

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS**To:** Hanoi Stock Exchange

To implement the provisions at Clause 3, Article 14 of the Circular No. 96/2020/TT-BTC dated November 16, 2020 of Ministry of Finance guides information disclosure on the stock market, VIP Greenport JSC disclosures financial statements (FS) for the third quarter of 2025 with HNX as below:

1. Company Name: **VIP GREEN PORT JOINT STOCK COMPANY**

- Stock code: VGR

- Add: Dinh Vu - Cat Hai economic zone, Dong Hai Ward, Hai Phong, Viet Nam.

- Tel: 0225.8830333

Fax: 0225.8830688

- Email:.....

Website: <http://vipgreenport.com.vn>

2. Content of published information:

- Financial statements for the third quarter of 2025

☒ Separate financial statements (Listed company has no subsidiaries and the superior accounting unit has affiliated units);☐ Consolidated financial statements most (Listed company has subsidiaries);☐ General combination financial statements (Listed company has an accounting unit directly under the organization of its own accounting apparatus.)

- Cases that must explain the cause:

+ The audit organization gives an opinion other than an unqualified opinion on the financial statements (for reviewed/audited financial statements):

☐ Yes☐ No

Explanation Statement in case of Yes:

☐ Yes☐ No

+ Profit after tax in the reporting period has a difference of 5% or more before and after auditing, changing from loss to profit or vice versa (for audited financial statements in 2022)

☐ Yes☐ No

Explanation Statement in case of Yes:

☐ Yes☐ No

+ Profit after corporate income tax in the business results report of the reporting period changes by 10% or more compared to the same period report of the previous year.:

☒ Yes

☐ No

Explanation Statement in case of Yes:

☒ Yes

☐ No

+ Profit after tax in the reporting period is a loss, changing from profit in the same period last year to loss in this period or vice versa:

☐ Yes

☐ No

Explanation Statement in case of Yes:

☐ Yes

☐ No

This information was published on the company's website on: 20/10/2025 at the link: <https://vipgreenport.com.vn/index.php/danh-muc/tin-co-dong>.

Attachment:

- Financial statements Quarter III/2025;
- Explanation Statement.

**Organization representative
Authorized person to disclose information**



Lưu Phương Uyên



To: - **STATE SECURITIES COMMISSION**
 - **HANOI STOCK EXCHANGE**

Pursuant to the information disclosure regulations of organizations listed on the stock market, VIP Green Port Joint Stock Company (stock code: VGR) would like to explain that the profit after corporate income tax in the Profit and Loss Statement for 3rd quarter of 2025 compared to the same period last year has fluctuated by 10% or more in the Financial Statement as follows:

Currency: Vietnamese Dong

STT	Items	Quarter III 2024	Quarter III 2025	Difference	Percentage of difference (%)
1	Profit after tax	270,257,043,161	361,676,047,458	91,419,004,297	33.8%

Main reasons:

The increase in profit after tax was mainly attributable to the completion of the allocation of major repair expenses, the application of higher domestic service rates, the full depreciation of certain fixed assets, and additional other income from insurance compensation for damages caused by Typhoon Yagi.

This is the main reasons leading to the decrease in profit in the Third quarter of 2025 compared to the same period in 2024

Sincerely.

Receiving:

- As above
- Archive at Financial Department

Legal Representative



Profit and Loss Statement
(Full form)
3rd Quarter of 2025

Unit: VND

Description	Item no	Notes No	3rd Quarter of		Year To Date End of	
			2025	2024	Q3-2025	Q3-2024
1	2	3	4	5	6	7
1. Revenue from sales of merchandises and services	01	V.16	303,730,230,252	263,052,460,089	857,832,551,800	789,935,438,122
2. Revenue deductions	02					
3. Net revenue from sales of merchandises and services (10 = 01 - 02)	10		303,730,230,252	263,052,460,089	857,832,551,800	789,935,438,122
4. Cost of goods sold	11	V.21	138,354,023,203	151,311,415,805	414,430,141,295	443,334,953,668
5. Gross profit from sales of merchandise and services (20 = 10 - 11)	20		165,376,207,049	111,741,044,284	443,402,410,505	346,600,484,454
6. Financial income	21	V.17	7,017,406,557	3,979,210,198	21,642,752,095	17,121,773,576
7. Financial expenses	22	V.18	39,267,058	543,462,035	269,192,383	788,104,002
- Interest expense	23					
8. Selling expenses	25	V.19	24,619,095,879	11,565,294,170	55,415,872,519	29,406,686,006
9. General and administration expenses	26	V.20	7,677,394,910	11,051,850,750	21,298,718,894	29,893,427,212
10. Net profit from operating activity (30 = 20 + (21 - 22) - (25 + 26))	30		140,057,855,759	92,559,647,527	388,061,378,804	303,634,040,810
11. Other income	31		850,202,473	510,375,292	19,981,434,343	515,775,292
12. Other expenses	32			557,780,000	25,710,000	1,637,226,954
13. Other profit (40 = 31 - 32)	40		850,202,473	-47,404,708	19,955,724,343	(1,121,451,662)
14. Total accounting profit before tax (50 = 30 + 40)	50		140,908,058,232	92,512,242,819	408,017,103,147	302,512,589,148
15. Current corporate income tax expense	51	V.22	15,697,559,315	9,420,106,151	46,341,055,689	32,255,545,987
16. Deferred corporate income tax expense	52					
17. Net profit after tax (60 = 50 - 51 - 52)	60		125,210,498,917	83,092,136,668	361,676,047,458	270,257,043,161
18. Profit from basic shares (*)	70		1,523	1,011	4,399	3,287
19. Diluted earnings per shares (*)	71		1,523	1,011	4,399	3,287
- Number of shares outstanding during the period	90					
- Number of ordinary shares is expected to be released more	91					
- Welfare and Reward funds was extracted	92					

Day. 08 Month. 10. Year 2025

Prepared by
(Sign, fullname)


Bùi Quốc Việt

Chief accountant
(Sign, fullname)



KẾ TOÁN TRƯỞNG
Nguyễn Thị Thùy Dương

Director

(Sign, fullname, stamp)



ĐẠI DIỆN ĐỐC
Nguyễn Kim Dương Khôi

Form B01-DN

Issued by No. 200/2014/TT-BTC of the Minister of
Finance on 22/12/2014

BALANCE SHEET

As at 30/09/25

(Applies to businesses meet the assumption of Going Concern)

Unit: VND

ASSETS	Code	Notes No	30/09/2025	01/01/2025
1	2	3	4	5
A. SHORT-TERM ASSETS	100		984,463,881,379	716,871,517,892
I. CASH AND CASH EQUIVALENT VALUE	110	V.1	497,249,089,866	285,292,504,619
1. Cash	111		184,819,089,866	145,672,504,619
- Cash in hand (including checks)	111A		542,895,474	238,945,279
- Cash at bank	111B		184,276,194,392	145,433,559,340
- Cash in transit	111C			
2. Cash equivalents	112		312,430,000,000	139,620,000,000
- Time deposits in banks	112A		312,430,000,000	139,620,000,000
- Other investments held to maturity	112B			
II. SHORT-TERM FINANCIAL INVESTMENTS	120		351,360,000,000	282,960,000,000
1. Securities investment	121			
2. Provision for diminution in value of Short-term investments (*)	122			
3. Investments held to maturity	123	V.2	351,360,000,000	282,960,000,000
III. SHORT-TERM RECEIVABLES	130		95,585,498,719	111,925,499,738
1. Trade accounts receivables	131	V.3	65,260,670,797	92,881,484,884
2. Advances to supplies	132		24,579,379,188	14,171,974,167
3. Short-term inter-company receivables	133			
- Capital in the units about foreign exchange differences	133A			
- Intercompany receivables of borrowing costs eligible for capitalization	133B			
- Other inter-company receivables	133C			
4. Receivables by the Scheduled Progress of Construction Contracts	134			
5. Receivables of short-term loans	135			
6. Other receivables	136	V.4	5,745,448,734	4,872,040,687
- Short-term collateral and deposit -244	136L			
7. Provisions for short-term bad debts (*)	137			
8. Pending assets (loss under pendency)	139			
IV. INVENTORIES	140	V.5	33,044,519,859	27,123,453,714
1. Inventories	141		33,044,519,859	27,123,453,714
2. Provisions for devaluation of inventories (*)	149			
V. OTHER SHORT-TERM ASSETS	150		7,224,772,935	9,570,059,821
1. Short-term prepaid expenses	151	V.7a	7,224,772,935	8,221,627,109
2. Deductible VAT	152			1,348,432,712
3. Taxes and other receivables from State Budget	153			
4. Exchange traded transaction of government bonds	154			
5. Other short-term assets	155			



B. LONG-TERM ASSETS	200		439,230,043,994	475,935,997,388
I. LONG-TERM RECEIVABLE	210			
1. Long-term receivables from customers	211			
2. Long-term advances to supplies	212			
3. Working capital in subsidiaries	213			
4. Long-term inter-company receivables	214			
5. Receivables of long-term loans	215			
6. Other long-term receivables	216			
7. Provisions for long-term bad debts (*)	219			
I. FIXED ASSETS	220	V.6	188,524,978,532	217,278,510,443
1. Tangible fixed assets	221	V.6a	188,509,978,533	217,256,010,438
- Original Cost	222		1,172,457,383,407	1,172,457,383,407
- Accumulated depreciation (*)	223		(983,947,404,874)	(955,201,372,969)
2. Financial lease assets	224			
- Original Cost	225			
- Accumulated depreciation (*)	226			
3. Intangible assets	227	V.6b	14,999,999	22,500,005
- Original Cost	228		2,032,375,000	2,032,375,000
- Accumulated amortization (*)	229		(2,017,375,001)	(2,009,874,995)
III. INVESTMENT PROPERTIES	230			
- Original Cost	231			
- Accumulated amortization (*)	232			
IV. UNFINISHED LONG-TERM ASSETS	240			
1. Long-term work in progress	241			
- Work in progress	241A			
- Provisions for devaluation of inventories	241B			
2. Capital construction in progress	242			
V. LONG-TERM FINANCIAL INVESTMENTS	250			
1. Investment in subsidiaries	251			
2. Investments in joint venture, corporations	252			
3. Other long-term investments	253			
4. Provision for devaluation of long-term investments (*)	254			
5. Investments held to maturity	255			
II. OTHER NON-CURRENT ASSETS	260	V.7b	250,705,065,462	258,657,486,945
1. Long-term prepayment	261		250,705,065,462	258,657,486,945
2. Deferred tax assets	262			
3. Long-term equipment, supplies and spare parts	263			
4. Other non-current assets	268			
TOTAL ASSETS (270 = 100 + 200)	270		1,423,693,925,373	1,192,807,515,280

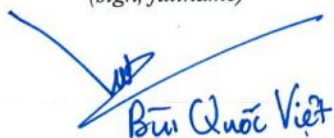
RESOURCES	Code	Explan ation	Closing	Opening
1	2	3	4	5
RESOURCES				
C. LIABILITIES	300		200,529,053,675	193,755,691,040
I. CURRENT LIABILITIES	310		200,529,053,675	193,755,691,040
1. Short-term trade accounts payable	311	V.8	48,199,907,492	71,546,873,387

2. Short-term advances from customers	312		926,175,069	1,449,402,805
3. Tax and other payables to State budget	313	V.9	17,543,249,343	18,571,109,987
4. Payables to employees	314		4,498,269,611	18,769,008,859
5. Short-term accrued expenses	315	V.10	46,043,904,889	2,570,445,502
6. Short-term inter-company payables	316			
7. Payables by Scheduled Progress of Construction Contracts	317			
8. Short-term Unearned Revenue	318			
9. Other short-term payables	319	V.12	124,065,985	861,869,214
10. Short-term borrowings and debts	320			
11. Provision for short-term payables	321	V.11	76,000,000,000	76,000,000,000
12. Bonus and welfare fund	322	V.13	7,193,481,286	3,986,981,286
13. Price Stabilization Fund	323			
14. Exchange traded transactions of government bonds	324			
II. LONG-TERM LIABILITIES	330			
1. Long-term trade accounts payable	331			
2. Long-term advances from customers	332			
3. Long-term accrued expenses	333			
4. Long-term inter-company payables of business capital.	334			
5. Other Long-term inter-company payables.	335			
6. Long-term Unearned Revenue	336			
7. Other long-term payables	337			
8. Long-term loans and borrowings	338			
9. Convertible Bonds	339			
10. Preference shares	340			
11. Payable Deferred Income Tax	341			
12. Provision for long-term payables	342			
13. Science and Technology Development Fund	343			
D. OWNER'S EQUITY	400		1,223,164,871,698	999,051,824,240
I. OWNER'S EQUITY	410	V.14	1,223,164,871,698	999,051,824,240
1. Working capital	411		822,250,000,000	632,500,000,000
- Ordinary shares with voting rights	411a	V.15	822,250,000,000	632,500,000,000
- Preferred shares	411b			
2. Equity surplus	412			
3. Bond conversion option	413			
4. Other owner's funds	414			
5. Share in fund	415			
6. Differences from Asset Revaluation	416			
7. Foreign exchange differences	417			
- Foreign exchange differences	417a			
8. Investment and development funds	418		39,126,504,639	39,126,504,639
9. Support fund and arrangements business	419			
10. Other owner's funds	420			
11. Undistributed profits after tax	421		361,788,367,059	327,425,319,601
- Accumulated Undistributed Profit by The End of The Previous Period	421a		112,319,601	327,425,319,601
- Undistributed Profit of the Current Period	421b		361,676,047,458	
- Undistributed Profit	421c			
12. Capital construction sources	422			
	429			
II. ADMINISTRATIVE FUNDS & OTHERS	430			
1. Administrative funds	431			

- Administrative funds	431A			
- Funds of current year	431B			
2. Fixed assets invested form administrative fund	432			
TOTAL RESOURCES	440		1,423,693,925,373	1,192,807,515,280

Day. 08. Month. 10. Year 2025

Prepared by
(sign, fullname)


Bùi Quốc Việt

Chief accountant
(sign, fullname)



KẾ TOÁN TRƯỞNG
Nguyễn Thị Thùy Dương

Director
(sign, fullname, stamp)




GIÁM ĐỐC
Nguyễn Kim Dương Khôi

Form B03-DN

(Issued by No. 200/2014/TT-BTC of the Minister of Finance on 22/12/2014)

STATEMENT OF CASH FLOWS

(Full form)

(Under indirect method)

3rd quarter of 2025

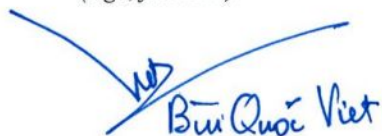
Unit: VND

Description	Code	Explanati on	Accumulated from opening to the end of this quarter	
			Q3-2025	Q3-2024
1	2	3	4	5
I. Cash flows from operating activities				
1. Profit before tax	01		408,017,103,147	302,512,589,148
2. Reconciliate for:				
- Depreciation of fixed assets and investment properties	02		28,753,531,911	47,179,961,912
- Provisions	03			
- Unrelised gains (losses) from revaluation of foreign currencies items	04			
- Gains, loss from investment	05		(17,161,318,578)	(11,695,646,432)
- Loan Interest	06			
- Other adjustment	07			
3. Operating profit before movements in working capital	08		419,609,316,480	337,996,904,628
- Increase/decrease in receivables	09		18,409,006,278	(6,427,608,221)
- Increase/decrease in inventories	10		(5,921,066,145)	315,553,629
- Increase/decrease in payables (excluding interest and income tax payable)	11		5,313,287,086	87,571,534,828
- Increase/decrease in prepaid expenses	12		8,949,275,657	3,652,328,053
- Increase or decrease in trading securities	13			
- Interest paid	14			
- Corporation income tax paid	15		(48,087,480,140)	(33,804,995,105)
- Other Cash inflow from operating activities	16		-	
- Other Cash outflow for operating activities	17		(8,856,500,000)	(8,482,400,000)
Net cash flows from operating activities	20		389,415,839,216	380,821,317,812
II. Cash flows from investment activities				
1. Acquisition of fixed assets and other long-term assets	21			(1,942,460,000)
2. Proceeds from sale of fixed assets	22			
3. Payments for lending, purchasing debt instruments of other entities	23		(476,000,000,000)	(290,400,000,000)
4. Recovery from lending, re-sell debt instruments of other entities	24		407,600,000,000	467,816,299,943
5. Payments for investment in other entities	25			
6. Recovery of investment in other entities	26			
7. Interest, dividend, profit derives from investments	27		16,440,746,031	15,953,381,858
Net cash flows from investment activities	30		(51,959,253,969)	191,427,221,801
III. Cash flows from financial activities				
1. Receipts from capital contribution	31		189,750,000,000	
2. Return capital to equity owners, re-buy share issued by the Company	32			
3. Proceeds from borrowings	33			

4. Payments of loan principal	34			
5. Payments for debt from finance leasing	35			
6. Share income, dividend paid to investors	36		(315,250,000,000)	(506,000,000,000)
Net cash flows from financial activities	40		(125,500,000,000)	(506,000,000,000)
Net cash flows in the period (50=20+30+40)	50		211,956,585,247	66,248,539,613
Cash at the beginning of the period	60		285,292,504,619	177,166,735,577
Effect of foreign exchange difference on cash	61			
Cash at the end of the period	70	V.1	497,249,089,866	243,415,275,190

Day. 08. Month. 10. Year 2025

Prepared by
(sign, fullname)


Bùi Quốc Việt

Chief accountant
(sign, fullname)





Director

(sign, fullname, stamp)



KẾ TOÁN TRƯỞNG
Nguyễn Thị Thùy Dương

GIÁM ĐỐC
Nguyễn Kim Dương Khôi

NOTES TO FINANCIAL STATEMENTS

3RD QUARTER OF 2025

I- BUSINESS OPERATIONS OVERVIEW

1- Form of ownership:

VIP Green Port Joint Stock Company is an enterprise operating under the Enterprise Law of the Socialist Republic of Vietnam. The Company's charter capital is: 822,249,590,000 VND, contributed by shareholders, as follows:

	Amount of capital contributed (vnd)	Percentage (%)
- Vietnam Container Joint Stock Company	446 875 000 000	54.34%
- Evergreen Marine Corp. (Taiwan) Ltd.,	178 750 000 000	21.74%
- Lead Advisors Funds Management JSC	65 650 000 000	7.98%
- Other shareholders	130 974 590 000	15.94%

2- Business areas:

Seaport exploitation

3- Business sector:

VIP Green Port Joint Stock Company operates under Business Registration Certificate No. 0201579242 issued by the Department of Planning and Investment of Hai Phong City on October 28, 2014, changed for the sixth time on August 20th, 2025, with the following business lines:

- + Cargo Stevedoring
- + Warehouse and storage of goods;
- + Coastal and ocean freight transport;
- + Inland waterway freight transport;
- + Road Transport;
- + Repair equipment;
- + Other support services related to transportation;

Details: Customs clearance services; Freight forwarding services; Bill of lading inspection; Freight brokerage services; Cargo inspection; Sampling and weight determination services; Goods receipt and acceptance services; Transport document preparation services.

Details: Freight forwarding agency services (CPC 748) Freight transport agency services (CPC 748) (Excluding services related to the establishment, operation, maintenance, and maintenance of maritime signal systems, inland waterways, water areas, public maritime channels and maritime routes; waterway and maritime survey services and maritime notice announcement services; survey, construction and development of inland waterways, sea ports, maritime channels and routes; construction and publication of maritime materials and safety products; maritime safety assurance services in inland waterways, water areas and maritime channels; electronic maritime information services; pilotage services; support services related to air transport; air freight business; airport operation, and general air transport business)

Agency, broker, auctioneer

4- Characteristics of business operations in the fiscal year that affect financial statements

II- ACCOUNTING PERIOD, CURRENCY USED IN ACCOUNTING

1- Fiscal year: Starts on January 1 and ends on December 31 of each year.

2- Monetary units used in accounting: Vietnamese Dong (VND)

III- APPLICABLE ACCOUNTING STANDARDS AND REGIMES

1- Applicable accounting regime:

Enterprise accounting regime (Issued under Circular No. 200/2014/TT-BTC, dated December 22, 2014 of the Ministry of Finance)

2- Declaration on compliance with Accounting Standards and Accounting Regimes:

In accordance with the regulations issued.

3- Applied accounting form: Voucher recording

IV- Significant accounting policies

1- Principles for recording cash and cash equivalents:

Transactions arising in foreign currencies are converted into Vietnamese Dong. At the end of the year, monetary items with foreign currency base are converted at the average inter-bank exchange rate announced by the State Bank of Vietnam on the balance sheet date.

2- Principles of inventory recording:

- Principles of inventory recording:
Calculated at cost and other directly related costs incurred.
- Inventory valuation method: First in first out
- Inventory accounting method: Continuous declaration
- Method of setting up provision for devaluation of inventory: Difference between original price and actual price.

3- Principles of recording and depreciating fixed assets and investment real estate:

Principles of recording assets (tangible, intangible, financial):

The original value of fixed assets is recorded at the actual cost incurred. During the usage process, fixed assets are reflected according to the original cost, accumulated depreciation and residual value.

- Method of depreciation of fixed assets (tangible, intangible, financial): Straight-line method.

4- Principles of recording and depreciating investment real estate:

- Principles of recording investment real estate
- Investment real estate depreciation method

5- Principles of recording financial investments:

- Investments in subsidiaries, associates, and jointly controlled entities:
Determined using the cost method. Net profits distributed from subsidiaries and associates arising after the date of investment are recognized in the Income Statement. Other distributions (other than net profits) are considered as a recovery of investments and are recognized as a reduction in the cost of investment.
- Short-term securities investments: Are securities investments with a recovery period of less than 1 year or within 1 business cycle.
- Other short-term and long-term investments:

Investments are short-term if they are due within one year or one business cycle. They are long-term investments if they are due within one year or more than one business cycle.

- Method of establishing short-term and long-term investment hedge.

Although the investment depreciation reserve is established at the end of the year, the difference between the original cost of investments recorded in the accounting books is greater than the market value of the investment at the time the reserve is established.

6- Principles for recording and capitalizing borrowing costs:

- Principles of recording borrowing costs
- The capitalization rate is used to determine the capitalized borrowing costs during the period.

7- Principles for recording and capitalizing other expenses:

- Advance payment:
Prepaid expenses only related to production and business costs in the current fiscal year are recorded as short-term prepaid expenses. Expenses incurred in subsequent periods or incurred at one time that are too large will be recorded as long-term prepaid expenses for gradual allocation to business results.
Prepaid expense allocation method: Monthly method.
- Other expenses
- Method and time of distributing trade advantage

8- Principles for recording payable expenses: Based on actual occurrence during the period.

9- Principles and methods of recording provisions payable

10- Principles of recording ownership:

- Principles for recording investment capital of owners, shares, and other assets of owners:
According to actual value generated.

11- Principles and methods of revenue recognition:

- Sales revenue:

Revenue is recognised when the outcome of a transaction can be measured reliably. In cases involving several periods, revenue is recognised in each period based on the percentage of completion of the work as of the balance sheet date of the previous period.
Revenue from providing services:

Revenue is recognised when the outcome of a transaction can be measured reliably. In cases involving several periods, revenue is recognised in each period based on the percentage of completion of the work as of the balance sheet date of the previous period.
- Financial operating revenue:

Revenue is recognised when the outcome of a transaction can be measured reliably. In cases involving several periods, revenue is recognised in each period based on the percentage of completion of the work as of the balance sheet date of the previous period.

- Construction contract revenue:

12- Principles and methods of recording financial expenses: According to the actual arising situation.

13- Principles and methods of recording current corporate income tax expenses, expenses

Refundable corporate income tax: According to the actual situation.

14- Risk prevention businesses:

Foreign currency accounts are revalued at the transfer purchase rate of the commercial bank where the enterprise opens the account.

15- Other accounting principles and methods

V- ADDITIONAL INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET

Unit: Vietnamese Dong

1 Cash and cash equivalents

	30/09/2025	31/12/2024
	VND	VND
Cash	542,895,474	238,945,279
Cash in bank	184,276,194,392	145,433,559,340
Cash equivalents	312,430,000,000	139,620,000,000
	<u>497,249,089,866</u>	<u>285,292,504,619</u>

2 Short-term financial investment:

	30/09/2025	31/12/2024
	VND	VND
Held to maturity investment	351,360,000,000	282,960,000,000

3 Accounts receivable from customers

	30/09/2025	31/12/2024
	VND	VND
(a) Related parties		
Evergreen Transport Agency Joint Venture Company (VN)	28,242,666,931	36,450,305,336
Blue Star Shipping Company Limited	104,328,000	35,272,800
Green Port Service One Member Co., Ltd.	2,536,706,475	1,180,482,060
Green Investment Service and Development Joint Stock Company	1,220,197,724	
VICONSHIP HO CHI MINH COMPANY LIMITED HA NOI BRANCH	205,653,600	47,152,800
Green Logistics Center Company Limited	370,054,440	346,377,600
(c) Third Party		
MAERSK LINE A/S	15,483,511,022	40,325,075,048
Vietnam Maritime Links Co., Ltd.	45,622,589	1,674,853,075
Yang Ming Marine Transport Co.,	2,411,630,071	23,127,700
TS Hanoi Container Line Co., Ltd.		8,964,351,215
TS CONTAINER LINES PTE.LTD	10,749,539,765	
DINH VU PETROLEUM SERVICES PORT JOINT STOCK COMPANY	1,572,889,106	
Wan Hai Lines Ltd.,	1,051,757,349	1,119,742,754
MAERSK LOGISTICS & SERVICES VIETNAM COMPANY LIMITED		147,759,490
International Shipping Company Pty Ltd	103,785,552	
FESCO Ocean Management Hong Kong Limited	712,473,330	1,474,973,874
MARINA LOGISTIC & AGENCIES COMPANY LIMITED	39,007,731	817,994,354
Other customers	410,847,112	274,016,778
	65,260,670,797	92,881,484,884

4 Other Receivables

	30/09/2025	31/12/2024
	VND	VND
Interest Receivables from Bank Deposit	5,330,475,234	4,609,902,687
Social Insurance Funds Receivables	268,973,500	262,138,000
Deposit	146,000,000	
	5,745,448,734	4,872,040,687

5 Inventory

	30/09/2025	31/12/2024
	Giá gốc (VND)	Original price (VND)
Spare parts, raw materials	33,044,519,859	27,123,453,714
		Provision

6 Fixed assets

(a) Tangible fixed assets

	Building VND	Machinery and Equipments VND	Vehicle transport VND	Tool office VND
Original price				
Opening balance	395,144,373,892	59,513,682,563	712,280,934,602	5,518,392,350
Purchase during the period				
Closing balance	395,144,373,892	59,513,682,563	712,280,934,602	5,518,392,350
Accumulated depreciation				
Opening balance	257,749,416,168	57,257,337,878	635,651,150,172	4,543,468,751
Depreciation during the period	9,333,321,785	314,678,266	18,886,810,606	211,221,248
Closing balance	267,082,737,953	57,572,016,144	654,537,960,778	4,754,689,999
Residual value				
Opening balance	137,394,957,724	2,256,344,685	76,629,784,430	974,923,599
Closing balance	128,061,635,939	1,941,666,419	57,742,973,824	763,702,351

(b) Intangible fixed assets

	Computer software VND
Original price	2,032,375,000
Opening balance	
Occurred during the period	
	<u>2,032,375,000</u>
Closing balance	
Accumulated depreciation	2,009,874,995
Opening balance	7,500,006
Depreciation during the period	
	<u>2,017,375,001</u>
Closing balance	
Residual value	22,500,005
Opening balance	14,999,999
Closing balance	

7 Prepaid Expenses:

(a) Short-term prepaid expenses

	30/09/2025 VND	31/12/2024 VND
Yard Rental Cost		3,660,326,183
Insurance premium	685,969,123	558,120,761
Tools and supplies	6,538,803,812	3,953,503,023
Office Repair		49,677,142
Closing balance	<u>7,224,772,935</u>	<u>8,221,627,109</u>

(b) Long-term prepaid expenses

	Infrastructure costs VND	Other costs VND	Total VND
Opening balance	256,678,060,336	1,979,426,609	258,657,486,945
Increase in period	6,937,244,874	1,015,176,609	7,952,421,483
Allocation during the period			
	<u>249,740,815,462</u>	<u>964,250,000</u>	<u>250,705,065,462</u>
Closing balance			

8 Shortterm trade account Payable

Payables to vendors details by major supplier

		Original price and payable amount at	
		30/09/2025	31/12/2024
(a) Related parties		5,762,914,560	6,131,356,560
	Green Star Lines Shipping Company Limited	2,398,749,794	1,812,352,320
	Green Logistics Center Company Limited	64,160,000	138,150,000
	Central Container Joint Stock Company	3,684,732,823	5,715,274,001
	Green Investment, Service and Development Joint Stock Company	248,400,000	1,232,509,756
	Quang Binh-Dinh Vu Dry Port Joint Stock Company	28,968,572,500	40,517,502,509
	NAM HAI DINH VU PORT COMPANY LIMITED		
(b) Third Party		205,763,988	1,006,563,303
	Kocks Ardelt Kranbau GmbH	1,742,809,781	1,033,353,396
	Vinaship Maritime Services Co., Ltd.	421,809,120	275,717,520
	Nhan Bien Maritime Services Co., Ltd.		117,292,951
	NGUYEN PHAT COMPANY LIMITED	453,078,947	
	HAI PHONG ELECTRICAL ENGINEERING SERVICE AND TESTING JOINT STOCK COMPANY	882,297,360	1,170,883,080
	Dinh Vu Shipping Services Joint Stock Company	580,000,000	580,000,000
	SON LAM TRADING AND LOGISTICS COMPANY LIMITED	1,312,327,080	
	H.B.A Commercial Company Pty Ltd	162,000,000	
	An Khuê Security Service Company	12,171,500	12,171,500
	Truong Thanh Materials Company Limited		170,694,000
	Thang Long Auto Tire Joint Stock Company		8,971,501,800
	Chan Nam Construction Company Limited	210,016,679	
	Branch of Maritime Construction Consulting Joint Stock Company in Hai Phong city	1,090,103,360	2,661,550,600
	Other suppliers		
Ending balance:		48,199,907,492	71,546,873,300

9 Taxes and other Receivables/Payables to Government

	01/01/2025	Amount payable in the quarter	Amount offset in the quarter	Amount paid in the quarter	30/09/2025
	VND	VND	VND	VND	VND
Receivables					
Input VAT	1,348,432,712	27,345,562,447	(28,693,995,159)		-
Must Pay					
Output VAT		37,128,266,371		(35,615,136,365)	1,513,130,006
Personal income tax	1,127,126,221	3,764,808,953		(4,559,375,152)	332,560,022
Corporate Income Tax	17,443,983,766	46,341,055,689		(48,087,480,140)	15,697,559,315
Other taxes	-	3,000,000		(3,000,000)	
	18,571,109,987	87,237,131,013	-	(88,264,991,657)	17,543,249,343

10 Short-Term Accrued expenses:

	30/09/2025	31/12/2024
	VND	VND
Accrued electricity bill	257,470,397	289,503,930
Accrued water usage costs	11,607,192	18,080,920
Accrued Expense of yard leasing	7,800,000,000	
Accrued commission cost for lifting and lowering to the shipping line	3,820,142,115	2,106,835,500
Accrued Dredging Expense	9,000,000,000	
Subcontractor cost provision	154,685,185	156,025,152
Other Accrued Expense	25,000,000,000	
Closing balance	46,043,904,889	2,570,445,502

11 Provision for short-term payables

	30/09/2025	31/12/2024
	VND	VND
Dredging costs	76,000,000,000	76,000,000,000
	76,000,000,000	76,000,000,000

12 Other Payables

	30/09/2025	31/12/2024
	VND	VND
Unpaid union dues		297,777,000
Other Companies	124,065,985	564,092,214
	124,065,985	861,869,214

13 Bonus and welfare fund

	30/09/2025	31/12/2024
	VND	VND
Opening balance	3,986,981,286	5,279,381,286
Increase during the period	7,000,000,000	8,000,000,000
Decrease during period	(3,793,500,000)	(9,292,400,000)
Closing balance	7,193,481,286	3,986,981,286

14 Change in Owner's Capital

	Equity	Increase charter capital from issuing shares to pay dividends (*)	Accumulated profit/loss	Development and investment fund	Total
	VND	VND	VND	VND	VND
Balance as of 31/12/2024	632,500,000,000		327,425,319,601	39,126,504,639	999,051,824,240
Net profit for the period			361,676,047,458		361,676,047,458
			(4,063,000,000)		(4,063,000,000)
Bonus for Supervisory Board and Board of Directors					(126,500,000,000)
Dividend paid		189,750,000,000	(316,250,000,000)		(126,500,000,000)
Distributed to Bonus and welfare fund			(7,000,000,000)		(7,000,000,000)
Balance as of 30/09/2025	632,500,000,000	189,750,000,000	361,788,367,059	39,126,504,639	1,223,164,871,698

(*) This amount will be adjusted down by VND 410,000 in October 2025 based on the exact charter capital after the issuance of dividend shares, as stated in Notice No. 4115/TB-SGDHN of the Hanoi Stock Exchange.
Reason: Rounding adjustment for fractional differences in the number of shares issued to minor shareholders

15 Equity

The Company's approved and issued share capital is:

	30/09/2025		31/12/2024	
	Number of shares	VND	Number of shares	VND
Approved share capital	82,224,959	822,249,590,000	63,250,000	632,500,000,000
Issued share capital	82,224,959	822,249,590,000	63,250,000	632,500,000,000
Common stock				
Number of shares outstanding	82,224,959	822,249,590,000	63,250,000	632,500,000,000
Common stock				

The ordinary shares have a par value of VND 10,000. Each ordinary share carries one vote at the Company's shareholders' meetings. Shareholders are entitled to receive dividends declared by the Company from time to time. All ordinary shares rank equally with respect to the Company's remaining assets.

* **Off-balance sheet items**
Foreign currencies

	30/09/2025		31/12/2024	
	Original currency	Equivalent to VND	Original currency	Equivalent to VND
USD	6,823,130.82	177,107,347,342	5,008,478.19	126,477,783,093
EUR	7.67	191,251	7.67	191,251
		<u>177,107,538,593</u>		<u>126,477,974,344</u>

16 Revenue of goods and services

Total revenue represents the total value of services provided, excluding value added tax,

	3 month period ends on	
	30/09/2025	30/09/2024
	VND	VND
Container stevedoring	265,406,724,417	227,991,337,508
Storage, refrigeration, inspection, quarantine services	20,042,988,316	16,393,270,016
Tugboat operations	4,245,311,900	3,935,798,140
Other services	14,035,205,619	14,732,054,425
	<u>303,730,230,252</u>	<u>263,052,460,089</u>

17 Financial revenue

	3 month period ends on	
	30/09/2025	30/09/2024
	VND	VND
Interest on deposits and loans	6,878,778,716	3,769,917,145
Exchange rate difference / foreign currency sale profit	138,627,841	209,293,053
	<u>7,017,406,557</u>	<u>3,979,210,198</u>

18 Financial costs

	3 month period ends on	
	30/09/2025	30/09/2024
	VND	VND
Interest expense	39,267,058	543,462,035
Realized exchange loss	39,267,058	543,462,035
	<u>39,267,058</u>	<u>543,462,035</u>

19 Selling Expenses

	3 month period ends on	
	30/09/2025	30/09/2024
	VND	VND
Commission	15,861,160,142	9,429,873,769
Employee costs	756,540,910	724,726,154
Other costs	8,001,394,827	1,410,694,247
	<u>24,619,095,879</u>	<u>11,565,294,170</u>

20 General and Administration Expenses

	3 month period ends on	
	30/09/2025 VND	30/09/2024 VND
Labor costs	5,460,660,125	6,178,564,483
Depreciation expense	270,409,422	270,409,422
Office supplies costs	70,268,521	175,773,800
Outsourcing service costs	607,139,543	2,540,597,972
Other business management costs	1,268,917,299	1,886,505,073
	<u>7,677,394,910</u>	<u>11,051,850,750</u>

21 Cost of services sold by segments

	3 month period ends on	
	30/09/2025 VND	30/09/2024 VND
Labor costs	14,523,115,746	12,087,632,525
Depreciation expense	9,300,345,555	12,397,753,241
Fuel and auxiliary oil costs	6,573,348,747	6,418,111,597
Outsourcing service costs	105,347,307,138	117,791,862,153
Other costs	2,609,906,017	2,616,056,289
	<u>138,354,023,203</u>	<u>151,311,415,805</u>

22 Corporate income tax

(a) Compare to actual tax rates

	3 month period ends on	
	30/09/2025 VND	30/09/2024 VND
Accounting profit/loss before tax	<u>140,908,058,232</u>	<u>92,512,242,819</u>
Tax calculated at the Company's tax rate	28,181,611,646	18,502,448,564
Corporate income tax on non-deductible expenses	1,606,753,492	168,881,869
Tax exemption	(14,090,805,823)	(9,251,224,282)
Tax payable	<u>15,697,559,315</u>	<u>9,420,106,151</u>

(b) Applicable tax rate

According to the terms of the Investment License, the Company is obliged to pay the State income tax at 10% of taxable profits for the first 15 years from the first year of revenue and the normal tax rate for the following years. According to current tax regulations, the Company applies preferential tax rates from 2016. Current tax regulations also allow the Company to be exempted from income tax for 4 years from the first year of taxable profits and to reduce income tax by 50% for the next 9 years.

All the above tax exemptions will not apply to other income, which will be taxed at 20% from 2016 (2015: 22%).

23 Major transactions with related parties

In addition to the balances with related parties presented in other notes to the financial statements, during the year/period the Company had the following major transactions with related parties:

Transaction value for the 3-month period ended on

30/09/2025

30/09/2024

VND

VND

(a) Shareholders

Vietnam Container Joint Stock Company

Service Provider	8,505,747,747	2,703,000,000
Buy service		
Buy property		
Interest expense		
Interest expense paid		
Other costs	103,125,000,000	
Dividend payment		

(b) Other related companies

Evergreen Transport Agency Joint Venture Company (VN)

Sell Service	93,344,300,440	85,070,417,563
Buy service	9,221,468,087	4,818,148,500
Dividend payment	41,250,000,000	

Green Star Lines Company Limited

Buy service	16,309,215,000	11,600,679,000
Sell Service	254,600,000	97,780,000

Green Logistics Center Company Limited

Buy service	6,371,066,323	4,362,616,000
Sell Service	682,787,785	266,381,407

Central Container Joint Stock Company

Buy service	118,918,519	148,905,555
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Green Development and Investment Service Joint Stock Company

Buy service	5,830,648,604	7,423,138,419
Sell Service	4,130,655,120	4,593,628,134

Green Port Service Company Limited

Sell Service	10,296,770,214	10,435,508,405
Buy service	895,260,862	1,067,232,808

Viconship Ho Chi Minh City One Member Co., Ltd. Branch in Hanoi City

Sell Service	190,420,000	61,400,000
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Quang Binh-Dinh Vu Depot Joint Stock Company

Sell Service	690,300,000	4,298,608,545
Buy service		

Nam Hai Dinh Vu Port Company Limited

Sell Service	1,115,252,707	263,705,000
Buy service	38,866,603,690	27,342,797,421

Member of Director Board

Salary and bonus	1,095,708,000	1,027,514,877
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Accountant
(Signature and full name)

[Signature]
Bui Quoc Viet

Chief Accountant
(Signature and full name)

[Signature]

Date 8... Month... 10 Year 2025

Director



GIÁM ĐỐC

KẾ TOÁN TRƯỞNG
Nguyễn Thị Thùy Dương

Nguyễn Kim Dương Hòai