

**Separate Financial Statements  
for the Third Quarter of 2025**

**HAI PHONG WATER JOINT STOCK COMPANY**



**SEPARATE STATEMENT OF FINANCIAL POSITION**  
As at September 30, 2025

Codes	ASSETS	Note	30/09/2025	01/01/2025
			VND	VND
<b>100</b>	<b>A. CURRENT ASSETS</b>		<b>802,113,754,211</b>	<b>597,265,362,259</b>
<b>110</b>	<b>I. Cash and cash equivalents</b>	<b>3</b>	<b>20,394,104,488</b>	<b>7,825,224,346</b>
111	1. Cash		20,394,104,488	7,825,224,346
<b>120</b>	<b>II. Short-term investment</b>		<b>672,800,000,000</b>	<b>487,800,000,000</b>
123	1. Short-term held to maturity		672,800,000,000	487,800,000,000
<b>130</b>	<b>III. Short-term receivables</b>		<b>19,581,862,470</b>	<b>25,100,819,945</b>
131	1. Short-term trade receivables	4	12,140,468,285	9,537,424,620
132	2. Short-term advances to suppliers		394,711,130	6,683,562,056
136	4. Other short-term receivables		7,779,664,519	9,589,470,674
137	5. Provisions for short - term bad debts		(732,981,464)	(709,637,405)
<b>140</b>	<b>IV. Inventories</b>		<b>86,397,532,549</b>	<b>57,285,967,708</b>
141	1. Inventories	5	86,397,532,549	57,285,967,708
<b>150</b>	<b>V. Other current assets</b>		<b>2,940,254,704</b>	<b>19,253,350,260</b>
151	1. Short-term prepaid expenses		47,710,500	359,480,500
152	2. VAT deductibles		2,707,684,414	18,709,009,970
153	3. Tax and other receivables from the State		184,859,790	184,859,790
<b>200</b>	<b>B. NON-CURRENT ASSETS</b>		<b>1,262,330,409,181</b>	<b>1,361,974,513,996</b>
<b>220</b>	<b>II. Fixed assets</b>		<b>1,201,717,852,012</b>	<b>1,289,663,768,926</b>
221	1. Tangible fixed assets	6	1,200,214,440,996	1,288,128,866,170
222	- Cost		3,621,817,098,093	3,557,258,593,751
223	- Accumulated depreciation		(2,421,602,657,097)	(2,269,129,727,581)
227	2. Intangible fixed assets	7	1,503,411,016	1,534,902,756
228	- Cost		13,184,436,573	12,729,936,573
229	- Accumulated amortisation		(11,681,025,557)	(11,195,033,817)
<b>240</b>	<b>IV. Long-term assets in progress</b>		<b>34,492,344,511</b>	<b>45,348,064,517</b>
242	1. Construction in-progress	8	34,492,344,511	45,348,064,517
<b>250</b>	<b>V. Long-term investments</b>		<b>22,638,000,000</b>	<b>22,638,000,000</b>
251	1. Investments in subsidiaries	9	21,938,000,000	21,938,000,000
255	5. Long-term held to maturity		700,000,000	700,000,000
<b>260</b>	<b>VI. Other non-current assets</b>		<b>3,482,212,658</b>	<b>4,324,680,553</b>
261	1. Long-term prepaid expenses		3,482,212,658	4,324,680,553
<b>270</b>	<b>TOTAL ASSETS</b>		<b>2,064,444,163,392</b>	<b>1,959,239,876,255</b>



**SEPARATE STATEMENT OF FINANCIAL POSITION**

As at September 30, 2025

(continued)

Codes	RESOURCES	Note	30/09/2025	01/01/2025
			VND	VND
<b>300</b>	<b>A. LIABILITIES</b>		<b>1,063,116,382,595</b>	<b>967,289,686,765</b>
<b>310</b>	<b>I. Current liabilities</b>		<b>287,435,535,437</b>	<b>179,453,600,090</b>
311	1. Short-term trade payables	14	7,262,996,279	12,145,137,712
312	2. Short-term advances from customers		1,766,957,115	1,350,767,444
313	3. Tax payables and statutory obligations	10	4,760,000,225	9,137,271,146
314	4. Payables to employees		70,509,485,274	49,406,244,524
315	5. Short-term accrued expenses		15,823,242,224	4,205,921,245
319	6. Other short-term payables	11	12,133,204,286	11,208,920,437
320	7. Short-term loans and liabilities	12	73,813,060,456	78,414,701,220
321	11. Provision for short-term payables	13	77,580,793,888	-
322	8. Bonus and welfare funds		23,785,795,690	13,584,636,362
<b>330</b>	<b>II. Long-term liabilities</b>		<b>775,680,847,158</b>	<b>787,836,086,675</b>
338	2. Long-term loans and liabilities	12	775,680,847,158	787,836,086,675
<b>400</b>	<b>B. EQUITY</b>		<b>1,001,327,780,797</b>	<b>991,950,189,490</b>
<b>410</b>	<b>I. Owner' equity</b>	<b>15</b>	<b>1,001,327,780,797</b>	<b>991,950,189,490</b>
411	1. Contributed charter capital		742,069,400,000	742,069,400,000
411a	Ordinary shares with voting right		742,069,400,000	742,069,400,000
418	2. Investment and development fund		157,997,290,854	153,161,317,242
421	3. Retained earning		101,261,089,943	96,719,472,248
421b	- Undistributed Profit of this year		101,261,089,943	96,719,472,248
<b>440</b>	<b>TOTAL RESOURCES</b>		<b>2,064,444,163,392</b>	<b>1,959,239,876,255</b>



Tran Viet Cuong  
Chairman

Hai Phong, October 20, 2025

Nguyen Dang Ninh  
Chief Accountant

La Thi Thu Huyen  
Preparer



**SEPARATE STATEMENT OF INCOME**  
*Third Quarter of 2025*

Code	ITEMS	Notes	3rd Quarter		Cumulative from the beginning of the year to the end of this quarter	
			This year VND	Previous year VND	This year VND	Previous year VND
01	1. Gross revenues from goods sold and services rendered	16	336,095,884,884	318,837,654,129	940,696,486,290	867,801,180,072
02	2. Less deductions		-	-	-	-
10	3. Net revenues from goods sold and services rendered		336,095,884,884	318,837,654,129	940,696,486,290	867,801,180,072
11	4. Cost of goods sold and services rendered	17	201,378,654,082	195,384,964,128	606,177,012,389	542,702,914,119
20	5. Gross profit from goods sold and services rendered		134,717,230,802	123,452,690,001	334,519,473,901	325,098,265,953
21	6. Financial income	18	7,200,382,555	5,627,608,166	29,431,972,512	24,328,438,972
22	7. Financial expenses	19	11,972,318,302	14,435,729,029	58,927,209,230	80,010,342,014
23	In which: Interest expense		11,972,318,302	14,435,729,029	35,771,757,953	43,485,752,179
25	8. Selling expenses	20	42,306,778,239	45,546,244,786	117,490,746,151	112,407,302,175
26	9. General administrative expenses	21	27,257,409,682	26,954,860,346	71,252,879,758	71,826,505,588
30	10. Operating profit		60,381,107,134	42,143,464,006	116,280,611,274	85,182,555,148
31	11. Other incomes	22	3,341,672,441	3,238,014,409	17,019,692,280	9,357,095,437
32	12. Other expenses	23	3,022,199,785	4,107,762,006	9,207,391,226	9,899,145,326
40	13. Other profit		319,472,656	(869,747,597)	7,812,301,054	(542,049,889)
50	14. Accounting profit before tax		60,700,579,790	41,273,716,409	124,092,912,328	84,640,505,259
51	15. Current corporate income tax expense	24	12,140,115,958	8,254,743,282	22,831,822,385	14,996,528,752
60	16. Net profit after tax		48,560,463,832	33,018,973,127	101,261,089,943	69,643,976,507



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**SEPARATE STATEMENT OF CASH FLOWS**  
Accounting period from 01/01/2025 to 30/09/2025  
(Indirect method)

Code	ITEMS	Note	From 01/01/2025 to 30/09/2025 VND	From 01/01/2024 to 30/09/2024 VND
	<b>I. CASH FLOWS FROM OPERATING ACTIVITIES</b>			
01	<b>1. Profit before tax</b>		<b>124,092,912,328</b>	<b>84,640,505,259</b>
	<b>2. Adjustments for:</b>			
02	Depreciation and amortization		152,958,921,256	155,762,631,248
03	Provisions		77,604,137,947	89,459,992,811
04	Losses on exchange differences at the year-end		22,450,470,213	36,524,589,835
05	(Gains) from investment activities		(29,431,972,512)	(24,471,603,250)
06	Interest expense		35,771,757,953	43,485,752,179
08	<b>3. Profit from operating activities before changes in working capital</b>		<b>383,446,227,185</b>	<b>385,401,868,082</b>
09	Decrease in receivables		25,370,375,324	4,260,443,555
10	(Increase) in inventories		(29,111,564,841)	(19,347,737,723)
11	Increase in payables (excluding interest payables/CIT payables)		22,842,253,300	45,676,450,732
12	Decrease in prepaid expenses		1,154,237,895	271,926,053
14	Interest paid		(24,154,436,974)	(29,151,059,392)
15	Corporate income tax paid		(26,240,263,255)	(20,386,799,114)
17	Other payments on operating activities		(14,896,093,308)	(14,102,639,230)
20	<b>Net cash inflow from operating activities</b>		<b>338,410,735,326</b>	<b>352,622,452,963</b>
	<b>II. CASH FLOWS FROM INVESTING ACTIVITIES</b>			
21	1. Purchase of fixed assets and other long-term assets		(66,532,395,714)	(40,450,633,970)
22	2. Proceeds from disposals of fixed assets and long-term assets		-	275,428,485
23	3. Loans granted, purchases of debt instruments of other entities		(185,000,000,000)	(232,000,000,000)
27	7. Interest, dividends and profit received		31,684,137,024	25,531,415,055
30	<b>Net cash inflow from investing activities</b>		<b>(219,848,258,690)</b>	<b>(246,643,790,430)</b>
	<b>III. CASH FLOWS FROM FINANCING ACTIVITIES</b>			
34	4. Repayment of borrowings		(39,207,350,494)	(37,755,012,462)
36	6. Dividends paid		(66,786,246,000)	(63,075,899,000)
40	<b>Net cash inflow from financing activities</b>		<b>(105,993,596,494)</b>	<b>(100,830,911,462)</b>
50	<b>Net cash flows in the year</b>		<b>12,568,880,142</b>	<b>5,147,751,071</b>
60	Cash and cash equivalents at beginning of the year	3	7,825,224,346	6,637,452,083
70	Cash and equivalents at the year-end	3	20,394,104,488	11,785,203,154



Tran Viet Cuong  
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Hai Phong, October 20, 2025

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**NOTES TO THE SEPARATE FINANCIAL STATEMENTS**

Accounting period from 01/01/2025 to 30/09/2025

**1. GENERAL INFORMATION**

***Form of ownership***

Hai Phong Water Joint Stock Company was equitized from the State-owned Enterprise - Hai Phong Water Supply One Member Limited Liability Company, according to Decision No. 732/QĐ-UBND dated April 9, 2015 of Hai Phong City People's Committee. The company operates under Business Registration Certificate No. 0200171274 dated January 3, 2007 and amended for the 11th time on August 28, 2025 issued by the Department of Finance of Hai Phong City.

In addition to the Company's headquarters at 54 Dinh Tien Hoang, Hong Bang, Hai Phong, the Company has the following affiliated units:

Unit	Address
An Duong Water Production Enterprise	No. 249 Ton Duc Thang Street, An Bien Ward, Hai Phong City
Central Water Supply Branch	No. 54 Dinh Tien Hoang, Hong Bang Ward, Hai Phong City
Hai Phong Water Supply Branch 3	Do Nha Cluster, An Duong Ward, Hai Phong City
Hai Phong Water Supply Branch 4	Nguyet Ang Hamlet, An Khanh Commune, Hai Phong City
Hai Phong Water Supply Branch 5	Dong Nam Street, Cuu Vien Urban Area, Kien An Ward, Hai Phong City
Hai Phong Water Supply Branch 7	Lung Dong New Urban Area, Hai An Ward, Hai Phong City
Hai Phong Water Supply Branch 8	361 Provincial Road, Hung Dao Ward, Hai Phong City
Pure Water Branch	No. 249 Ton Duc Thang Street, An Bien Ward, Hai Phong City
Network management enterprise	No. 54 Dinh Tien Hoang, Hong Bang Ward, Hai Phong City
Water-meter and Construction Enterprise	No. 249B Ton Duc Thang Street, An Bien Ward, Hai Phong City
Vinh Bao Water Supply Branch	Bac Hai Quarter, Vinh Bao Commune, Hai Phong City
Cat Ba Water Supply Branch	Cat Hai Special Zone, Hai Phong City
Project Management Unit	No. 54 Dinh Tien Hoang, Hong Bang Ward, Hai Phong City

The company has a subsidiary, Hai Phong Number Two Water Business JSC (Note 09).

***Business field***

The main business activities of the Company are to exploit, produce, supply and trade clean water for consumption, production, business and other needs; trade other products and services in the water industry in Hai Phong.

**Business sector**

The Company's main business activities are:

- ▶ Water exploitation, treatment and supply;
- ▶ Installation of water supply, drainage, heating and air conditioning systems;
- ▶ Production of non-alcoholic beverages, mineral water.

**2. ACCOUNTING SYSTEM AND ACCOUNTING POLICY**

**2.1 Accounting period and monetary currency unit**

The accounting period commences annually from 1<sup>st</sup> January and ends as at 31<sup>st</sup> December.  
The Company maintains its accounting records in Vietnam Dong (VND).

**2.2 Accounting Standards and Accounting system**

*Accounting System*

The Company applies Enterprise Accounting System issued under Circular No. 200/2014/TT-BTC dated 22 December 2014 by the Ministry of Finance and Circular No. 53/2016/TT-BTC dated 21 March 2016 amending and supplementing some articles of Circular No. 200/2014/TT-BTC.

*Statement of compliance with Vietnamese standards and accounting system*

The Company applies Vietnamese Accounting Standards and supplementary documents issued by the State. Financial Statements are prepared and presented in accordance with regulations of each standard and supplementary document as well as with current Accounting Standards and Accounting System.

**2.3 Basis for preparation of Separate Financial Statements**

Separate Financial Statements are presented based on historical cost principle.

Separate Financial Statements of the Company are prepared based on summarization of the Financial Statements of the Company's Head Office with the Financial Statements of Project Management Unit - a dependent accounting unit.

In the Separate Financial Statements of the Company, the intra-group balances and transactions related to assets, equity, receivables and payables are eliminated in full.

**2.4 Financial instruments**

*Initial recognition*

**Financial assets**

Financial assets of the Company include cash, cash equivalents, trade receivables, other receivables, lending loans. At initial recognition, financial assets are identified by purchasing price/issuing cost plus other expenses directly related to the purchase and issuance of those assets.

**Financial liabilities**

Financial liabilities of the Company include borrowings, trade payables, other payables and accrued expenses. At initial recognition, financial liabilities are determined by issuing price plus other expenses directly related to the issuance of those liabilities.

*Subsequent measurement after initial recognition*

There are currently no specific regulations on revaluation of financial instruments after initial recognition.



## **2.5 Foreign currency transactions**

Transactions in currencies other than the accounting currency of the Company during the fiscal year are recorded at actual rate of exchange ruling at transaction dates.

Actual exchange rates for year-end revaluations of monetary items denominated in foreign currencies are determined by at the balance sheet date under the following principles:

- ▶ Accounts classified as assets are revaluated at buying exchange rates of commercial banks where the Company regularly conducts transactions;
- ▶ Cash deposited at bank are revaluated at buying exchange rates of commercial bank where the Company opens such foreign bank accounts;
- ▶ Accounts classified as liabilities are revaluated at selling exchange rates of commercial banks where the Company regularly conducts transactions.

All exchange differences arising from foreign currency transaction in the year and from revaluation of remaining foreign currency monetary at the end of the year shall be recorded into the financial income or expense in the fiscal year.

## **2.6 Cash and cash equivalents**

Cash comprises cash on hand, demand deposits.

Cash equivalents are short-term investments with the maturity of not over than 3 months from the date of investment, that are highly liquid and readily convertible into known amount of cash and that are subject to an insignificant risk of conversion into cash.

## **2.7 Financial Investment**

Held-to-maturity investments include bank deposits with a maturity period exceeding three months.

Investments in subsidiaries are initially recognized at original cost. After initial recognition, the value of these investments is measured at original cost less provision for devaluation of investments.

Provision for devaluation of investments is made at the end of the year as follows:

- ▶ Provision for devaluation of investment in subsidiaries is made at the end of the period, based on the Financial Statement of the subsidiary at the time of making the provision. Provision for devaluation of investment is made when the investee incurs a loss.
- ▶ For investments held to maturity: based on the ability to recover, set up provisions for doubtful debts according to the provisions of law.

## **2.8 Receivables**

The receivables shall be recorded in details in terms of due date, entities receivable, types of currency and other factors according to requirements for management of the Company.

The provision for doubtful debts is made for receivables that are overdue under an economic contract, a loan agreement, a contractual commitment or a promissory note and for receivables that are not due but difficult to be recovered. Accordingly, the provisions for overdue debts shall be based on the due date stipulated in the initial sale contract, exclusive of the debt rescheduling between contracting parties and the case where the debts are not due but the debtor is in bankruptcy, in dissolution, or missing and making fleeing or estimating the possible losses.

## **2.9 Inventories**

At initial recognition, inventories are stated at the cost comprising all costs of purchase, cost of conversion and other costs incurred in bringing the inventories to their present location and



condition. After initial recognition, at the reporting date, inventories are stated at the lower of cost and net realizable value.

Cost of inventories is calculated by weighted average method.  
Inventories are recorded by perpetual method.

The value of work in progress is recorded for each project that is incomplete or of which revenue is unrecognised, corresponding to the amount of work in progress at the end of the year.

## **2.10 Fixed assets**

Tangible and intangible fixed assets are stated at its historical cost. During the using time, tangible and intangible fixed assets are recorded at cost, accumulated depreciation and carrying amount.

Fixed assets are depreciated using the straight-line method over their estimated useful life as follows:

▶ Buildings and structures	05 - 25 years
▶ Machinery, equipment	05 - 10 years
▶ Vehicles and transportation equipment	06 - 15 years
▶ Management equipment	03 - 05 years
▶ Software	03 - 08 years
▶ Other fixed assets	03 - 05 years

For fixed assets handed over from the completed constructions in this year but not yet approved the settlement, the temporary value which was added to the cost of fixed assets was calculated on the basis of accumulated expenditure up to the time that assets were handed over. When the value of the settlement is approved, the cost of fixed assets will be adjusted according to the approved value.

## **2.11 Prepaid expenses**

The expenses incurred but related to results of business operations of several accounting periods are recorded as prepaid expenses and are amortized to the income statement in the following accounting periods.

The calculation and allocation of long-term prepaid expenses to profit and loss account in the period should be based on nature of those expenses to select a reasonable method and allocated factors. Prepaid expenses are allocated partly into operating expenses on a straight-line basis.

## **2.12 Payables**

The payables shall be recorded in details in terms of due date, entities payable, types of currency and other factors according to the requirements for management of the Company. The payables shall be classified into short-term payables or long-term payables on the financial statements according to their remaining terms at the reporting date.

## **2.13 Construction in progress**

Construction in progress includes fixed assets which is being purchased and constructed as at the balance sheet date and is recognised in historical cost. Construction in progress is not depreciated until the relevant assets are completed and put into use.

## **2.14 Operating lease**

Operating leases is fixed asset leasing in which a significant portion of the risks and rewards of ownership are retained by the lessor. Payments made under operating leases are charged to income statement on a straight-line basis over the period of the lease.



## **2.15 Borrowings**

Borrowings shall be recorded in details in terms of lending entities, loan agreement and terms of borrowings. In case of borrowings or liabilities denominated in foreign currency, they shall be recorded in details in terms of types of currency.

## **2.16 Borrowing costs**

Borrowing costs are recognized as operating expenses in the year, in which it is incurred excepting those which are directly attributable to the construction or production of a qualifying asset are capitalized as part of the cost of that asset in accordance with VAS No. 16 "Borrowing costs". Besides, regarding borrowings serving the construction of fixed assets and investment properties, the interests shall be capitalized even when the construction duration is under 12 months.

## **2.17 Accrued expenses**

Accrued expenses include payables to goods or services received from the suppliers or provided for the customers during the reporting period, but the payments for such goods or services have not been made. Which are recorded as operating expenses of the reporting period.

The recording of accrued expenses as operating expenses during the period shall be carried out under the matching principle between revenues and expenses during the year. Accrued expenses are settled with actual expenses incurred. The difference between accrued and actual expenses is reverted.

## **2.18 Provision for payables**

Value recorded as a provision for payable is the most reasonably estimated amount required to settle the present debt obligation at the end of the accounting period.

## **2.19 Investment and development fund, Bonus and welfare fund**

The Investment and development fund, Bonus and welfare fund are extracted from net profit after tax (details can be found in Note 15 – Equity).

## **2.20 Owner's equity**

Owner's equity is stated at actually contributed capital of the Investors.

Retained earnings are used to present the Company's operating results (profit, loss) after corporate income tax and profit appropriation or loss handling of the Company.

Dividends to be paid to shareholders are recognised as a payable in Statement of Financial position after the announcement of dividend payment from the Board of Management and announcement of cut-off date for dividend payment of Vietnam Securities Depository and Clearing Corporation.

## **2.21 Revenue**

### *Revenue from goods sold*

Revenue from goods sold is recognized when all the following conditions are met:

- ▶ The significant risks and rewards of ownership of the goods have been transferred to the buyer;
- ▶ The Company no longer retains control over the goods as the owner or control over the goods;
- ▶ Revenue can be reliably measured;
- ▶ The Company has received or will receive economic benefits from the sales transaction;
- ▶ The costs incurred, or to be incurred, in respect of the transaction can be measured reliably.

### *Revenue from rendering of services*

Service revenue is recognized when all the following conditions are met:

- ▶ Revenue can be reliably measured;



- ▶ It is probable that economic benefits associated with transactions will flow to the Company;
- ▶ The stage of completion at the balance sheet date can be measured reliably; and
- ▶ The costs incurred, or to be incurred, in respect of the transaction can be measured reliably.

#### *Financial income*

Financial incomes include income from interest and other financial gains earned by the Company should be recognized when these two conditions are satisfied:

- ▶ It is probable that economic benefits associated with transaction will flow to the Company; and
- ▶ The amount of revenue can be measured reliably.

### **2.22 Financial expenses**

Items recorded into financial expenses consist of:

- ▶ Expenses of capital borrowing;
- ▶ Loss due to foreign exchange differences arising from transactions relating to foreign currencies...

The above items are recorded by the total amount arising in the year without offsetting against financial income.

### **2.23 Corporate income tax**

Current corporate income tax expenses are determined based on taxable income during the year and current corporate income tax rate (20%).

### **2.24 Related parties**

The parties are regarded as related parties if that party has the ability to control or significantly influence the other party in making decisions about the financial policies and activities. The Company's related parties include:

- ▶ Companies, directly or indirectly through one or more intermediaries, having control over the Company or being under the control of the Company, or being under common control with the Company, including the Company's parent, subsidiaries and associates;
- ▶ Individuals, directly or indirectly, holding voting power of the Company that have a significant influence on the Company, key management personnel including directors and employees of the Company, the close family members of these individuals;
- ▶ Enterprises that the above-mentioned individuals directly or indirectly hold an important part of the voting power or have significant influence on these enterprises.

In considering the relationship of related parties to serve for the preparation and presentation of the Financial Statements, the Company should consider the nature of the relationship rather than the legal form of the relationship.

### 3. Cash and cash equivalents

	<u>30/09/2025</u>	<u>01/01/2025</u>
	VND	VND
Cash on hand	78,657,990	58,866,906
Cash in bank	20,315,446,498	7,766,357,440
	<b><u>20,394,104,488</u></b>	<b><u>7,825,224,346</u></b>

### 4. Short-term trade receivables

	<u>30/09/2025</u>	<u>01/01/2025</u>
	VND	VND
Receivables from clean water charges	7,660,430,306	5,070,075,548
Receivables from water meter placement	3,994,557,300	4,057,744,516
Others	485,480,679	409,604,556
	<b><u>12,140,468,285</u></b>	<b><u>9,537,424,620</u></b>

### 5. Inventories

	<u>30/09/2025</u>	<u>01/01/2025</u>
	VND	VND
Raw material	84,363,201,105	55,430,217,013
Tools, supplies	625,946,437	687,684,849
Work in progress	1,083,092,711	1,083,975,534
Finished goods and products	325,292,296	84,090,312
	<b><u>86,397,532,549</u></b>	<b><u>57,285,967,708</u></b>



**6. Tangible fixed assets**

	Buildings VND	Machinery and equipment VND	Vehicles equipment VND	Management equipment VND	Other assets VND	Total VND
<b>Historical cost</b>						
As at 01/01/2025	1,148,920,340,509	318,283,071,541	2,068,505,114,392	10,497,922,316	11,052,144,993	3,557,258,593,751
Increase in the period	346,300,000	3,826,649,000	60,385,555,342	-	-	64,558,504,342
- Purchase in the period	346,300,000	3,826,649,000	-	-	-	4,172,949,000
- Construction complete	-	-	60,385,555,342	-	-	60,385,555,342
- Other increases	-	-	-	-	-	-
<b>As at 30/09/2025</b>	<b>1,149,266,640,509</b>	<b>322,109,720,541</b>	<b>2,128,890,669,734</b>	<b>10,497,922,316</b>	<b>11,052,144,993</b>	<b>3,621,817,098,093</b>
<b>Accumulated depreciation</b>						
As at 01/01/2025	657,527,427,450	216,510,734,564	1,376,183,709,696	8,523,419,221	10,384,436,650	2,269,129,727,581
Increase in the period	54,711,013,571	13,548,961,715	83,665,239,163	464,623,800	83,091,267	152,472,929,516
- Depreciation for the year	54,711,013,571	13,548,961,715	83,665,239,163	464,623,800	83,091,267	152,472,929,516
<b>As at 30/09/2025</b>	<b>712,238,441,021</b>	<b>230,059,696,279</b>	<b>1,459,848,948,859</b>	<b>8,988,043,021</b>	<b>10,467,527,917</b>	<b>2,421,602,657,097</b>
<b>Net carrying amount</b>						
As at 01/01/2025	491,392,913,059	101,772,336,977	692,321,404,696	1,974,503,095	667,708,343	1,288,128,866,170
<b>As at 30/09/2025</b>	<b>437,028,199,488</b>	<b>92,050,024,262</b>	<b>669,041,720,875</b>	<b>1,509,879,295</b>	<b>584,617,076</b>	<b>1,200,214,440,996</b>

## 7. Intangible fixed assets

The Company's intangible fixed assets are computer software with specific information as follows:

- ▶ Historical cost as of 30/09/2025 is VND 13,184,436,573;
- ▶ Depreciation during the period is VND 485,991,740;
- ▶ Accumulated depreciation as of 30/09/2025 is VND 11,681,025,557.

## 8. Construction in progress

	30/09/2025 VND	01/01/2025 VND
Construction in progress	3,142,062,686	19,930,058,553
Major repairs, maintenance, and installation of water meters	31,350,281,825	25,418,005,964
	<u>34,492,344,511</u>	<u>45,348,064,517</u>

## 9. Long-term investments

### Investment in subsidiaries

	01/01/2025		30/09/2025	
	Original cost VND	Provision VND	Original cost VND	Provision VND
Hai Phong Number Two Water Business JSC	21,938,000,000	-	21,938,000,000	-
	<u>21,938,000,000</u>	<u>-</u>	<u>21,938,000,000</u>	<u>-</u>

Details of investments in subsidiaries:

Name	Address	Proportion of Benefit and Voting	Main activities
Hai Phong Number Two Water Business JSC	Do Nha, An Duong Ward, Hai Phong City	65.29%	Exploitation, treatment and supply of clean water

Significant transactions between the Company and its Subsidiaries during the period are presented in note 26.

## 10. Tax payables and statutory obligations

	30/09/2025 VND	01/01/2025 VND
Corporate income tax	3,144,140,958	6,552,581,828
Personal income tax	17,531,324	1,182,095,315
Natural resource tax	-	299,445,100
Other payables	1,598,327,943	1,103,148,903
	<u>4,760,000,225</u>	<u>9,137,271,146</u>



**11. Other payables**

	30/09/2025	01/01/2025
	VND	VND
<b>Short-term</b>		
Payables for major repair costs and construction	1,555,486,780	1,602,470,560
Payables to internal units for unpaid expenses	3,406,864,723	3,895,722,111
Payables for drainage services remitted to the State budget	1,434,804,571	1,030,434,036
Payables for water bottle deposit	4,450,800,000	3,932,250,000
Others	1,285,248,212	748,043,730
	<b>12,133,204,286</b>	<b>11,208,920,437</b>

**12. Loans**

	30/09/2025	01/01/2025
	VND	VND
<b>Short-term loans</b>		
Long-term loans due		
2A Project	6,249,690,313	12,499,380,622
Minh Duc Project	147,148,145	294,296,283
ADB Project	67,416,221,998	65,621,024,315
	<b>73,813,060,456</b>	<b>78,414,701,220</b>
<b>Long-term loans</b>		
ADB Project	775,680,847,158	787,836,086,675
	<b>775,680,847,158</b>	<b>787,836,086,675</b>

**13. Provision for short-term payables**

	30/09/2025	01/01/2025
	VND	VND
Scheduled repairs	71,479,348,342	-
Maintenance, regular repairs, installation of water meter as planned according to Decree No. 117	6,101,445,546	-
	<b>77,580,793,888</b>	<b>-</b>

**14. Short-term trade payables**

	30/09/2025	01/01/2024
	VND	VND
<b>Construction related payables</b>		
An Viet Haiphong CTS JSC.	-	2,164,168,087
Duc Thinh Trading & Engineering Corp.	-	2,501,080,980
Phu Gia Technical Investment JSC.	411,823,243	-
Others	225,236,500	2,164,426,174
<b>Business related payables</b>		
Haiphong Power Co., Ltd.	2,005,726,196	2,036,304,466
Exploiting irrigation companies	-	487,927,475
Dong A JSC.	452,612,000	-
GBS JSC.	423,010,000	299,860,000
Water and environment company limited	430,756,000	-
Nhabeco	-	1,191,632,920
Others	3,313,832,340	1,299,737,610
	<b>7,262,996,279</b>	<b>12,145,137,712</b>

**15. Owner's equity**

**a) Changes in owner's equity**

	Contributed charter capital	Development Investment Fund	Retained earnings	Total
	VND	VND	VND	VND
<b>As at 01/01/2024</b>	<b>742,069,400,000</b>	<b>148,693,227,492</b>	<b>89,361,795,005</b>	<b>980,124,422,497</b>
Profit of the previous period	-	-	69,643,976,507	69,643,976,507
Distribution of profit	-	4,468,089,750	(89,361,795,005)	(84,893,705,255)
<b>As at 30/09/2024</b>	<b>742,069,400,000</b>	<b>153,161,317,242</b>	<b>69,643,976,507</b>	<b>964,874,693,749</b>
<b>As at 01/01/2025</b>	<b>742,069,400,000</b>	<b>153,161,317,242</b>	<b>96,719,472,248</b>	<b>991,950,189,490</b>
Profit of this period	-	-	101,261,089,943	101,261,089,943
Distribution of profit (*)	-	4,835,973,612	(96,719,472,248)	(91,883,498,636)
<b>As at 30/09/2025</b>	<b>742,069,400,000</b>	<b>157,997,290,854</b>	<b>101,261,089,943</b>	<b>1,001,327,780,797</b>

(\*) The Company distributes profits of 2024 according to Resolution No. 09/NQ-DHĐCĐ-2025 dated April 17, 2025 of the 2025 Annual General Meeting of Shareholders of Hai Phong Water Joint Stock Company.





**b) Details of Contributed capital**

	30/09/2025	Rate	01/01/2025	Rate
	VND	%	VND	%
State capital contribution	597,978,400,000	80.58%	597,978,400,000	80.58%
Other shareholders capital contribution	144,091,000,000	19.42%	144,091,000,000	19.42%
	<b>742,069,400,000</b>	<b>100%</b>	<b>742,069,400,000</b>	<b>100%</b>

**c) Capital transactions with owners and distribution of dividends and profits**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
<b>Contributed charter capital:</b>		
- At the beginning of the year	742,069,400,000	742,069,400,000
- At the end of the year	742,069,400,000	742,069,400,000
<b>Distributed dividends and profit:</b>		
- Dividend payable at the beginning of the year	-	-
- Dividend payable in the period	66,786,246,000	63,075,899,000
+ Dividend payable from last year's profit	66,786,246,000	63,075,899,000
+ Dividend payable from this period's profit	-	-
- Dividend paid in the year	66,786,246,000	63,075,899,000
+ Dividend paid from last year's profit	66,786,246,000	63,075,899,000
+ Dividend paid from this period's profit	-	-
Dividend payable at the end of the year	-	-

**d) Share**

	30/09/2025	01/01/2025
	VND	VND
Quantity of authorized issuing shares	74,206,940	74,206,940
Quantity of issued shares and fully contributed	74,206,940	74,206,940
- Common shares	74,206,940	74,206,940
Quantity of outstanding shares in circulation	74,206,940	74,206,940
- Common shares	74,206,940	74,206,940
Par value per share: VND 10,000		

**16. Gross revenues from goods sold and services rendered**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Clean water	928,789,654,322	856,929,881,103
Water meter placement	3,330,407,188	2,902,392,554
Purified water	8,576,424,780	7,968,906,415
	<b>940,696,486,290</b>	<b>867,801,180,072</b>
<b>In which, revenue from related parties</b> (Details in Note 26)	<b>4,615,036,460</b>	<b>1,221,039,248</b>

**17. Cost of good solds and services rendered**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Clean water	595,160,545,317	532,626,290,803
Water meter placement	3,117,367,600	2,727,283,241
Purified water	7,899,099,472	7,349,340,075
	<b>606,177,012,389</b>	<b>542,702,914,119</b>
<b>In which, cost of services from related parties</b> (Details in Note 26)	<b>88,574,760</b>	<b>271,341,216</b>

**18. Financial Income**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Interest on savings	19,498,172,112	14,538,313,265
Dividends, profits earned	9,933,800,400	9,657,861,500
Gain on exchange difference in the year	-	132,264,207
	<b>29,431,972,512</b>	<b>24,328,438,972</b>
<b>In which, financial income from related parties</b> (Details in Note 26)	<b>9,933,800,400</b>	<b>9,657,861,500</b>

**19. Financial expenses**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Interest expense	35,771,757,953	43,485,752,179
Loss on exchange difference in the year	704,981,064	-
Loss on exchange difference at the year-end	22,450,470,213	36,524,589,835
	<b>58,927,209,230</b>	<b>80,010,342,014</b>

**20. Selling expenses**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Labor	88,551,176,849	82,876,732,306
Material, offices supplies	979,754,476	1,124,188,909
Depreciation	16,991,676,861	18,013,631,759
External services	9,652,411,068	9,122,127,589
Others	1,315,726,897	1,270,621,612
	<b>117,490,746,151</b>	<b>112,407,302,175</b>



**21. General administrative expenses**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Labor	35,876,419,654	34,849,320,233
Material, offices supplies	3,177,238,756	3,821,938,794
Depreciation	2,657,419,958	2,602,025,607
Provision	23,344,059	6,740,552
External services	20,401,920,090	20,759,346,069
Others	9,116,537,241	9,787,134,333
	<b>71,252,879,758</b>	<b>71,826,505,588</b>

**22. Other Income**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Water testing	751,920,000	800,620,000
Liquidation of fixed assets	-	321,997,307
Drainage collection services	8,629,881,464	8,166,610,738
Others	7,637,890,816	67,867,392
	<b>17,019,692,280</b>	<b>9,357,095,437</b>

**23. Other Expenses**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
Water testing	420,368,486	474,314,520
Liquidation of fixed assets	-	46,568,822
Drainage collection services	8,592,785,703	8,128,132,347
Others	194,237,037	1,250,129,637
	<b>9,207,391,226</b>	<b>9,899,145,326</b>

**24. Corporate income tax**

	From 01/01/2025 to 30/09/2025	From 01/01/2024 to 30/09/2024
	VND	VND
<b>Total profit before tax:</b>	<b>124,092,912,328</b>	<b>84,640,505,259</b>
Adjustments:		
<i>Dividends and profits distributed</i>	<i>(9,933,800,400)</i>	<i>(9,657,861,500)</i>
Taxable income	114,159,111,928	74,982,643,759
Tax rate	20%	20%
<b>Current corporate income tax</b>	<b>22,831,822,385</b>	<b>14,996,528,752</b>

## 25. Subsequent events

There have been no significant events occurring after the accounting period, which would require adjustments or disclosures to be made in the Separate Financial Statements.

## 26. Transactions and balances with related parties

During the period, the Company had the following transactions with related parties:

	<u>Relationship</u>	<u>Transaction</u>	<u>From 01/01/2025 to 30/09/2025</u>	<u>From 01/01/2024 to 30/09/2024</u>
Hai Phong Number		Dividend receivable	9,933,800,400	9,657,861,500
Two Water	Subsidiary	Selling clean water	4,615,036,460	1,221,039,248
Business JSC		Buy clean water	88,574,760	271,341,216

## 27. Segment reporting

The Company's main business activity is to provide clean water and takes place in Hai Phong city, so the Company does not prepare Segment Reports by business sector and geographical area.



Tran Viet Cuong  
Chairman

Hai Phong, October 20, 2025

Nguyen Dang Ninh  
Chief Accountant

La Thi Thu Huyen  
Preparer

