL	14,026,234,666	14,006,326,066

5.7. Other income

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
- Disposal of fixed assets	-	-
- Others	61,807,795	166,594,207
TOTAL	61,807,795	166,594,207

5.8. Other expenses

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
- Remaining value of fixed assets and costs of Disposal of fixed assets	-	-
- Others	1,835,754,453	1,419,809,364
TOTAL	1,835,754,453	1,419,809,364

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

5.9. Production and operating costs

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Raw materials and merchandises	720,905,475,720	697,877,360,206
Labour costs	21,250,253,846	22,752,190,622
Depreciation and amortisation of fixed assets	30,936,759,155	33,047,382,465
Expenses for external services	39,138,001,995	35,817,482,520
Other expenses	1,220,647,082	2,833,954,212
TOTAL	813,451,137,798	792,328,370,025

5.10. Corporate income tax

	Currency: VND	
	1 st quarter 2025	1 st quarter 2024
Current CIT expenses	31,439,379,204	38,498,940,875
Adjustment for under accruals of CIT in prior years	4,704,735	-
TOTAL	31,444,083,939	38,498,940,875

6. SEGMENT INFORMATION

The information regarding the revenue and cost of goods sold by geographical area of the Company is as follows:

For the accounting period of the first quarter of 2025

	Domestic activities	Export activities	Total
Net revenue from sale of goods	384,769,227,824	633,280,502,040	1,018,049,729,864
Cost of goods sold			
Segment cost of goods sold	330,543,327,512	441,568,906,717	772,112,234,229
Unallocated cost of sale			73,111,037
Gross profit			
Segment gross profit	54,225,900,312	191,711,595,323	245,937,495,635
Gross profit			245,864,384,598

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

7. INFORMATION ABOUT RELATED PARTIES

7.1. The Company's related parties during the period and at the end of the reporting period are as follows:

Related parties have transactions and outstanding debts with the Company

<i>Related parties</i>	<i>Relationship</i>
A&A Green Phoenix Group Joint Stock Company	Parent company
Style Stone Joint Stock Company	Fellow subsidiary
Vietnam Stone Work - Top Fabrication Joint Stock Company	Fellow subsidiary
Stylenquaza LLC	Associate of parent company
Sec G3 Center Joint Stock Company	Fellow subsidiary
Tran Long Industry Joint Stock Company	Fellow subsidiary
Phenikaa University	Fellow subsidiary
Vinh Thien Medical Joint Stock Company	Fellow subsidiary
Phenikaa - X Joint Stock Company	Fellow subsidiary

In addition to the above Companies, the Company also has other related parties, specifically presented in the "Company Governance Report" for 2024 has been made public disclosure on 21 January 2025.

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as at 31 March 2025 and for the first quarter of 2025

7.2. Significant transactions of the Company and its subsidiary with related parties during the period were as follows:

Currency: VND

Related parties	Transactions	1 st quarter 2025	1 st quarter 2025
A&A Green	Sales of materials, consumables	222,104,977,484	72,640,201,752
Phoenix Group Joint Stock Company	Purchase of merchandise, services	110,214,708,251	97,434,205,698
Style Stone Joint Stock Company	Sales of materials, consumables	29,809,010,582	18,142,468,620
	Purchase of merchandise, services	70,595,509,484	81,342,018,878
Vietnam Stone Work - Top	Sales of finished goods, consumables	54,807,582,455	60,546,469,860
Fabrication Joint Stock Company	Purchase of merchandise, services	156,289,579,217	97,937,246,564
Stylenquaza LLC	Sales of finished goods, consumables	122,423,099,184	159,976,726,429
Sec G3 Center Joint Stock Company	Purchase of merchandise, services	1,618,904,110	1,717,161,783
Tran Long Industry Joint Stock Company	Sales of finished goods, consumables	22,034,838,030	23,315,580,945
	Purchase of merchandise, services	28,049,071,049	25,455,106,858
Vinh Thien Medical Joint Stock Company	Sales of finished goods	1,917,497,127	8,557,619,883
Phenikaa – X Joint Stock Company	Purchase of merchandise, services	145,800,000	-

7.3. Amounts due to and due from related parties were as follows:

Short-term receivables from related parties

Currency: VND

Related parties	Transactions	31 March 2025	31 December 2024
A&A Green Phoenix Group Joint Stock	Receivables from sales of materials, consumables	131,385,555,663	38,581,855,378
Style Stone Joint Stock Company	Receivables from sales of materials, consumables	15,779,918,000	-
Stylenquaza LLC	Receivables from sales of finished goods, consumables	186,109,002,761	290,829,375,521
Vietnam Stone Work - Top Fabrication Joint Stock Company	Receivables from sales of finished goods, consumables	210,994,402,462	284,957,231,743
Tran Long Industry Joint Stock Company	Receivables from sales of finished goods, consumables	83,621,960,204	90,117,521,868
Phenikaa University	Receivables from sales of finished goods	3,031,560,000	3,031,560,000
Vinh Thien Medical Joint Stock Company	Receivables from sales of finished goods	41,887,109,090	39,816,212,193
Total		672,809,508,180	747,333,756,703

Vicostone Joint Stock Company

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as at 31 March 2025 and for the first quarter of 2025

Short-term advances to suppliers

Related parties	Transactions	31 March 2025	31 December 2024
Phenikaa – X Joint Stock Company	Advance payment for goods	2,636,768,235	-
		2,636,768,235	-

Payable to related parties

Related parties	Transactions	31 March 2025	31 December 2024
A&A Green Phoenix Group Joint Stock Company	Purchase of merchandise, services	574,366,236	7,239,765,751
Style Stone Joint Stock Company	Purchase of merchandise, services	3,033,970,074	796,673,862
Vietnam Stone Work - Top Fabrication Joint Stock Company	Purchase of merchandise, services	3,445,368	3,445,368
Sec G3 Center Joint Stock Company	Purchase of merchandise, services	867,958,507	1,318,244,042
Phenikaa – X Joint Stock Company	Purchase of services	160,380,000	-
Vinh Thien Medical Joint Stock Company	Purchase of merchandise, services	-	546,816,500
Total		4,640,120,185	9,904,945,523

7.4. Transactions with other related parties

Remuneration to members of the Board of Directors and Management for 1st quarter of 2025

Currency: VND

Name	Position	1 st quarter 2025	1 st quarter 2024
Mr Pham Tri Dzung	Member of Board of Directors, General Director	1,381,712,159	1,158,706,000
Mr Luu Cong An	Deputy General Director	1,244,404,318	1,142,128,000
Mr Nguyen Chi Cong	Deputy General Director	924,476,591	1,039,749,000
Mr Dong Quang Thuc	Deputy General Director	780,761,313	745,870,621
Mr Nguyen Quang Anh	Deputy General Director	1,159,081,909	1,066,934,768
Ms Tran Thi Thu Huong	Deputy General Director	575,672,273	-
Total		6,066,108,563	5,153,388,389

Vicostone Joint Stock Company

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as at 31 March 2025 and for the first quarter of 2025

8. OTHER INFORMATION

8.1 Operating lease commitments

The Company and its subsidiary lease land under operating lease arrangements. As at 31 March 2025, payables for rental fee in the future under the operating lease agreements is as follows:

	Currency: VND	
	31 March 2025	31 December 2024
Less than 1 year	937,335,450	937,335,450
From 1 to 5 years	3,749,341,800	3,749,341,800
More than 5 years	19,714,751,413	19,949,085,275
TOTAL	24,401,428,663	24,635,762,525

In addition, the Company also leases 27,451 m² land area at Plot 2A, Bac Phu Cat Industrial Zone under the operating lease contract No. 10/VC/HDKT-TLDKCNBPC dated 30 May 2008 with the lease term of 48 years, 7 months and 19 days commencing from the contract date. The fees of land rental are VND 10,000/m² per annum and management service charge is VND 3,500/m² per annum. The land rental price for the remaining year (from 2043 until the end of the lease term) can be adjusted depending on agreement between the Company and the Industrial Zone management in subsequent discussions.

Phenikaa Hue Company leases 37,300 m² land area lot CN15 Zone B, Phong Dien Industry Park, Phong Hoa Commune, Phong Dien District, Thua Thien Hue Province under the operating lease contract No. 2403/2017/HĐTĐ/PHXH-TP dated 24 March 2017 with the lease term of 39 years, 9 months and 8 days commencing from the contract date. The fees of land rental are VND 15,015/m² per annum and management service charge of VND 4,050/m² per annum (Land rent and management fee above do not include VAT). Land rental and management fee is paid annually as specified under this contract.

8.2. Commitment relating to operating costs

The company has made contractual commitments to purchase raw materials and spare parts with a total value of approximately VND 7.65 billion for use in production and business

Vicostone Joint Stock Company

NOTES TO THE INTERIM CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 31 March 2025 and for the first quarter of 2025

9. EVENTS AFTER THE BALANCE SHEET DATE

There is no matter or circumstance that has arisen since the interim consolidated balance sheet date that requires adjustment or disclosure in the interim consolidated financial statements of the Company and its subsidiary.



Tran Thi Huong Thu
Preparer



Nguyen Phuong Anh
Chief Accountant



Pham Tri Dzung
General Director

Hanoi, Vietnam

29 April 2025

