

HANOI FOODSTUFF JOINT STOCK COMPANY
INTERIM SEPARATE FINANCIAL
STATEMENTS

For the first six months of the financial year ending December 31, 2025 reviewed by

NHAN TAM VIET AUDITING COMPANY LIMITED

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REPORT OF THE BOARD OF DIRECTORS

The Board of Directors of Hanoi Foodstuff Joint Stock Company (hereinafter referred to as the “Company”) presents this report together with the reviewed interim separate financial statements for the first six months of the financial year ending December 31, 2025.

Company Overview

Hanoi Foodstuff Joint Stock Company (hereinafter referred to as “the Company”), formerly Hanoi Food One Member Co., Ltd., was equitized according to Plan No. 191/KH-UBND dated December 30, 2013 of the Hanoi People's Committee on the arrangement and renovation of 100% state-owned enterprises under the Hanoi People's Committee in 2014 and Decision No. 5965/QĐ-UBND dated November 13, 2014 on approving the enterprise value and equitization plan of Hanoi Food One Member Co., Ltd. under the Hanoi Trading Corporation.

The Company officially transformed into a Joint Stock Company according to the Certificate of Business Registration of a Joint Stock Company with business registration number 0100106803, first registered on June 30, 2005, registered for the 17th change on January 19, 2024.

Charter capital according to the 17th business registration certificate: VND 145,000,000,000

Actual contributed charter capital as of June 30, 2025: VND 145,000,000,000

Headquarters:

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

Tax code: 0 1 0 0 1 0 6 8 0 3

Financial situation and business operations

The Company's interim separate financial position as of June 30, 2025, as well as its interim separate business performance and cash flows for the first six months of the financial year ending December 31, 2025, are presented in the interim separate financial statements attached to this report, from page 07 to page 46.

Events occurring after the Interim separate Financial Reporting Date

The Company's Board of Directors confirms that no other events have occurring after June 30, 2025, up to the date of this report that require adjustment to the amounts or disclosure in the interim separate financial statements.

Board of Directors and Executive Management

Members of the Board of Directors and Executive Board of the Company during the year and up to the date of this interim separate financial statement include:

Board of Directors

Full name	Position	Date of appointment/dismissal
Mrs. Duong Thi Lam	Chairperson	
Mrs. Tran Hue Linh	Member	
Mrs. Ngo Lan Huong	Member	
Mrs. Phan Thi Thu Hien	Member	
Mrs. Lai Ha Phuong	Member	
Mr. Nguyen Hai Dang	Member	Appointed on May 30, 2025
Mrs. Ngo Lan Huong	Member	Dismissed on May 30, 2025

HANOI FOODSTUFF JOINT STOCK COMPANY
REPORT OF THE BOARD OF DIRECTORS(next)

Board of Control

<u>Full name</u>	<u>Position</u>
Mr. Dao Manh Hung	Prefect
Mr. Nguyen Viet Hung	Member
Mr. Nguyen Viet Thang	Member

Board of Directors

<u>Full name</u>	<u>Position</u>	<u>Date of appointment/dismissal</u>
Mr. Nguyen Thai Dung	Director	
Mr. Chu Viet Cuong	Deputy Director	
Mrs. Le Thi Ngoc Diep	Deputy Director	Dismissed on April 1, 2025

Chief Accountant

<u>Full name</u>	<u>Position</u>
Ms. Vu Thi Mai Hong	Chief Accountant

Auditor

Nhan Tam Viet Auditing Company Limited has audited the interim separate financial statements for for the first six months of the financial year ending December 31, 2025.

Board of Directors Confirmation

The Board of Directors is responsible for preparing the interim separate financial statements which give a true and fair view of the financial position, results of operations and cash flows of the Company in each financial year. In preparing these interim separate financial statements, the Board of Directors commits to comply with the following requirements:

- Establish and maintain internal controls that the Board of Directors and the Management Board determine are necessary to enable the preparation and presentation of financial statements that are free from material misstatement, whether due to fraud or error;
- Select suitable accounting policies and apply them consistently;
- Make judgements and estimates that are reasonable and prudent;
- State whether the applicable accounting standards have been followed, and whether there are any material departures that need to be disclosed and explained in the Financial Statements;
- Prepare and present Interim separate financial statements in compliance with Vietnamese Accounting Standards, Enterprise Accounting Regime and legal regulations on preparation and presentation of interim separate financial statements;
- Prepare the interim separate financial statements on the going concern basis unless it is inappropriate to presume that the Company will continue in business.

The Company's Board of Directors ensures that accounting records are maintained to reflect the Company's financial position fairly and reasonably at any given time, and that the interim consolidated financial statements comply with the prevailing regulations of the State. The Board is also responsible for safeguarding the Company's assets and for taking appropriate measures to prevent and detect fraud and other irregularities.

The Board of Directors of the Company ensures that the interim separate financial statements fairly and reasonably present the Company's interim separate financial position, interim separate business performance, and interim separate cash flows for the first six months of the financial year ending December 31, 2025, in accordance with accounting standards, the Vietnamese Enterprise Accounting Regime, and relevant legal regulations on the preparation and presentation of interim separate financial statements.

HANOI FOODSTUFF JOINT STOCK COMPANY

REPORT OF THE BOARD OF DIRECTORS(next)

Other commitments

The Board of Directors commits that the Company complies with Decree 155/2020/ND-CP dated December 31, 2020 guiding corporate governance applicable to public companies and the Company does not violate the obligation to disclose information as prescribed in Circular No. 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding information disclosure on the stock market.

Hanoi, August 28, 2025

Director



Nguyễn Thái Dung

Number : 3006.01.01/2025/BCTC-NTV2

REPORT ON THE RESULTS OF THE REVIEW ENGAGEMENT
On the Interim Separate Financial Statements
For the Six-Month Period Ended December 31, 2025

Dear : **Shareholders, Board of Directors and Management**
Hanoi Foodstuff Joint Stock Company

We have audited the accompanying interim separate financial statements of Hanoi Foodstuff Joint Stock Company, prepared on August 28, 2025 from pages 07 to 46, including: Interim Separate balance sheet as of June 30, 2025, interim separate income statement, interim separate cash flow statement for the fiscal year then ended and notes to the interim separate financial statements.

Responsibilities of the Board of Directors

The Board of Directors of Hanoi Foodstuff Joint Stock Company is responsible for the preparation and fair presentation of the Company's interim separate financial statements in accordance with Vietnamese accounting standards, accounting regimes and legal regulations related to the preparation and presentation of interim separate financial statements and is responsible for internal control that the Board of Directors determines is necessary to ensure the preparation and presentation of interim separate financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibilities

Our responsibility is to express a conclusion on the interim financial statements based on our review. We conducted our review in accordance with Vietnamese Standard on Review Engagements (VSRE) 2410 – Review of Interim Financial Information Performed by the Independent Auditor of the Entity.

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

Auditor's Conclusion

In our opinion, the interim separate financial statements referred to above give a true and fair view, in all material respects, of the financial position of Hanoi Foodstuff Joint Stock Company as of June 30, 2025, as well as the interim separate results of its operations and its interim separate cash flows for the fiscal year then ended, in accordance with Vietnamese accounting standards, accounting regimes and legal regulations relating to the preparation and presentation of interim separate financial statements.

Hanoi, August 28, 2025

NHAN TAM VIET AUDITING COMPANY LIMITED

Deputy General Director



Nguyen Thi Hanh

Certificate of Business Registration No.: 1690-2023-124-1

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

INTERIM SEPARATE BALANCE SHEET

As of June 30, 2025

Unit: VND

ASSETS	Code	Note	Ending balance	Beginning balance
A - CURRENT ASSETS	100		29,071,359,673	17,264,758,540
I. Cash and cash equivalents	110	V.1	2,060,622,821	6,429,579,722
1. Cash	111		2,060,622,821	2,429,579,722
2. Cash equivalents	112		-	4,000,000,000
II. Short-term financial investments	120		21,000,000,000	1,000,000,000
1. Trading securities	121		-	-
2. Provisions for devaluation of trading securities	122		-	-
3. Held-to-maturity investments	123	V.2a	21,000,000,000	1,000,000,000
III. Short-term receivables	130		5,865,145,478	6,599,007,924
1. Short-term trade receivables	131	V.3	2,344,151,106	2,754,833,656
2. Short-term prepayments to suppliers	132	V.4	1,453,297,990	1,651,446,081
3. Short-term inter-company receivables	133		-	-
4. Receivable according to the progress of construction	134		-	-
5. Receivables for short-term loans	135	V.5	4,500,000,000	4,500,000,000
6. Other short-term receivables	136	V.6a	25,614,851,072	23,639,219,873
7. Allowance for short-term doubtful debts	137	V.7	(28,047,154,690)	(25,946,491,686)
8. Deficit assets for treatment	139		-	-
IV. Inventories	140		24,375,004	3,091,144,034
1. Inventories	141	V.8	24,375,004	3,091,144,034
2. Allowance for inventories	149		-	-
V. Other current assets	150		121,216,370	145,026,860
1. Short-term prepaid expenses	151	V.9a	121,216,370	145,026,860
2. Deductible VAT	152		-	-
3. Taxes and other receivables from the State	153		-	-
4. Trading Government bonds	154		-	-
5. Other current assets	155		-	-

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

Interim Separate Balance Sheet (continued)

ASSETS	Code	Note	Ending balance	Beginning balance
B - NON-CURRENT ASSETS	200		146,580,502,338	152,692,527,860
I. Long-term receivables	210		111,594,959	111,594,959
1. Long-term trade receivables	211		-	-
2. Long-term prepayments to suppliers	212		-	-
3. Working capital in affiliates	213		-	-
4. Long-term inter-company receivable	214		-	-
5. Receivables for long-term loans	215		-	-
6. Other long-term receivables	216	V.6b	111,594,959	111,594,959
7. Allowance for long-term doubtful debts	219		-	-
II. Fixed assets	220		44,758,702,555	46,895,991,390
1. Tangible fixed assets	221	V.10	44,758,702,555	46,895,991,390
<i>Historical cost</i>	222		125,405,930,858	125,852,499,949
<i>Accumulated depreciation</i>	223		(80,647,228,303)	(78,956,508,559)
2. Financial leased assets	224		-	-
<i>Historical cost</i>	225		-	-
<i>Accumulated depreciation</i>	226		-	-
3. Intangible fixed assets	227	V.11	-	-
<i>Historical cost</i>	228		227,000,000	227,000,000
<i>Accumulated depreciation</i>	229		(227,000,000)	(227,000,000)
III. Investment property	230		-	-
Historical cost	231		-	-
Accumulated depreciation	232		-	-
IV. Long-term assets in process	240	V.12	3,307,864,029	3,307,864,029
1. Long-term work in process	241		-	-
2. Construction-in-progress	242		3,307,864,029	3,307,864,029
V. Long-term financial investments	250	V.2b	98,235,416,282	102,076,103,144
1. Investments in subsidiaries	251		126,451,003,001	126,451,003,001
2. Investments in joint ventures and associates	252		17,900,000,000	17,900,000,000
3. Investments in other entities	253		1,173,049,254	1,173,049,254
4. Provisions for devaluation of long-term financial in	254		(47,288,635,973)	(43,447,949,111)
5. Held-to-maturity investments	255		-	-
VI. Other non-current assets	260		166,924,513	300,974,338
1. Long-term prepaid expenses	261	V.9b	166,924,513	300,974,338
2. Deferred income tax assets	262		-	-
3. Long-term components and spare parts	263		-	-
4. Other non-current assets	268		-	-
TOTAL ASSETS	270		175,651,862,011	169,957,286,400

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

Interim Separate Balance Sheet (continued)

CAPITAL SOURCE	Code	Note	Ending balance	Beginning balance
C - LIABILITIES	300		117,483,737,153	108,356,613,400
I. Current liabilities	310		111,182,291,008	102,071,287,525
1. Short-term trade payables	311	V.13	1,806,639,662	1,601,537,582
2. Short-term advance payment buyer	312	V.14	63,899,117	15,334,117
3. Taxes and other payments to the State	313	V.15	5,720,868,545	1,076,851,979
4. Payable to workers	314		309,161,405	873,156,004
5. Short-term payable expenses	315	V.16	277,783,200	211,487,780
6. Short-term internal payables	316		-	-
7. Payable according to construction contract progress	317		-	-
8. Short-term unearned revenue	318	V.17	1,802,480,108	1,469,517,201
9. Other short-term payables	319	V.18a	21,447,182,632	17,069,126,523
10. Short-term loans and finance leases	320	V.19	79,640,200,000	79,640,200,000
11. Provision for short-term payables	321		-	-
12. Bonus and welfare fund	322		114,076,339	114,076,339
13. Price stabilization fund	323		-	-
14. Government bond repurchase transaction	324		-	-
II. Long-term liabilities	330		6,301,446,145	6,285,325,875
1. Long-term trade payables	331		-	-
2. Long term prepayment buyer	332		-	-
3. Long-term payable expenses	333		-	-
4. Internal payable on working capital	334		-	-
5. Long-term internal payables	335		-	-
6. Long-term unrealized revenue	336		-	-
7. Other long-term payables	337	V.18b	6,301,446,145	6,285,325,875
8. Long-term loans and financial leases	338		-	-
9. Convertible bonds	339		-	-
10. Preferred stock	340		-	-
11. Deferred income tax payable	341		-	-
12. Long-term payables provision	342		-	-
13. Science and Technology Development Fund	343		-	-

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

Interim Separate Balance Sheet (continued)

CAPITAL SOURCE	Code	Note	Ending balance	Beginning balance
D - OWNER'S EQUITY	400		58,168,124,858	61,600,673,000
I. Owner's equity	410	V.20	58,168,124,858	61,600,673,000
1. Owner's equity	411		145,000,000,000	145,000,000,000
- Common shares with voting rights	411a		145,000,000,000	145,000,000,000
- Preferred stock	411b		-	-
2. Capital surplus	412		285,291,856	285,291,856
3. Bond conversion option	413		-	-
4. Other owners' equity	414		-	-
5. Treasury stock	415		-	-
6. Asset revaluation difference	416		-	-
7. Exchange rate difference	417		-	-
8. Development investment fund	418		540,000,000	540,000,000
9. Enterprise Reorganization Support Fund	419		-	-
10. Other equity funds	420		-	-
11. Undistributed profit after tax	421		(87,657,166,998)	(84,224,618,856)
- Undistributed profit after tax accumulated to the end of previous period	421a		(84,224,618,856)	(73,399,840,431)
- Undistributed profit this period	421b		(3,432,548,142)	(10,824,778,425)
12. Source of capital for basic construction investment	422		-	-
II. Other sources and funds	430		-	-
1. Sources of expenditure	431		-	-
2. Fund to form fixed assets	432		-	-
TOTAL CAPITAL	440		175,651,862,011	169,957,286,400

Prepared on: August 28, 2025

Prepared by



Phung Thi Thuy

Chief Accountant



Vu Thi Mai Hong

Director



Nguyen Thai Dung

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

INTERIM SEPARATE INCOME STATEMENT

For the six-month period of the financial year ending December 31, 2025

Unit: VND

Cumulative from the beginning of the year
to the end of this period

ITEMS	Code	Note	Current year	Previous year
1. Sales and service revenue	01	VI.1	33,712,786,592	38,757,050,180
2. Revenue deductions	02	VI.2	1,382,175	-
3. Net revenue from sales and services	10		33,711,404,417	38,757,050,180
4. Cost of goods sold	11	VI.3	17,582,120,475	24,526,547,267
5. Gross profit from sales and service provision	20		16,129,283,942	14,230,502,913
6. Financial income	21	VI.4	1,060,625,197	1,365,979,256
7. Financial expenses	22	VI.5	8,184,896,131	8,626,079,346
In which: Loan interest expenses	23		4,344,209,269	4,157,186,425
8. Selling expenses	25	VI.6	2,975,526,341	3,891,231,720
9. General and administration expenses	26	VI.7	9,898,269,853	5,766,169,628
10. Net operating profit	30		(3,868,783,186)	(2,686,998,525)
11. Other income	31	VI.8	441,530,025	502,478,429
12. Other expenses	32	VI.9	5,294,981	8,916,296
13. Other profit	40		436,235,044	493,562,133
14. Total accounting profit before tax	50		(3,432,548,142)	(2,193,436,392)
15. Current income tax	51	VI.10	-	-
16. Deferred income tax	52		-	-
17. Profit after tax	60		(3,432,548,142)	(2,193,436,392)

Prepared by



Phung Thi Thuy

Chief Accountant



Vu Thi Mai Hong

Prepared on: August 28, 2025

Director



Nguyen Thai Dung

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

INTERIM SEPARATE CASH FLOW STATEMENT

(By direct method)

For the six-month period of the financial year ending December 31, 2025

Unit: VND

Cumulative from the beginning of the
year to the end of this period

ITEMS	Code	Note	Current year	Previous year
I. Cash flow from operating activities				
1. Revenue from sales of goods, provision of services and Other revenue	01		35,819,606,930	42,795,410,721
2. Payments to suppliers of goods and services	02		(13,910,067,040)	(27,556,801,475)
3. Money paid to workers	03		(3,067,368,863)	(3,064,924,565)
4. Interest paid	04		-	-
5. Corporate income tax paid	05		-	-
6. Other income from operating activities	06		2,677,323,892	2,791,590,941
7. Other operating expenses	07		(6,891,264,517)	(14,768,507,315)
<i>Net cash flow from operating activities</i>	<i>20</i>		<i>14,628,230,402</i>	<i>196,768,307</i>
II. Cash flow from investing activities				
1. Money spent on purchasing and constructing fixed assets and other long-term assets	21		-	-
2. Proceeds from liquidation and sale of fixed assets and other long-term assets	22		225,000,000	-
3. Money spent on lending, buying debt instruments other units	23		(21,000,000,000)	-
4. Proceeds from loan recovery, resale of debt instruments other units	24		1,000,000,000	-
5. Money spent on investment and capital contribution to	25		-	(37,828,019,990)
6. Investment recovery, capital contribution to other units	26		-	-
7. Interest income, dividends and profits	27		777,812,697	3,818,923,267
<i>Net cash flow from investing activities</i>	<i>30</i>		<i>(18,997,187,303)</i>	<i>(34,009,096,723)</i>

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the six-month period of the financial year ending December 31, 2025

Interim Separate Cash Flow Statement (continued)

ITEMS	Code	Note	Cumulative from the beginning of the year to the end of this period	
			Current year	Previous year
III. Cash flow from financing activities				
1. Proceeds from issuing shares, receiving capital contributions from owner	31		-	-
2. Money returned to owners, buyback issued company shares	32		-	-
3. Proceeds from borrowing	33		-	37,828,000,000
4. Loan principal repayment	34		-	-
5. Lease principal repayment	35		-	-
6. Dividends, profits paid to owners	36		-	-
Net cash flow from financing activities	40		-	37,828,000,000
Net cash flow during the year	50		(4,368,956,901)	4,015,671,584
Cash and cash equivalents at the beginning of the year	60	V.1	6,429,579,722	3,101,022,071
Impact of foreign exchange rate changes on foreign currency	61		-	-
Cash and cash equivalents at year end	70	V.1	2,060,622,821	7,116,693,655

Prepared by



Phung Thi Thuy

Chief Accountant



Vu Thi Mai Hong

Prepared on: August 28, 2025



Director

Nguyen Thai Dung

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the first six months of the financial year ending December 31, 2025

Notes to the Interim separate financial statements (next)

NOTES TO INTERIM SEPARATE FINANCIAL STATEMENTS

For the first six months of the financial year ending December 31, 2025

I. CHARACTERISTICS OF COMPANY OPERATIONS

1. Form of capital ownership:

Hanoi Foodstuff Joint Stock Company (hereinafter referred to as the 'Company') is a joint stock company.

2. Company Overview:

Hanoi Foodstuff Joint Stock Company (hereinafter referred to as "the Company"), formerly Hanoi Food One Member Co., Ltd., was equitized according to Plan No. 191/KH-UBND dated December 30, 2013 of the Hanoi People's Committee on the arrangement and renovation of 100% state-owned enterprises under the Hanoi People's Committee in 2014 and Decision No. 5965/QD-UBND dated November 13, 2014 on approving the enterprise value and equitization plan of Hanoi Food One Member Co., Ltd. under the Hanoi Trading Corporation.

The Company officially transformed into a Joint Stock Company according to the Certificate of Business Registration of a Joint Stock Company with business registration number 0100106803, first registered on June 30, 2005, registered for the 17th change on January 19, 2024.

Charter capital according to the 17th business registration certificate: VND 145,000,000,000

Actual contributed charter capital as of June 30, 2025: VND 145,000,000,000

Headquarters:

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

Tax code: 0 1 0 0 1 0 6 8 0 3

3. Business Field: Providing services, production, and food trading.

4. Business sector:

The Company's main business activities during the period include:

- Processing and preserving meat and meat products;
- Processing and preserving aquatic products and aquatic products;
- Processing and preserving vegetables and fruits;
- Production of cakes from flour;
- Production of other foods not elsewhere classified;
- Production of food and processed foods;
- Wholesale of agricultural and forestry raw materials (except wood, bamboo) and live animals.
Details: Wholesale of rice, corn and other cereal grains. Wholesale of feed and raw materials for making feed for livestock, poultry and aquatic products;
- Wholesale rice;
- Wholesale food;
- Wholesale of beverages;
- Wholesale of tobacco and pipe tobacco products;
- Wholesale of other household items;
- Retail of food, beverages, cigarettes and tobacco accounts for a large proportion in general stores;
- Other retail in general stores;

HANOI FOODSTUFF JOINT STOCK COMPANY

Address: No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam

INTERIM SEPARATE FINANCIAL STATEMENTS

For the first six months of the financial year ending December 31, 2025

Notes to the Interim separate financial statements (next)

- Retail sale of food in specialized stores;
- Retail sale of food in specialized stores;
- Retail sale of beverages in specialized stores;
- Retail sale of tobacco and pipe tobacco products in specialized stores;
- Retail sale of fabrics, wool, yarn, sewing thread and other textile products in specialized stores;
- Retail sale of hardware, paint, glass and other construction installation equipment in specialized stores. Details: Retail sale of hardware, paint and varnish in specialized stores. Retail sale of paint, color and varnish in specialized stores;
- Retail sale of carpets, mattresses, blankets, curtains, wall and floor coverings in specialized stores;
- Retail sale of household electrical appliances, beds, wardrobes, tables, chairs and similar furniture, lamps and electric lighting sets, other household appliances not elsewhere classified in specialized stores;
- Retail sale of books, newspapers, magazines, stationery in specialized stores;
- Retail of sports equipment and supplies in specialized stores;
- Restaurants and mobile food services;
- Providing catering services under irregular contracts with customers (serving parties, meetings, weddings, etc.)
- Other food services;
- Beverage service;
- General wholesale;
- Other remaining business support service activities not classified elsewhere. Details: Import and export of goods traded by the Company;
- Retail sale of other new goods in specialized stores. Details: Retail sale of watches, eyeglasses, cameras, films and photographic materials;
- Other support services related to transportation;
- Warehousing and storage of goods;
- Short-term accommodation services. Details: Hotels, villas or apartments, guesthouses and motels providing short-term accommodation services;
- Real estate business, land use rights owned, used or leased;
- Direct support service activities for rail and road transport. Details: Management of car parking lots, bicycle and motorbike parking lots.

5. **Normal production and business cycle:** Within 12 months

6. **Business structure:**

Subsidiaries:

<i>Company name</i>	<i>Head office address</i>	<i>Main activities</i>	<i>Proportion actual capital contribution</i>	<i>Rate according to Business Registration Certificate</i>
Bac Qua Trading and Service Joint Stock Company	No. 19 Hang Khoai Street, Hoan Kiem Ward, Hanoi City, Vietnam	Building a house not for living Details: Investment, construction of	55.57%	55.57%

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<i>Company name</i>	<i>Head office address</i>	<i>Main activities</i>	<i>Proportion actual capital contribution</i>	<i>Rate according to Business Registration Certificate</i>
		technical infrastructure of commercial centers and office buildings		
Lang Yen Trading Joint Stock Company	No. 21 Tran Khanh Du, Hai Ba Trung Ward, Hanoi City, Vietnam	Commercial service business	51.00%	51.00%
Currently, the subsidiaries are operating normally.				

Joint ventures and associates:

<i>Company name</i>	<i>Head office address</i>	<i>Main activities</i>	<i>Proportion actual capital contribution</i>	<i>Rate according to Business Registration Certificate</i>
Livestock and Poultry Production and Trading Joint Stock Company	Hapro Industrial Park, Thuan An Commune, Hanoi City, Vietnam	Food production	37.04%	37.04%
Hanoi Cuisine Joint Stock Company	No. 24-26 Tran Nhat Duat, Hoan Kiem Ward, Hanoi City, Vietnam	Restaurants and mobile food services	27.59%	27.59%

The joint ventures and associates are currently operating normally

7. Statement on comparability of information on interim separate financial statements:

The interim financial statement figures for the first six months of the financial year ending December 31, 2025, are fully consistent and ensure comparability with the figures in the 2024 annual financial statements and the interim financial statements for the first six months of the financial year ending December 31, 2024.

8. Staff

At the end of the financial year business, There are 25 employees working (at the beginning of the year there were 42 employees).

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II. FISCAL YEAR AND STANDARD CURRENCY UNIT USED IN ACCOUNTING

1. Fiscal year

The Company's fiscal year begins on January 1 and ends on December 31 of each year.

2. Currency used in accounting

The currency used in accounting is Vietnamese Dong (VND).

III. ACCOUNTING STANDARDS AND REGIMES APPLIED

1. Applicable accounting regime

The Company applies the Vietnamese Enterprise Accounting Regime issued according to Circular No. 200/2014/TT-BTC dated December 22, 2014, Circular No. 53/2016/TT-BTC in 2016 amending and supplementing Circular No. 200/2014/TT-BTC and circulars guiding the implementation of accounting standards and regimes of the Ministry of Finance.

2. Declaration on compliance with Vietnamese accounting standards and accounting regime

The Board of Directors ensures that it has complied with the requirements of accounting standards and the Vietnamese Corporate Accounting Regime issued under Circular No. 200/2014/TT-BTC dated December 22, 2014, Circular No. 53/2016/TT-BTC in 2016 amending and supplementing Circular No. 2014/2014/TT-BTC as well as circulars guiding the implementation of accounting standards of the Ministry of Finance in preparing Financial Statements.

3. Applicable accounting form

The company uses a computerized general journal accounting system.

IV. ACCOUNTING POLICIES APPLIED

1. Basis for preparing interim separate financial statements

The interim separate financial statements are prepared on the accrual basis of accounting (except for information relating to cash flows).

2. Principles of recording cash and cash equivalents

Cash includes cash on hand, demand bank deposits, monetary gold used for value storage functions, excluding gold classified as inventories used for the purpose of raw materials to produce products or goods for sale.

Cash equivalents are short-term investments with a maturity of no more than three months from the date of purchase, which are readily convertible to known amounts of cash and are subject to an insignificant risk of changes in value.

3. Financial investments

Loans

Loans are measured at cost less allowance for doubtful debts. Allowance for doubtful debts on loans is made based on the expected level of loss that may occur.

Investments in subsidiaries, joint ventures and associates

Subsidiary

A subsidiary is an entity controlled by the Company. Control is achieved when the Company has the power to govern the financial and operating policies of an investee so as to obtain benefits from its activities.

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Affiliated companies

An associate is an entity in which the Company has significant influence but not control over the financial and operating policies. Significant influence is the power to participate in the financial and operating policy decisions of the investee but not control over those policies.

Investments in subsidiaries, joint ventures and associates are initially recorded at cost, including the purchase price or capital contribution plus costs directly related to the investment. In case of investment in non-monetary assets, the cost of the investment is recorded at the fair value of the non-monetary assets at the time of arising.

Dividends and profits from periods prior to the investment being purchased are recorded as a reduction in the value of the investment itself. Dividends and profits from periods subsequent to the investment being purchased are recorded as revenue. Dividends received in shares are only tracked by the number of shares increased, not the value of the shares received/recorded at par value.

Provision for losses on investments in subsidiaries, joint ventures and associates is made when the subsidiary, joint venture or associate suffers a loss, with the provision equal to the difference between the actual capital contributions of the parties in the subsidiary, joint venture or associate and the actual equity multiplied by the Company's capital contribution ratio compared to the total actual capital contributions of the parties in the subsidiary, joint venture or associate. If the subsidiary, joint venture or associate is the subject of the Consolidated Financial Statement, the basis for determining the provision for losses is the Consolidated Financial Statement.

Increase or decrease in the provision for investment losses in subsidiaries, joint ventures and associates that must be set up at the end of the fiscal year is recorded in financial expenses.

4. Accounts Receivable

The classification of receivables as trade receivables, internal receivables and other receivables is carried out according to the following principles:

- Trade receivables reflect commercial receivables arising from purchase-sale transactions between business and the buyer is an independent entity with business, including receivables for export sales on consignment to other entities.
- Other receivables reflect non-commercial receivables not related to purchase and sale transactions.

Provision for doubtful debts is made for each doubtful debt based on the age of overdue debts or the expected level of loss that may occur, specifically as follows:

- For overdue receivables:
 - 30% of the value for overdue receivables from more than 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 3 years or more.
- For receivables that are not overdue but are unlikely to be recovered: establish provisions based on expected loss level.

5. Principles of inventory recognition

Inventories are stated at the lower of cost and net realizable value.

The cost of inventories is determined as follows:

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- **Original Materials, goods:** include costs of purchase and other directly relevant costs incurred in bringing the inventories to their present location and condition.

Net realizable value is the estimated selling price of inventory in the normal course of business, less the estimated costs of completion and the estimated costs necessary to make the sale.

Inventories are valued using the weighted average method and accounted for using the perpetual inventory method.

Provision for inventory decline is made for each inventory item whose cost is greater than its net realizable value. For unfinished services, provision for price reduction is calculated for each type of service with separate price. Increase, decrease inventory price reduction reserve balance needed to set aside at the end of the financial year is recognized in cost of goods sold.

6. **Tangible fixed assets**

Tangible fixed assets are stated at cost less accumulated depreciation. The cost of tangible fixed assets includes all costs that business expenditure incurred after initial recognition is recognized as an increase in the cost of fixed assets only if it is probable that the future economic benefits from the use of the asset will be increased. Costs incurred that do not satisfy the above conditions are recorded as production and business costs in the period.

When tangible fixed assets are sold or disposed of, their cost and accumulated depreciation are eliminated from the accounts and any gain or loss resulting from their disposal is recognized as income or expense in the year.

Tangible fixed assets are depreciated using the straight-line method over their estimated useful lives. The depreciation years for various types of tangible fixed assets are as follows:

<u>Fixed assets</u>	<u>No. 5</u>
Houses, buildings	05 - 50 years
Machinery and equipment	03 - 08 years
Means of transport, transmission	06 - 10 years
Management equipment and tools	03 - 10 years

7. **Intangible fixed assets**

Intangible fixed assets are stated at cost less accumulated depreciation.

The original cost of intangible fixed assets includes all costs that business must be spent to acquire fixed assets up to the time the asset is ready for use. Expenditures relating to intangible fixed assets incurred after initial recognition are recognised as expenses in the period in which they are incurred, unless they are associated with a specific intangible fixed asset and result in an increase in the economic benefits derived from the asset.

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When intangible fixed assets are sold or disposed of, their cost and accumulated depreciation are eliminated from the accounts and any gain or loss resulting from their disposal is recognized as income or expense in the year.

Intangible fixed assets of business to be:

Software program

Costs relating to computer software that are not an integral part of the related hardware are capitalized. The cost of computer software is the sum of all costs that business spent as of the date the software is put into use. Computer software is depreciated by straight line method over 05 years.

8. Cost of basic construction in progress

Construction in progress reflects directly related costs (including interest expenses related to the Company's accounting policies) to assets under construction, machinery and equipment being installed for production, leasing and management purposes as well as costs related to repairs of fixed assets in progress. These assets are recorded at original cost and not depreciated

9. Principles of accounting for prepaid expenses.

Prepaid expenses include actual expenses that have been incurred but are related to the business performance of many accounting periods. Prepaid expenses of business include the following costs:

Tools, instruments

Tools and equipment put into use are allocated to expenses using the straight-line method with an allocation period of no more than 12 months.

Business advantage

Business advantages arising from the equitization of State-owned enterprises are allocated to expenses over a period of 10 years.

Other prepaid expenses

Is the cost of serving many production and business periods, allocated to production and business periods within a period of no more than 03 years.

10. Accounting principles for liabilities and accrued expenses

Liabilities and accruals are recognized for amounts to be paid in the future for goods and services received. Accruals are recognized based on reasonable estimates of the amounts to be paid.

The classification of payables as trade payables, accrued expenses, internal payables and other payables is carried out according to the following principles:

- Trade payables reflect commercial payables arising from transactions of purchasing goods, services, assets and the seller is an independent entity business, including amounts payable upon import through a consignee.
- Payable expenses reflect amounts payable for goods and services received from sellers or provided to buyers but not yet paid due to lack of invoices or insufficient accounting records and documents, and amounts payable to employees for leave wages, production and business expenses that must be accrued in advance.

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- Other payables reflect non-commercial payables not related to the purchase, sale or provision of goods and services.

11. Principles of recording loans and financial lease liabilities

The company must monitor in detail the payment terms of loans and financial leasing debts. For debts with a repayment period of more than 12 months from the date of the financial statements of the superior unit, the accountant presents them as long-term loans and financial leasing debts. For debts due within the next 12 months from the date of the financial statements, the accountant presents them as short-term loans and financial leasing debts to have a payment plan.

For finance lease liabilities, the total lease liability reflected on the credit side of account 341 is the total amount payable calculated by the present value of the minimum lease payments or the fair value of the leased asset.

Loans and debts in foreign currency must be converted into accounting currency at the actual transaction exchange rate at the time of occurrence;

- When paying debts or borrowing in foreign currency, the Debit side of account 341 is converted according to the actual accounting exchange rate for each subject;
- When preparing the Financial Statements, the balance of loans and financial leases in foreign currencies must be re-evaluated at the actual transaction exchange rate at the time of preparing the Financial Statements.
- Exchange rate differences arising from the payment and end-of-period revaluation of loans and financial leases in foreign currencies are recorded in financial revenue or expenses.

12. Principle of equity recognition

Owner's equity

Owner's equity is recorded according to the actual capital contributed by shareholders.

Share capital surplus

Share capital surplus is recorded as the difference between the issue price and the par value of shares upon initial issuance, additional issuance, the difference between the reissue price and the book value of treasury shares and Capital composition of convertible bonds at maturity. Direct costs related to the issuance of additional shares and re-issuance of treasury shares are recorded as a reduction in share capital surplus.

Fund allocation

Funds are set aside during the year based on the Resolution of the General Meeting of Shareholders and used according to the Company Charter.

13. Profit Distribution

Profit after corporate income tax is distributed to shareholders after setting aside funds according to the Company's Charter. Companies as well as the provisions of law and approved by the General Meeting of Shareholders.

The distribution of profits to shareholders takes into account non-cash items included in retained earnings that may affect cash flows and the ability to pay dividends. Gains from revaluation of assets contributed as capital, gains from revaluation of monetary items, financial instruments and other non-monetary items.

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Dividends are recognized as liabilities when approved by the General Meeting of Shareholders.

14. Revenue and income recognition

Sales revenue

Revenue from sales of goods is recognized when all of the following conditions are simultaneously satisfied:

- The enterprise has transferred the significant risks and rewards of ownership of the products or goods to the buyer.
- The enterprise no longer holds the right to manage the goods as the owner of the goods or the right to control the goods.
- Revenue is determined with relative certainty. When the contract stipulates that the buyer has the right to return the purchased products or goods under specific conditions, revenue is only recognized when those specific conditions no longer exist and the buyer is not entitled to return the products or goods (except in cases where the customer has the right to return the goods in exchange for other goods or services).
- The enterprise has obtained or will obtain economic benefits from the sale transaction.
- Identify the costs associated with a sales transaction.

Service revenue

Revenue from a service transaction is recognized when the outcome of the transaction can be measured reliably. In cases where the service is performed over several periods, revenue is recognized in each period based on the results of the work completed at the end date. The outcome of a service transaction is determined when all of the following conditions are satisfied:

- Revenue is measured reliably. When a contract provides that the buyer has the right to return the services purchased under specific conditions, revenue is recognized only when the specific conditions no longer exist and the buyer has no right to return the services provided.
- It is possible to obtain economic benefits from the transaction of providing that service.
- Determine the portion of work completed by the end date/fiscal year
- Identify the costs incurred for the transaction and the costs to complete the transaction to provide that service.

Interest

Interest is recognized on an accrual basis, determined on the balance of deposit accounts and actual interest rate each period.

15. Principles of accounting for cost of goods sold.

Cost of goods sold during the year is recorded in accordance with revenue generated during the period and ensures compliance with the principle of prudence.

For direct material costs consumed in excess of normal levels, labor costs, and fixed general manufacturing costs not allocated to the value of products in stock, accountants must immediately calculate them into the cost of goods sold (after deducting compensation, if any), even when the products and goods have not been determined to be consumed.

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The provision for inventory price decline is included in the cost of goods sold based on the quantity of inventory and the difference between the net realizable value being less than the original cost of inventory. When determining the volume of inventory with price decline requiring provision, the accountant must exclude the volume of inventory for which a sales contract has been signed (with a net realizable value not lower than the book value) but has not been transferred to the customer if there is certain evidence that the customer will not abandon the contract.

16. Principles of financial cost accounting

Reflects financial operating expenses including expenses or losses related to financial investment activities, lending and borrowing costs, costs of contributing capital to joint ventures and associations, short-term securities transfer losses, securities transaction costs; Provision for devaluation of trading securities, provision for investment losses in other entities, losses arising from selling foreign currencies, exchange rate losses...

17. Principles of accounting for sales costs and business management costs

Selling expenses reflect actual expenses incurred in the process of selling products, goods, and providing services, including costs of offering, introducing products, advertising products, sales commissions, product and goods warranty costs (except for construction activities), preservation, packaging, transportation costs... expenses for sales staff salaries (salaries, wages, allowances, etc.); social insurance, health insurance, union fees, unemployment insurance for sales staff; depreciation of fixed assets used for sales; land rent...

Business management costs reflect the general management costs of the enterprise, including costs for salaries of employees in the business management department (salaries, wages, allowances, etc.); social insurance, health insurance, union fees, unemployment insurance for business management employees; costs of office materials, labor tools, depreciation of fixed assets used for business management; land rent, business license tax; provision for bad debts; outsourced services (electricity, water, telephone, fax, property insurance, fire and explosion insurance, etc.); other cash expenses (reception, customer conferences, etc.).

18. Corporate income tax

Current income tax

Current income tax is the tax that is calculated on taxable income. Taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting, non-deductible expenses as well as adjustments for non-taxable income and losses carried forward.

The company is obliged to pay corporate income tax at a rate of 20%.

19. Financial instruments

a) Financial assets

Classification of financial assets

The Company classifies its financial assets into the following groups: financial assets at fair value through the Statement of Business Performance, investments held to maturity, loans and receivables, and financial assets available for sale. The classification of these financial assets depends on the nature and purpose of the financial assets and is determined at the time of initial recognition.

Financial assets are recorded at fair value through the Statement of Business Performance

Financial assets are classified as measured at fair value through the Statement of Income if they are held for trading or designated as such at fair value through the Statement of Income upon initial recognition.

Financial assets are classified as held for trading securities if:

- Purchased or created primarily for the purpose of resale in the short term;

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- The Company intends to hold for the purpose of short-term profit;
- Derivative financial instruments (except for derivative financial instruments that are identified as a financial guarantee contract or a designated and effective hedging instrument).

Held to maturity investments

Held-to-maturity investments are non-derivative financial assets with fixed or determinable payments and fixed maturity that the Company has the intention and ability to hold to maturity.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments and are not listed on an active market.

Financial assets available for sale

Available-for-sale financial assets are non-derivative financial assets that are designated as available-for-sale or that are not classified as financial assets at fair value through profit or loss, held-to-maturity investments, or loans and receivables.

Initial book value of financial assets

Financial assets are recognised at the date of acquisition and derecognised at the date of sale. At the time of initial recognition, financial assets are measured at their purchase price/issuance costs plus any other costs directly attributable to the acquisition or issue of the financial asset.

b) Financial liabilities

The Company classifies financial liabilities into groups: financial liabilities recorded at fair value through the Income Statement, financial liabilities determined at amortized cost. The classification of financial liabilities depends on the nature and purpose of the financial liability and is determined at the time of initial recognition.

Financial liabilities are recorded at fair value through the Statement of Income.

A financial liability is classified as measured at fair value through the Statement of Income if it is held for trading or designated as such at fair value through the Statement of Income upon initial recognition.

Financial liabilities are classified as held for trading securities if:

- Issued or created primarily for the purpose of repurchasing in the short term;
- The Company intends to hold for the purpose of short-term profit;
- Derivative financial instruments (except for derivative financial instruments that are identified as a financial guarantee contract or a designated and effective hedging instrument).

Financial liabilities are measured at amortized cost.

Financial liabilities are measured at amortised cost, which is the amount at which the financial liability is initially recognised minus principal repayments, plus or minus the cumulative amortisation using the effective interest method of any difference between that initial amount and the maturity amount, and minus any reduction (directly or through the use of an allowance account) for impairment or uncollectibility.

The effective interest method is a method of calculating the amortized cost of a financial liability or group of financial liabilities and allocating interest income or expense over the relevant year. The effective interest rate is the rate at which estimated future cash flows that will be paid or received over the expected life of the financial instrument or, if appropriate, shorter, are discounted to the net present carrying amount of the financial liability.

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Initial book value of financial liability

At initial recognition, financial liabilities are measured at issue price plus any costs directly attributable to the issue of the financial liability.

20. Related parties

Parties are considered to be related 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. Parties are also considered to be related if they are subject to common control or common significant influence.

In considering any related party relationship, attention is directed more to the substance of the relationship than to the legal form.

Transactions with related parties during the year are presented in note VII.1

V. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE INTERIM SEPARATE BALANCE SHEET

1. Cash and cash equivalents

	<u>Ending Balance</u>	<u>Beginning Balance</u>
Cash	17,306,769	21,611,752
Non-term bank deposits	2,043,316,052	2,407,967,970
Cash equivalents	-	4,000,000,000
<i>Bank deposits with original maturity of not more than 3 months</i>	-	<i>4,000,000,000</i>
Total	<u>2,060,622,821</u>	<u>6,429,579,722</u>

2. Financial investment

a) Held to maturity investment

This is a 6-month term deposit at Southeast Asia Commercial Joint Stock Bank - Hanoi Branch, amounting to 21,000,000,000 VND, interest rate of 5.05%/year – 5,6%/year.

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b) Long-term financial investment

	Ending Balance		Beginning Balance	
	Original price	Preventive	Original price	Preventive
<i>Investment in subsidiaries</i>	126,451,003,001	(30,499,664,220)	126,451,003,001	(26,836,342,806)
Bac Qua Trading and Service Joint Stock Company (1)	105,584,570,000	(30,499,664,220)	105,584,570,000	(26,836,342,806)
Lang Yen Trading Joint Stock Company (2)	20,866,433,001	-	20,866,433,001	-
<i>Investment in joint ventures and associates</i>	17,900,000,000	(16,297,202,283)	17,900,000,000	(16,119,836,835)
Livestock and Poultry Production and Trading Joint Stock Company (3)	17,500,000,000	(16,225,776,881)	17,500,000,000	(16,048,411,433)
Hanoi Cuisine Joint Stock Company (4)	400,000,000	(71,425,402)	400,000,000	(71,425,402)
<i>Investing in other entities</i>	1,173,049,254	(491,769,470)	1,173,049,254	(491,769,470)
Kien Giang Seafood Joint Stock Company	100,000,000	-	100,000,000	-
Hanoi Food Processing Production Joint Stock Company	1,073,049,254	(491,769,470)	1,073,049,254	(491,769,470)
Total	145,524,052,255	(47,288,635,973)	145,524,052,255	(43,447,949,111)

(1) Bac Qua Trading and Service Joint Stock Company was established and first registered on January 3, 2008, the legal representative is Mr. Vu Thanh Son, the charter capital as of June 30, 2025 is 190,000,000,000 VND. Up to now, the Company has contributed capital 105,584,570,000 VND, equivalent to 55.57% of charter capital. The main business activities of Bac Qua Trading and Service Joint Stock Company are investing and constructing technical infrastructure of commercial centers, operating supermarkets, restaurants, and hotels.

(2) Lang Yen Trading Joint Stock Company was established and first registered on November 28, 2008, the legal representative is Mr. Vu Thanh Son, the charter capital as of June 30, 2025 is 40,000,000,000 VND. Up to now, the Company has contributed capital 20,866,433,001 VND, equivalent to 51% of charter capital. The main business activity of Lang Yen Trading Joint Stock Company is Trade and Service Business.

(3) Livestock and Poultry Production and Trading Joint Stock Company was established and first registered on January 17, 2007, the legal representative is Mr. Tran Duy Hien, the charter capital as of June 30, 2025 is 47,250,000,000 VND. Up to now, the Company has contributed capital 17,500,000,000 VND, equivalent to 37.04% of charter capital. The main business activity of Livestock and Poultry Production and Trading Joint Stock Company is Food production.

(4) Hanoi Cuisine Joint Stock Company was established and first registered on March 23, 2013, the legal representative is Ms. Vu Thi Thu Huong, the charter capital as of June 30, 2025 is 1,450,000,000 VND. Up to now, the Company has contributed capital 400,000,000 VND, equivalent to 27.59% of charter capital. The main business activities of Hanoi Cuisine Joint Stock Company are restaurant business and mobile food services.

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Investment reserve fluctuations as follows:

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Beginning Balance	(43,447,949,111)	(34,905,692,090)
Additional provision	(3,840,686,862)	(4,468,892,921)
Ending Balance	(47,288,635,973)	(39,374,585,011)

3. Rightshort term customer revenue

	Ending Balance	Beginning Balance
<i>Receivables from other customers</i>	<i>2,344,151,106</i>	<i>2,754,833,656</i>
Asia Pacific Travel and Trade Company Limited	842,670,752	842,670,752
Hanoi Consumer Goods Import - Export and Retail Company Limited	114,153,979	233,750,406
International Restaurant Joint Stock Company	287,301,547	287,301,547
Texlite Global Production and Trading Joint Stock Company	-	393,120,216
Other customers	1,100,024,828	997,990,735
Total	2,344,151,106	2,754,833,656

4. Short-term seller advance

	Ending Balance	Beginning Balance
<i>Advance payment to related parties</i>	<i>312,692,923</i>	<i>312,692,923</i>
Livestock and Poultry Production and Trading Joint Stock Company	312,692,923	312,692,923
<i>Prepay to other sellers</i>	<i>1,140,605,067</i>	<i>1,338,753,158</i>
KIDO Group Joint Stock Company	449,495,206	320,548,468
Molika	245,757,313	245,757,313
Other suppliers	445,352,548	772,447,377
Total	1,453,297,990	1,651,446,081

5. Short-term loan receivable

	Ending Balance		Beginning Balance	
	Value	Preventive	Value	Preventive
<i>Receivable from related parties</i>	<i>3,500,000,000</i>	<i>(3,500,000,000)</i>	<i>3,500,000,000</i>	<i>(3,500,000,000)</i>
Livestock and Poultry Production and Trading Joint Stock Company	3,500,000,000	(3,500,000,000)	3,500,000,000	(3,500,000,000)
<i>Receivables from other organizations and individuals</i>	<i>1,000,000,000</i>	<i>(1,000,000,000)</i>	<i>1,000,000,000</i>	<i>(1,000,000,000)</i>
Hanoi Supermarket Development Joint Stock Company	1,000,000,000	(1,000,000,000)	1,000,000,000	(1,000,000,000)
Total	4,500,000,000	(4,500,000,000)	4,500,000,000	(4,500,000,000)

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Notes to the Interim separate financial statements (next)**6. Other receivables****a, Short term**

	Ending Balance		Beginning Balance	
	Value	Preventive	Value	Preventive
Receivable from related parties	5,420,444,446	(5,420,444,446)	5,182,881,946	(5,182,881,946)
Loan interest of Livestock and Poultry Production and Trading Joint Stock Company	5,420,444,446	(5,420,444,446)	5,182,881,946	(5,182,881,946)
Receivables from other organizations and individuals	20,194,406,626	(15,659,601,320)	18,456,337,927	(13,737,462,140)
Advance	8,131,479,663	(8,125,679,663)	8,154,598,461	(8,125,679,663)
Other receivables	12,062,926,963	(7,533,921,657)	10,301,739,466	(5,611,782,477)
Loan interest Hanoi Supermarket Development Joint Stock Company	919,554,555	(919,554,555)	874,304,555	(874,304,555)
Mr. Nguyen Quoc Hung (*)	2,260,864,514	(2,260,864,514)	2,260,864,514	(2,260,864,514)
Land rent must be collected and paid on behalf of the recipient.	8,622,834,561	(4,093,829,255)	6,906,897,064	(2,216,940,075)
Other short-term receivables	259,673,333	(259,673,333)	259,673,333	(259,673,333)
Total	25,614,851,072	(21,080,045,766)	23,639,219,873	(18,920,344,086)

(*) Amount receivable from Mr. Nguyen Quoc Hung regarding the missing assets of the General Food Trading Center after the termination of operations that Mr. Nguyen Quoc Hung must be responsible for collecting and returning to the Company according to the Working Minutes dated May 24, 2017 of Hanoi Foodstuff Joint Stock Company.

b, Long term

	Ending Balance		Beginning Balance	
	Value	Preventive	Value	Preventive
Receivables from other organizations and individuals	111,594,959	-	111,594,959	-
Bet, deposit	111,594,959	-	111,594,959	-
Total	111,594,959	-	111,594,959	-

7. Provision for doubtful short-term receivables

Changes in provisions during the year:

	Accounts receivable, short term loans	Accounts receivable, long-term loans	Total
Beginning Balance	(25,946,491,686)	-	(25,946,491,686)
Additional provision	(2,159,701,680)	-	(2,159,701,680)
Provision reversal	59,038,676	-	59,038,676
Ending Balance	(28,047,154,690)	-	(28,047,154,690)

Bad debts and provisions for short-term doubtful receivables are presented in Appendix No. 01.

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Notes to the Interim separate financial statements (next)**8. Inventory**

	Ending Balance		Beginning Balance	
	Value	Preventive	Value	Preventive
Raw materials	24,375,004	-	24,375,004	-
Goods	-	-	3,066,769,030	-
Total	24,375,004	-	3,091,144,034	-

9. Prepaid expenses**a, Short-term prepaid expenses**

	Ending Balance	Beginning Balance
Tools, instruments	-	3,686,667
Other short-term prepaid expenses	121,216,370	141,340,193
Total	121,216,370	145,026,860

b, Long-term prepaid expenses

	Ending Balance	Beginning Balance
Tools, instruments	6,091,667	8,241,667
Business advantages	-	34,456,216
Other long-term prepaid expenses	160,832,846	258,276,455
Total	166,924,513	300,974,338

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Notes to the Interim separate financial statements (next)**10. Tangible fixed assets**

	Home, structure	Machines device	Vehicle transport, transmission	Device, tool manage	Total
Original price					
Beginning Balance	118,070,957,154	3,813,782,577	1,841,084,049	2,126,676,169	125,852,499,949
Purchases during the period	-	111,480,000	-	-	111,480,000
Liquidation, sale	-	-	(558,049,091)	-	(558,049,091)
Ending Balance	118,070,957,154	3,925,262,577	1,283,034,958	2,126,676,169	125,405,930,858
<i>In there:</i>					
<i>Fully depreciated but still in use</i>	15,224,932,762	2,488,959,850	1,283,034,958	1,396,107,152	20,393,034,722
Depreciation value					
Beginning Balance	71,998,640,099	3,481,680,209	1,821,774,131	1,654,414,120	78,956,508,559
Depreciation during the period	2,096,852,807	81,086,613	9,654,942	51,519,497	2,239,113,859
Liquidation, sale	-	-	(548,394,115)	-	(548,394,115)
Ending Balance	74,095,492,906	3,562,766,822	1,283,034,958	1,705,933,617	80,647,228,303
Residual value					
Beginning Balance	46,072,317,055	332,102,368	19,309,918	472,262,049	46,895,991,390
Ending Balance	43,975,464,248	362,495,755	-	420,742,552	44,758,702,555

11. Intangible fixed assets

Intangible fixed assets are computer software.

As of June 30, 2025, the original cost of fully depreciated but still in use tangible fixed assets is VND 227,000,000.

12. Cost of basic construction in progress

	Beginning Balance	Costs incurred during the year	Transferred to fixed assets during the year	Ending Balance
Construction in progress	3,307,864,029	-	-	3,307,864,029
<i>Project: "Investment in construction of Residential Area" at address 54, lane 459 Bach Mai, Hai Ba Trung, Hanoi (1)</i>	1,239,269,981	-	-	1,239,269,981
<i>Project: "Cuu Long Trade and Service Center" at 253 Pho Vong, Dong Tam, Hai Ba Trung, Hanoi (2)</i>	2,068,594,048	-	-	2,068,594,048
Total	3,307,864,029	-	-	3,307,864,029

(1) Pursuant to the Business Cooperation Contract No. 629/2009/HANOIFOOD-COTANA dated November 2, 2009 between Hanoi Food State-owned One Member Limited Liability Company (now Hanoi Food Joint Stock Company) referred to as Party (A) and Thanh Nam Investment and

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Construction Joint Stock Company (now Cotana Group Joint Stock Company) referred to as Party (B). The purpose of the contract is to cooperate in the business of the investment project to build a land plot at Lane 459 Bach Mai - Hai Ba Trung - Hanoi, to implement the investment project to build an apartment building on this land plot with the expected construction scale: Total land area of 2,085.9 m²; construction density of 50%; land for building a 25-storey apartment building with 1,000 m²; construction area of garden and internal road 1,085.9 m².

(2) Pursuant to the Business Cooperation Contract No. 103/HDKTKD dated September 13, 2010 between Hanoi Food State-owned Company Limited (now Hanoi Food Joint Stock Company) called Party (A) and the Joint Venture Delta Civil and Industrial Construction Company Limited - Construction Investment Consulting and New Technology Application Joint Stock Company (Vinaconex R&D) represented by Delta Civil and Industrial Construction Company Limited called Party (B). The land lot is the land area at 253 Pho Vong - Hai Ba Trung - Hanoi with an area of 3,255.7 m², the actual area is determined according to the land handover minutes. The purpose of the business cooperation contract is to jointly implement the Project, exploit the project premises after investment and share profits from operations on the above land. The product of this contract is the area in m² of apartments, offices and other useful areas within the land plot, profitable services that may arise over time.

13. Short-term trade payables

	<u>Ending Balance</u>	<u>Beginning Balance</u>
<i>Payable to related parties</i>	<i>50,000,000</i>	<i>50,000,000</i>
Lang Yen Trading Joint Stock Company	50,000,000	50,000,000
<i>Payable to other suppliers</i>	<i>1,756,639,662</i>	<i>1,551,537,582</i>
SGCC General Consulting Services Joint Stock Company	270,000,000	135,000,000
Vietnam Real Estate Services Exploitation Joint Stock Company	90,000,000	-
Other suppliers	1,396,639,662	1,416,537,582
Total	<u>1,806,639,662</u>	<u>1,601,537,582</u>

14. Short-term advance payment buyer

	<u>Ending Balance</u>	<u>Beginning Balance</u>
<i>Prepayments from other customers</i>	<i>63,899,117</i>	<i>15,334,117</i>
Mr. Pham Xuan Hiep	45,000,000	-
Vincommerce General Trading Services Joint Stock Company	8,623,855	8,623,855
Branch of Dong Hung Development Integration Company Limited	5,378,734	5,378,734
Other customers	4,896,528	1,331,528
Total	<u>63,899,117</u>	<u>15,334,117</u>

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Notes to the Interim separate financial statements (next)**15. Taxes and other payments to the State**

	Beginning Balance	Amount payable during the period	Amount actually paid during the period	Ending Balance
VAT on domestic sales	400,785,739	1,911,984,130	(1,126,538,582)	1,186,231,287
Personal income tax	6,868,036	127,945,595	(123,677,927)	11,135,704
Real estate tax, land rent	333,097,935	4,747,189,202	(892,885,852)	4,187,401,285
Other taxes	336,100,269	34,000,000	(34,000,000)	336,100,269
Total	1,076,851,979	6,821,118,927	(2,177,102,361)	5,720,868,545

The Company's tax settlement is subject to examination by the Tax Authority. Since the application of tax laws and regulations to various types of transactions can be subject to varying interpretations, the tax amounts presented in the Separate Financial Statements may be subject to change at the discretion of the Tax Authority.

Value Added Tax

The company pays value added tax by the deduction method.

Value added tax rates are 5%, 8%, 10%.

Corporate income tax

The company must pay corporate income tax on taxable income at a rate of 20%.

Details of corporate income tax payable during the year are presented in note VI.10.

Other taxes

The company declares and pays according to regulations.

16. Short-term payable expenses

	Ending Balance	Beginning Balance
<i>Payable to other organizations and individuals</i>	277,783,200	211,487,780
Prepaid electricity and water bills	157,783,200	91,487,780
Other short-term payable expenses	120,000,000	120,000,000
Total	277,783,200	211,487,780

17. Short-term unearned revenue

	Ending Balance	Beginning Balance
Advance payment for fixed asset lease	1,802,480,108	1,469,517,201
Total	1,802,480,108	1,469,517,201

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Notes to the Interim separate financial statements (next)**18. Other payables****a, Other short-term payables**

	<u>Ending Balance</u>	<u>Beginning Balance</u>
<i>Payable to related parties</i>	<i>15,360,542,199</i>	<i>13,079,772,602</i>
Interest payable Hanoi Trading Corporation - JSC	15,360,542,199	13,079,772,602
<i>Payable to other entities and individuals</i>	<i>6,086,640,433</i>	<i>3,989,353,921</i>
Interest payable Phu Thinh Trading and Production Company Limited	6,024,895,893	3,961,456,221
Other short-term payables	61,744,540	27,897,700
Add	<u>21,447,182,632</u>	<u>17,069,126,523</u>

b, Other long-term payables

Are deposits and long-term bets received from individuals and organizations.

	<u>Ending Balance</u>	<u>Beginning Balance</u>
<i>Payable to related parties</i>	<i>158,917,500</i>	<i>158,917,500</i>
Hanoi Cuisine Joint Stock Company - Deposit	158,917,500	158,917,500
<i>Payable to other organizations and individuals</i>	<i>6,142,528,645</i>	<i>6,126,408,375</i>
Receive deposit, bet	6,142,528,645	6,126,408,375
Total	<u>6,301,446,145</u>	<u>6,285,325,875</u>

19. Short-term finance leases and loans limit

	<u>Ending Balance</u>		<u>Beginning Balance</u>	
	<u>Value</u>	<u>Number of debtors</u>	<u>Value</u>	<u>Number of debtors</u>
<i>Short-term borrowings and finance lease liabilities payable to related parties</i>	<i>41,812,200,000</i>	<i>41,812,200,000</i>	<i>41,812,200,000</i>	<i>41,812,200,000</i>
Hanoi Trading Corporation - Joint Stock Company (1)	41,812,200,000	41,812,200,000	41,812,200,000	41,812,200,000
<i>Short-term loans and financial leases payable to other organizations and individuals</i>	<i>37,828,000,000</i>	<i>37,828,000,000</i>	<i>37,828,000,000</i>	<i>37,828,000,000</i>
Phu Thinh Trading and Production Company Limited (2)	37,828,000,000	37,828,000,000	37,828,000,000	37,828,000,000
Total	<u>79,640,200,000</u>	<u>79,640,200,000</u>	<u>79,640,200,000</u>	<u>79,640,200,000</u>

(1) Loan from Hanoi Trading Corporation, loan amount is 41,812,200,000 VND, interest rate 11%/year; loan term 06 months from disbursement date, extended to December 31, 2025, for production and business purposes.

(2) Loan to Phu Thinh Trading and Production Company Limited, loan amount is 37,828,000,000 VND, interest rate 11%/year; loan term 01 year from disbursement date, loan purpose is to serve financial needs.

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Notes to the Interim separate financial statements (next)

Details of the number of short-term loans and financial leases incurred during the year as follows:

	Beginning Balance	Amount of loan incurred during the period	Loan amount repaid during the period	Ending Balance
Short-term loans to related parties	41,812,200,000	-	-	41,812,200,000
Short-term loans from other organizations	37,828,000,000	-	-	37,828,000,000
Total	79,640,200,000	-	-	79,640,200,000

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Notes to the Interim separate financial statements (next)**20. Equity****a, Equity Fluctuation Reconciliation Table**

	Owner's equity	Share capital surplus	Development investment fund	Undistributed profit after tax	Total
Last year's opening number	145,000,000,000	285,291,856	540,000,000	(73,399,840,431)	72,425,451,425
Profit in the previous year	-	-	-	(10,824,778,425)	(10,824,778,425)
Last year ending balance	145,000,000,000	285,291,856	540,000,000	(84,224,618,856)	61,600,673,000
Beginning balance of this year	145,000,000,000	285,291,856	540,000,000	(84,224,618,856)	61,600,673,000
Profit for this period	-	-	-	(3,432,548,142)	(3,432,548,142)
Ending balance of this period	145,000,000,000	285,291,856	540,000,000	(87,657,166,998)	58,168,124,858

b, Details of Owner's investment capital

	Ending Balance	Proportion	Beginning Balance	Proportion
Hanoi Trading Corporation - Joint Stock Company	28,995,500,000	20.00%	28,995,500,000	20.00%
Wall Street Securities Corporation	21,404,000,000	18.76%	27,204,000,000	18.76%
Other shareholders	94,600,500,000	61.24%	88,800,500,000	61.24%
Total	145,000,000,000	100.00%	145,000,000,000	100.00%

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Notes to the Interim separate financial statements (next)*c,Share*

	Ending Balance	Beginning Balance
Number of shares registered for issuance	14,500,000	14,500,000
Number of shares issued/sold to the public	14,500,000	14,500,000
- <i>Common stock</i>	14,500,000	14,500,000
- <i>Preferred stock</i>	-	-
Number of shares bought back	-	-
- <i>Common stock</i>	-	-
- <i>Preferred stock</i>	-	-
Number of shares outstanding	14,500,000	14,500,000
- <i>Common stock</i>	14,500,000	14,500,000
- <i>Preferred stock</i>	-	-

Outstanding share value:10,000 VND.

VI. ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE INTERIM SEPARATE INCOME STATEMENT**1. Sales and service revenue****a) Total revenue**

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Sales revenue	14,715,787,039	21,915,611,072
Service revenue	18,996,999,553	16,841,439,108
Total	33,712,786,592	38,757,050,180

b) Net revenue from sales and services for stakeholders

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Hanoi Trading Corporation - JSC	2,333,331	26,216,707
Branch of Hanoi Trading Corporation - JSC - Northern Import Export Center	1,724,072	2,648,333
Bac Qua Trading and Service Joint Stock Company	3,146,447	5,196,551
Hanoi Cuisine Joint Stock Company	303,392,728	288,940,910
Total	310,596,578	323,002,501

2. Revenue deductions

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Trade discount	1,382,175	-
Total	1,382,175	-

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Notes to the Interim separate financial statements (next)**3. Cost of goods sold**

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Cost of goods sold	13,381,411,997	20,727,231,841
Cost of services provided	4,200,708,478	3,799,315,426
Total	17,582,120,475	24,526,547,267

4. Financial revenue

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Interest on deposits and loans	346,625,197	342,680,034
Dividends, profits shared	714,000,000	1,020,000,000
Payment discount	-	3,299,222
Total	1,060,625,197	1,365,979,256

5. Financial expense

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Interest expense	4,344,209,269	4,157,186,425
Provision/(Reversal) of investment loss provision	3,840,686,862	4,468,892,921
Total	8,184,896,131	8,626,079,346

6. Cost of sales

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Employee costs	1,232,873,964	1,451,728,468
Fixed asset depreciation costs	9,654,942	19,309,884
Outsourcing service costs	650,713,206	651,708,101
Other costs	1,082,284,229	1,768,485,267
Total	2,975,526,341	3,891,231,720

7. Business management costs

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Employee costs	1,752,609,108	1,681,221,822
Office supplies costs	7,051,000	8,501,000
Fixed asset depreciation costs	124,654,507	125,966,102
Taxes, fees and charges	4,838,723,093	5,265,676,621
Provision/(Reversal) of provision for doubtful debts	2,100,663,004	(2,452,488,153)
Outsourcing service costs	329,910,085	410,904,668
Other costs	744,659,056	726,387,568
Total	9,898,269,853	5,766,169,628

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Notes to the Interim separate financial statements (next)**8. Other income**

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Profit from liquidation and sale of fixed assets	194,890,479	-
Penalty for early termination of contract	152,567,073	-
Compensation received for land rent and land tax	-	482,849,925
Other income	94,072,473	19,628,504
Total	441,530,025	502,478,429

9. Other costs

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Penalties	5,294,981	8,916,296
Total	5,294,981	8,916,296

10. Current corporate income tax expense

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

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Total accounting profit before tax	(3,432,548,142)	(2,193,436,392)
Adjustments to increase or decrease accounting profit to determine profit subject to corporate income tax:		
- Increase adjustments	4,944,393,810	3,976,467,646
<i>Interest expense is not deductible and carried forward to the next period.</i>	5,658,393,810	3,976,467,646
<i>Remuneration of non-executive directors</i>	3,287,209,649	2,789,251,350
<i>Penalties</i>	102,000,000	102,000,000
<i>Other non-deductible expenses</i>	5,294,981	8,916,296
- Adjustments for reduction	2,263,889,180	1,076,300,000
<i>Dividends received from subsidiaries</i>	(714,000,000)	-
Taxable income	1,511,845,668	1,783,031,254
Carried forward losses from previous years	(1,511,845,668)	(1,783,031,254)
Assessable income	-	-
Corporate income tax rate	20%	20%
Total Current Corporate Income Tax	-	-

11. Basic/diluted earnings per share

The Company does not present this indicator in the separate financial statements because, in accordance with Accounting Standard No. 30 'Earnings per Share', in cases where both separate and consolidated financial statements are prepared, information on earnings per share is required to be presented only in the consolidated financial statements.

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Notes to the Interim separate financial statements (next)**12. Production and business costs by factor**

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
Labor costs	3,051,396,859	3,197,448,344
Fixed asset depreciation costs	2,239,113,859	2,290,008,938
Contingency costs	2,100,663,004	(2,452,488,153)
Taxes, fees, charges	4,838,723,093	5,265,676,621
Outsourcing service costs	3,017,664,572	2,553,359,668
Other costs	1,826,943,285	2,602,711,356
Total	17,074,504,672	13,456,716,774

VII. OTHER INFORMATION**1. Related party transactions**

Related parties to the Company include: key management members, individuals related to key management members and other related parties.

A, Transactions and balances with key management members and individuals related to key management members

Key management members include: members of the Board of Directors. Individuals related to key management members are close family members of key management members.

The Company has no debt with key management members and related individuals.

The income of key management members is as follows:

Full name	Position	Cumulative from the beginning of the year to the end of this period	
		This year	Last year
Mrs. Duong Thi Lam	Chairman of the Board of Directors	30,000,000	30,000,000
Mrs. Phan Thi Thu Hien	Member of the Board of Directors	18,000,000	18,000,000
Mrs. Tran Hue Linh	Member of the Board of Directors	18,000,000	18,000,000
Mrs. Pham Diem Hoa	Member of the Board of Directors (Dismissed on May 20, 2024)	-	15,000,000
Mrs. Lai Ha Phuong	Member of the Board of Directors (Appointed on May 20, 2024)	18,000,000	3,000,000
Mr. Nguyen Hai Dang	Member of the Board of Directors (Appointed on May 30, 2025)	3,000,000	-
Mrs. Ngo Lan Huong	Member of the Board of Directors (Dismissed on May 30, 2025)	15,000,000	18,000,000
Mr. Dao Manh Hung	Head of the Supervisory Board	12,000,000	12,000,000
Mr. Nguyen Viet Hung	Member of the Supervisory Board	6,000,000	6,000,000
Mr. Nguyen Viet Thang	Member of the Supervisory Board	6,000,000	6,000,000
Mr. Nguyen Thai Dung	Director	374,861,000	350,839,240
Mr. Chu Viet Cuong	Deputy Director	179,856,067	173,093,625
Mrs. Le Thi Ngoc Diep	Deputy Director (Dismissed on April 1, 2025)	107,828,762	125,793,347
Mrs. Dinh Thi Chuyen	Deputy Director (Dismissed on March 1, 2024)	-	1,806,793
Total		788,545,829	777,533,005

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Notes to the Interim separate financial statements (next)***B, Transactions with other related parties***

Other related parties to the Company include:

Related parties	Relationship
Hanoi Trading Corporation - JSC	Major shareholder
Branch of Hanoi Trading Corporation - JSC - Northern Import Export Center	Major shareholder branch
Bac Qua Trading and Service Joint Stock Company	Subsidiary
Lang Yen Trading Joint Stock Company	Subsidiary
Livestock and Poultry Production and Trading Joint Stock Company	Affiliated companies
Hanoi Cuisine Joint Stock Company	Affiliated companies

The main transactions during the period between the Company and other related parties are as follows:

	Cumulative from the beginning of the year to the end of this period	
	This year	Last year
<i>Hanoi Trading Corporation - JSC</i>		
Interest payable	2,280,769,597	2,293,370,534
Sales receivable	2,520,000	28,314,044
Cash received from sales	2,520,000	28,314,044
<i>Branch of Hanoi Trading Corporation - JSC - Northern Import Export Center</i>		
Sales receivable	1,862,000	2,860,200
Cash received from sales	1,862,000	2,860,200
<i>Bac Qua Trading and Service Joint Stock Company</i>		
Contribute capital	-	37,828,000,000
Loan collection	-	2,740,822,233
Service charges must be collected.	3,398,162	5,571,302
Collect service fees	3,398,162	5,571,302
<i>Lang Yen Trading Joint Stock Company</i>		
Dividends received	714,000,000	1,020,000,000
<i>Livestock and Poultry Production and Trading Joint Stock Company</i>		
Interest receivable	237,562,500	238,875,000
<i>Hanoi Cuisine Joint Stock Company</i>		
Rent	333,732,000	317,835,000
Rent collection	333,732,000	317,835,000

The prices of goods and services supplied to related parties are market prices. The purchases of goods and services from related parties are made at market prices.

The receivables are unsecured and will be settled in cash. No allowance for doubtful debts is made for receivables from related parties.

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Notes to the Interim separate financial statements (next)

As at the end of the accounting period, the liabilities with related parties are presented in notes V.3; V.4 V.5; V.6; V.12; V.13; V.18; V.19./.

2. Segment information

Segment information is presented by business segments and geographical areas. The primary segment reporting format is by business segments, based on the Company's organizational and internal management structure and internal financial reporting system, as the Company's operations are organized and managed according to the nature of products and services provided. Each segment represents a business unit supplying different products and serving different markets, with the Company's risks and rates of return mainly affected by differences in products and services provided.

A. Business segment information

The Company mainly operates in trading and service activities.

B. Geographical segment information

Most of the Company's operations are carried out within the territory of Vietnam.

3. Financial Risk Management

The Company's operations expose it to the following financial risks: credit risk, liquidity risk and market risk. The Board of Directors is responsible for establishing policies and controls to minimize financial risks as well as monitoring the implementation of applied policies and controls.

A, Credit risk

Credit risk is the risk that a party to a contract is unable to perform its obligations, resulting in a financial loss to the Company.

The Company's credit risks arise primarily from trade receivables and bank deposits.

Accounts receivable

The company minimizes credit risk by only dealing with financially sound entities, requiring letters of credit or collateral for first-time entities or entities with no known financial capacity. In addition, accounts receivable staff regularly monitor receivables to urge collection.

The Company's trade receivables are related to many entities and individuals, so the concentration of credit risk for trade receivables is low.

Bank deposit

The Company's term and non-term bank deposits are held with domestic banks. The Board of Directors does not foresee any significant credit risks from these deposits.

B, Liquidity risk

Liquidity risk is the risk that the Company will have difficulty meeting its financial obligations due to lack of funds.

The Board of Directors has ultimate responsibility for liquidity risk management. The liquidity risk of

The Company mainly arises from the fact that financial assets and financial liabilities have different maturities.

The Company manages liquidity risk by maintaining an appropriate level of cash and cash equivalents and borrowings deemed adequate by the Board of Directors to meet the Company's operational needs and to mitigate the effects of fluctuations in cash flows.

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Notes to the Interim separate financial statements (next)

The maturity of financial liabilities based on undiscounted contractual payments is as follows:

	From 1 year back down	Over 1 year to 5 years	Over 5 years	Total
Ending Balance				
Loans and Debts	79,640,200,000	-	-	79,640,200,000
Payable to seller	1,806,639,662	-	-	1,806,639,662
Other payables	22,034,127,237	6,301,446,145	-	28,335,573,382
Add	103,480,966,899	6,301,446,145	-	109,782,413,044
Beginning Balance				
Loans and Debts	79,640,200,000	-	-	79,640,200,000
Payable to seller	1,601,537,582	-	-	1,601,537,582
Other payables	18,153,770,307	6,285,325,875	-	24,439,096,182
Add	99,395,507,889	6,285,325,875	-	105,680,833,764

The Company believes that the concentration of risk with respect to debt repayment is low. The Company is able to repay its debts when they fall due from cash flows from operations and proceeds from maturing financial assets.

C, Market risk

Market risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market prices. Market risk includes three types: currency risk, interest rate risk and other price risk.

The sensitivity analyses presented below are based on a constant value of net debt, with the ratio of fixed-rate debt to floating-rate debt remaining constant.

Foreign exchange risk

Currency risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in foreign exchange rates.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates.

Interest rate risk of Company mainly related to loans.

The Company manages interest rate risk by analyzing market conditions to obtain the most favorable interest rates while remaining within its risk management limits.

Other price risks

Other price risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market prices other than changes in interest rates and foreign exchange rates.

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Notes to the Interim separate financial statements (next)**4. Fair value of financial assets and liabilities**

	Book value		Fair value	
	Ending Balance	Beginning Balance	Ending Balance	Beginning Balance
Financial assets				
Cash and cash equivalents	2,060,622,821	6,429,579,722	2,060,622,821	6,429,579,722
Accounts receivable	758,884,509	1,110,528,383	758,884,509	1,110,528,383
Other receivables	4,646,400,265	4,830,470,746	4,646,400,265	4,830,470,746
Financial assets available for sale	98,235,416,282	102,076,103,144	98,235,416,282	102,076,103,144
Total	126,701,323,877	115,446,681,995	126,701,323,877	115,446,681,995
Financial liabilities				
Loans and Debts	79,640,200,000	79,640,200,000	79,640,200,000	79,640,200,000
Payable to seller	1,806,639,662	1,601,537,582	1,806,639,662	1,601,537,582
Other payables	28,335,573,382	24,439,096,182	28,335,573,382	24,439,096,182
Total	109,782,413,044	105,680,833,764	109,782,413,044	105,680,833,764

The fair value of financial assets and financial liabilities is reflected at the amount at which the financial instruments could be exchanged in a current transaction between knowledgeable and willing parties.

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

- The fair value of cash, short-term bank deposits, trade receivables, payables to suppliers and other short-term liabilities is equivalent to the book value of these items because these instruments have short maturities.
- The fair value of receivables and loans with fixed or variable interest rates is assessed based on information such as interest rates, risks, repayment capacity and the nature of risks related to the debt. Based on this assessment, the Company estimates the allowance for the portion that is likely to be uncollectible.

The fair value of listed available-for-sale financial assets is the published trading price at the end of the financial year. The fair value of unlisted available-for-sale financial assets is estimated using appropriate valuation methods.

5. Events after the end of the reporting period

The Board of Directors confirms that there were no events occurring up to the date of this report that require adjustment to the figures or disclosure in the interim separate financial statements.

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6. Comparison information

The comparative figures in the interim separate balance sheet are those from the 2024 separate financial statements audited by Nhan Tam Viet Auditing Company Limited. The comparative figures in the interim separate income statements and the interim separate cash flow statement are those from the interim separate financial statements for the six-month period ended 31 December 2024 reviewed by Nhan Tam Viet Auditing Company Limited.

Prepared by



Phung Thi Thuy

Chief Accountant



Vu Thi Mai Hong

Established on August 28, 2025

Director



Nguyen Thai Dung

HANOI FOODSTUFF JOINT STOCK COMPANY

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Notes to the Interim separate financial statements (next)

Appendix 01: Details of bad debts and provisions for short-term doubtful debts

	Year-end number		Beginning of year number			
	Overdue time	Original price	Preventive	Overdue time	Original price	Preventive
Short-term trade receivables		1,585,266,597	(1,585,266,597)		1,673,680,273	(1,644,305,273)
Other organizations and individuals		1,585,266,597	(1,585,266,597)		1,673,680,273	(1,644,305,273)
<i>Asia Pacific Travel and Trade Company Limited</i>	Hard to recover	842,670,752	(842,670,752)	Hard to recover	842,670,752	(842,670,752)
<i>International Restaurant Joint Stock Company</i>	Hard to recover	287,301,547	(287,301,547)	Hard to recover	287,301,547	(287,301,547)
<i>Other objects</i>		-	-	From 1 year to less than 2 years	58,750,000	(29,375,000)
<i>Other objects</i>	Hard to recover	455,294,298	(455,294,298)	Hard to recover	484,957,974	(484,957,974)
Prepayment to seller		881,842,327	(881,842,327)		881,842,327	(881,842,327)
Related parties		312,692,923	(312,692,923)		312,692,923	(312,692,923)
<i>Livestock and Poultry Production and Trading Joint Stock Company</i>	Hard to recover	312,692,923	(312,692,923)	Hard to recover	312,692,923	(312,692,923)
Other organizations and individuals	Hard to recover	569,149,404	(569,149,404)	Hard to recover	569,149,404	(569,149,404)
Loans		4,500,000,000	(4,500,000,000)		4,500,000,000	(4,500,000,000)
Related parties		3,500,000,000	(3,500,000,000)		3,500,000,000	(3,500,000,000)
<i>Livestock and Poultry Production and Trading Joint Stock Company</i>	Hard to recover	3,500,000,000	(3,500,000,000)	Hard to recover	3,500,000,000	(3,500,000,000)
Other organizations and individuals		1,000,000,000	(1,000,000,000)		1,000,000,000	(1,000,000,000)
<i>Hanoi Supermarket Development Joint Stock Company</i>	Hard to recover	1,000,000,000	(1,000,000,000)	Hard to recover	1,000,000,000	(1,000,000,000)

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Appendix 01: Details of bad debts and provisions for short-term doubtful debts

	Year-end number			Beginning of year number		
	Overdue time	Original price	Preventive	Overdue time	Original price	Preventive
Other receivables		23,893,113,575	(21,080,045,766)		18,920,344,086	(18,920,344,086)
Related parties		5,420,444,446	(5,420,444,446)		5,182,881,946	(5,182,881,946)
Livestock and Poultry Production and Trading Joint Stock Company	Hard to recover	5,420,444,446	(5,420,444,446)	Hard to recover	5,182,881,946	(5,182,881,946)
Other organizations and individuals		18,472,669,129	(15,659,601,320)		13,737,462,140	(13,737,462,140)
Advance	Hard to recover	8,125,679,663	(8,125,679,663)	Hard to recover	8,125,679,663	(8,125,679,663)
Mr. Nguyen Quoc Hung	Hard to recover	2,260,864,514	(2,260,864,514)	Hard to recover	2,260,864,514	(2,260,864,514)
Hanoi Supermarket Development Joint Stock Company	Hard to recover	919,554,555	(919,554,555)	Hard to recover	874,304,555	(874,304,555)
Land rent paid on behalf of Delta Construction Group Company Limited	From 1 year to less than 2 years	2,349,510,418	(1,174,755,209)		-	-
Land rent paid on behalf of Delta Construction Group Company Limited	From 6 months to less than 1 year	2,340,446,571	(702,133,971)		-	-
Land rent for C1 Trung Tu paid on behalf	Hard to recover	2,216,940,075	(2,216,940,075)		2,216,940,075	(2,216,940,075)
Other objects	Hard to recover	259,673,333	(259,673,333)	Hard to recover	259,673,333	(259,673,333)
Total		30,860,222,499	(28,047,154,690)		25,975,866,686	(25,946,491,686)

