

No.: 01 /TB-HĐQT

Khanh Hoa, January 15th, 2026

**PERIODIC INFORMATION DISCLOSURE
OF FINANCIAL STATEMENTS**

To:

- State Securities Commission of Vietnam;
- Hanoi Stock Exchange

Pursuant to Clauses 3 and 4, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance, providing guidance on information disclosure in the securities market, Khanh Hoa Water Supply and Sewerage Joint Stock Company hereby discloses information regarding the financial statements (FS) for Quarter 4/2025 to the Hanoi Stock Exchange as follows:

1. Organization details:

- Stock code: KHW
- Address: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa province.
- Contact phone: 0258.3828807 Fax: 0258.3810740
- Email: support@ctnkh.com.vn **Website:** <http://ctnkh.com.vn>

2. Details of Information Disclosure:

- Financial Statements for Quarter 4/2025
 - ☒ Separate financial statements (for listed companies without subsidiaries or accounting units under a superior accounting entity);
 - ☐ Consolidated financial statements (for listed companies with subsidiaries);
 - ☐ Combined financial statements (for listed companies with dependent accounting units under a separate accounting structure).

- Cases requiring explanation:

+ The auditing organization issues an opinion other than an unqualified opinion for the FS (for reviewed/audited FS):

☐ Yes

☒ No

Explanatory note required if applicable:

☐ Yes

☒ No



+ Post-tax profit for the reporting period differs by 5% or more before and after the audit, or shifts from loss to profit or vice versa (for audited FS in 2025):

☐ Yes

☒ No

Explanatory note required if applicable:

☐ Yes

☒ No

+ Post-tax profit in the income statement for the reporting period changes by 10% or more compared to the same period last year:

☐ Yes

☒ No

Explanatory note required if applicable:

☐ Yes

☒ No

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

☐ Yes

☒ No

Explanatory note required if applicable:

☐ Yes

☒ No

This information has been published on the company's website on January 15th, 2026 at the following link: <http://ctnkh.com.vn/qhcd.aspx>

Attached documents:

- Financial Statements for Quarter 4/2025

Representative of the organization

Legal Representative



TỔNG GIÁM ĐỐC

Nguyễn Văn Đàm

FINANCIAL STATEMENTS

FOURTH QUARTER 2025

For the Fiscal year ended on 31 December 2025

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

FINANCIAL STATEMENTS

FOURTH QUARTER 2025

For the Fiscal year ended on 31 December 2025

**KHANH HOA WATER SUPPLY
AND SEWERAGE JOINT STOCK
COMPANY**

Khanh Hoa, 15 January, 2026

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPAN
58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

(Promulgated with Circular No.
96/2020/TT-BTC dated 22 December, 2014
of the Minister of Finance)

BALANCE SHEET

As at 31 December, 2025

Currency: VND

Items	Code	Notes	Closing balance	Opening balance
1	2	3	4	5
A - CURRENT ASSETS (100=110+120+130+140+150)	100		198.727.555.287	175.736.397.336
I. Cash and cash equivalents	110	1	3.726.238.278	6.619.633.610
1. Cash	111		556.316.078	3.524.661.910
2. Cash equivalents	112		3.169.922.200	3.094.971.700
II. Short-term financial investments	120	2a	120.717.309.200	99.878.796.849
1. Trading securities	121			
2. Provision for diminution in value of trading securities (*)	122			
3. Held-to-maturity Investments	123		120.717.309.200	99.878.796.849
III. Current receivables	130		49.810.811.959	45.618.441.215
1. Short-term trade receivables	131	3	44.799.159.950	43.162.649.568
2. Short-term prepayments to suppliers	132	4	1.964.210.016	366.202.000
3. Short-term intercompany receivables	133			
4. Construction contracts-in-progress receivables	134			
5. Short-term lendings	135			
6. Other short-term receivables	136	5	3.201.041.993	2.243.189.647
7. Provision for short term doubtful debts (*)	137	6	(153.600.000)	(153.600.000)
8. Shortage of assets awaiting resolution	139			
IV. Inventories	140	7	24.473.195.850	23.619.525.662
1. Inventories	141		24.473.195.850	23.619.525.662
2. Provision for devaluation of inventories (*)	149			
V. Other current assets	150			
1. Short-term prepaid expenses	151	8		
2. Value added tax deductibles	152			
3. Tax and other receivables from the State Budget	153	14a		
4. Government bonds under repurchase agreement	154			
5. Other current assets	155			
B - LONG-TERM ASSETS (200=210+220+230+240+250+260)	200		432.701.451.287	438.235.660.176
I. Long-term receivables	210			
1. Long-term trade receivables	211			
2. Long-term prepayments to suppliers	212			
3. Capital provided to dependent units	213			
4. Long-term intercompany receivables	214			
5. Long-term lendings	215			
6. Other long-term receivables	216			
7. Provision for long term doubtful debts (*)	219			
II. Fixed assets	220		392.399.815.583	407.013.504.692
1. Tangible fixed assets	221	9	379.427.530.700	394.100.162.362

This note is an integral part of and should be read in conjunction with the financial statements.

1	2	3	4	5
- Original cost	222		1.340.007.006.962	1.279.146.218.043
- Accumulated depreciation (*)	223		(960.579.476.262)	(885.046.055.681)
2. Financial lease fixed assets	224			
- Original cost	225			
- Accumulated depreciation (*)	226			
3. Intangible fixed assets	227	10	12.972.284.883	12.913.342.330
- Original cost	228		28.837.772.400	28.754.389.400
- Accumulated depreciation (*)	229		(15.865.487.517)	(15.841.047.070)
III. Investment properties	230			
- Original cost	231			
- Accumulated depreciation (*)	232			
IV. Long-term assets in progress	240	11	4.916.892.446	1.932.114.073
1. Long-term works in progress	241			
2. Constructions in progress	242		4.916.892.446	1.932.114.073
V. Long-term financial investments	250	2b	24.000.000.000	24.000.000.000
1. Investments in subsidiaries	251			
2. Investments in associates, joint ventures	252		24.000.000.000	24.000.000.000
3. Investments in other entities	253			
4. Provision for long-term financial investments (*)	254			
5. Investments held to maturity	255			
VI. Other long-term assets	260	8	11.384.743.258	5.290.041.411
1. Long-term prepaid expenses	261		11.384.743.258	5.290.041.411
2. Deferred income tax assets	262			
3. Long-term substituted equipment, supplies and spare parts	263			
4. Other long-term assets	268			
TOTAL ASSETS (270=100+200)	270		631.429.006.574	613.972.057.512
C - LIABILITIES (300=310+330)	300		207.402.603.895	217.156.670.772
I. Short-term liabilities	310		82.649.783.840	95.997.531.397
1. Short-term trade payables	311	12	17.722.227.381	11.009.985.207
2. Short-term advances from customers	312	13	2.522.609.000	1.836.810.000
3. Tax and obligations to the State	313	14a	11.994.682.280	12.950.593.284
4. Payable to employees	314		20.999.188.789	20.813.903.056
5. Short-term accrued expenses	315	15	1.965.674.670	4.658.075.983
6. Short-term intercompany payables	316			
7. Construction contracts-in-progress payables	317			
8. Short-term unearned revenue	318			
9. Other short-term payables	319	16a	7.236.715.204	6.764.221.151
10. Short-term borrowings	320	17a	17.641.324.932	31.313.324.932
11. Provision for short-term liabilities	321			
12. Bonus and welfare funds	322	18	2.567.361.584	6.650.617.784
13. Price stabilization funds	323			
14. Government bonds under repurchase agreement	324			
II. Long-term liabilities	330		124.752.820.055	121.159.139.375
1. Long-term trade payables	331			
2. Long-term advances from customers	332			
3. Long-term accrued expenses	333			
4. Intercompany payables on capital contribution	334			
5. Long-term intercompany payables	335			

This note is an integral part of and should be read in conjunction with the financial statements.

1	2	3	4	5
6. Long-term unearned revenue	336			
7. Other long-term payables	337	16b	5.875.974.900	9.932.332.308
8. Long-term borrowings	338	17b	114.403.794.659	105.821.794.659
9. Convertible bonds	339			
10. Preference shares	340			
11. Deferred income tax liabilities	341			
12. Provision for long-term liabilities	342			
13. Science and technology development fund	343	19	4.473.050.496	5.405.012.408
D - OWNERS' EQUITY (400=410+430)	400		424.026.402.679	396.815.386.740
I. Owners' equity	410		424.026.402.679	396.815.386.740
1. Owners' equity	411	20a	285.999.960.000	285.999.960.000
- Ordinary shares with voting rights	411A		285.999.960.000	285.999.960.000
- Preference shares	411B			
2. Share premium	412		852.875.935	852.875.935
3. Share conversion options on convertible bonds	413			
4. Owners' other capital	414			
5. Treasury shares (*)	415			
6. Differences upon asset revaluation	416			
7. Foreign exchange differences	417			
8. Investment and development funds	418		48.869.748.493	22.719.748.493
9. Enterprise reorganisation assistance fund	419			
10. Other funds	420			
11. Undistributed earnings	421		88.303.818.251	87.242.802.312
- Undistributed post-tax profits of previous years	421A			
- Post-tax profits of current years	421B		88.303.818.251	87.242.802.312
12. Construction investment fund	422			
II. Budget sources and other funds	430			
1. Budget sources	431			
2. Funds that form fixed assets	432			
TOTAL RESOURCES(440=300+400)	440		631.469.660.574	613.972.057.512

Khanh Hoa, 15 January, 2026

PREPARER

(Signature and full name)

CHIEF ACCOUNTANT

(Signature and full name)

GENERAL DIRECTOR

(Signature, full name and seal)



Trần Thị Thu Hà



Hoàng Thị Hương Giang



Nguyễn Văn Đàm

INCOME STATEMENT

The 4th quarter of 2025

Currency: VND

Description	Code	Note	Quarter 4 of		Accumulated of	
			Current year	Previous year	Current year	Previous year
1	2	3	4	5	6	7
1. Gross revenue from sale of goods and rendering of services	01	21a	108.469.160.804	106.997.028.184	456.408.856.886	436.069.641.186
2. Revenue deductions	02	22	9.618.902	6.467.654	86.166.395	23.487.617
3. Net revenue from sale of goods and rendering of services (10=01- 02)	10		108.459.541.902	106.990.560.530	456.322.690.491	436.046.153.569
4. Cost of sales	11	23	79.542.273.471	80.884.256.180	345.929.021.263	327.336.368.266
5. Gross profit from sale of goods and rendering of services (20=10-11)	20		28.917.268.431	26.106.304.350	110.393.669.228	108.709.785.303
6. Financial income	21	24	1.903.598.423	2.679.034.311	5.889.982.132	4.620.229.612
7. Financial expenses	22	25	316.505.906	120.089.007	5.723.252.452	4.004.994.014
- In which: Interest expenses	23		316.505.906	120.089.007	5.723.252.452	4.004.994.014
8. Selling expenses	25	26		150.000.000	452.000.000	450.000.000
9. General and administration expenses	26	27	3.830.368.581	3.786.834.496	13.011.465.108	11.479.151.113
10. Net operating profit (loss) (30=20+(21-22)-(25+26))	30		26.673.992.367	24.728.415.158	97.096.933.800	97.395.869.788
11. Other income	31	28	1.539.578.749	1.420.275.578	6.567.623.752	5.817.410.349
12. Other expenses	32	29	1.493.852.227	1.617.385.874	5.113.398.123	5.230.504.565
13. Net other profit (loss) (40=31-32)	40		45.726.522	(197.110.296)	1.454.225.629	586.905.784
14. Net profit before tax (50=30+40)	50		26.719.718.889	24.531.304.862	98.551.159.429	97.982.775.572
15. Current corporate income tax ("CIT")	51	14b	2.814.323.953	2.666.284.596	10.247.341.178	10.739.973.260
16. Deferred corporate income tax	52					
17. Net profit after tax (60=50-51-52)	60		23.905.394.936	21.865.020.266	88.303.818.251	87.242.802.312
18. Basic earnings per share	70					
19. Diluted earnings per share	71					

PREPARER
(Signature and full name)



Trần Thị Thu Hà

CHIEF ACCOUNTANT
(Signature and full name)



Hoàng Thị Hương Giang

Khanh Hoa, 15 January, 2026

GENERAL DIRECTOR
(Signature and full name)



Nguyễn Văn Đàm

CASH FLOW STATEMENT

(Direct method)

The 4th quarter of 2025

Currency: VND

Items	Code	Note	Current year accumulated	Previous year accumulated
1	2	3	4	5
I. Cash flows from operating activities				
1. Revenue from sale of goods, rendering of services and other	01		582.707.006.082	561.213.711.522
2. Payments to suppliers for goods and services	02		(215.928.693.285)	(215.455.679.329)
3. Payments to employees	03		(96.236.207.060)	(111.812.352.979)
4. Interest paid	04		(8.835.597.082)	(6.685.323.823)
5. Corporate income tax paid	05		(11.043.855.705)	(8.800.000.000)
6. Other receipts from operating activities	06		42.174.787.997	36.106.654.417
7. Other payments on operating activities	07		(233.930.933.460)	(168.218.599.261)
1. Net cash flows from operating activities	20		58.906.507.487	86.348.410.547
II. Cash flows from investing activities				
1. Purchases of fixed assets and other long-term assets	21		(2.569.935.227)	(3.215.430.882)
2. Proceeds from disposals of fixed assets and long-term assets	22		164.963.321	380.629.091
3. Loans granted, purchases of debt instruments of other entities	23		(226.768.805.432)	(152.466.740.582)
4. Collection of loans, proceeds from sales of debt instruments of other entities	24		206.103.359.729	140.098.182.356
5. Investments in other entities	25			
6. Proceeds from divestment in other entities	26			
7. Dividends and interest received	27		2.039.843.198	1.101.003.951
2. Net cash flows from investing activities	30		(21.030.574.411)	(14.102.356.066)
III. Cash flows from financing activities				
1. Proceeds from issue of shares and capital contribution	31			
2. Payments for share returns and repurchases	32			
3. Proceeds from borrowings	33			
4. Repayments of borrowings	34		(33.532.000.000)	(31.416.630.910)
5. Repayment of principal on finance leases	35			
6. Dividends paid, profits distributed to owners	36		(7.237.328.408)	(40.121.738.942)
3. Net cash flows from financing activities	40		(40.769.328.408)	(71.538.369.852)
4. Net cash flows during the period (50 = 20+30+40)	50		(2.893.395.332)	707.684.629

1	2	3	4	5
5. Cash and cash equivalents at beginning of the period	60		6.619.633.610	5.911.948.981
6. Effect of foreign exchange differences	61			
7. Effect of reclassification of cash equivalents at the end of the period.	62			
8. Cash and cash equivalents at end of the period (70 = 50+60+61+62)	70	1	3.726.238.278	6.619.633.610

Khánh Hòa, 15 January, 2026

PREPARER

(Signature and full name)



Trần Thị Thu Hà

CHIEF ACCOUNTANT

(Signature and full name)



Hoàng Thị Hương Giang

GENERAL DIRECTOR

(Signature, full name and seal)



TỔNG GIÁM ĐỐC

Nguyễn Văn Đàm

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending 31 December, 2025

Notes to the Financial Statement (continued)

NOTES TO THE FINANCIAL STATEMENT

For the fiscal year ending 31 December, 2025

I. OPERATIONAL CHARACTERISTICS

1. Ownership Structure

Khanh Hoa Water Supply and Sewerage Joint Stock Company (hereinafter referred to as "the Company") is a joint-stock company.

2. Business operation

The Company operates in production and services.

3. Principal activities

The Company's main business activities include: Producing and supplying clean water; Constructing and installing pump stations and water supply and drainage pipelines; Designing water networks and pump station facilities; Consulting and appraising water network and pump station projects.

4. Normal production and operating cycle

The Company's normal production and operating cycle is generally within 12 months.

5. The operating characteristics of The Company in the financial year may affect the financial statements

Profit for this year has increased compared to the previous year due to a rise in net revenue from the Company's business activities, mainly water production. The Company continues to expand its water supply network within the province, which has contributed to increased revenue. Additionally, financial income has risen due to an increase in fixed-term deposits.

6. The Company's structure

As of 31 December, 2025, the Company has 1 associated company as follows:

<u>Name</u>	<u>Address</u>	<u>Voting Rights</u>	<u>Ownership</u>	<u>Interest</u>
Associated Company:				
Suoi Dau Water supply and Sewerage construction investment Joint stock Company	58 Yersin, Tay Nha Trang Ward, Khanh Hoa Province, Vietnam	30%	30%	30%

The Company's subsidiaries as of 30 September, 2025, include:

<u>Name</u>	<u>Address</u>
Xuan Phong Water Plant	Tay Nha Trang Ward – Khanh Hoa Province
Vo Canh Water Plant	Tay Nha Trang Ward – Khanh Hoa Province
Khanh Son Water Plant	Khanh Son Commune – Khanh Hoa Province
Branch of the Khanh Hoa Water Supply and Sewerage Joint Stock Company -	1B Le Hong Phong Street, Nha Trang Ward – Khanh Hoa Province

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

Drainage Construction Enterprise

7. Statement on the Comparability of Financial Statement Information

The corresponding figures for this year are comparable to those of the previous year.

8. Employees

As of the end of the 4th quarter of 2025, the Company employed 324 staff members (compared to 329 at the beginning of the year).

II. FISCAL YEAR AND ACCOUNTING CURRENCY

1. Fiscal Year

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

2. Reporting Currency

The reporting currency applied to prepare the Financial Statements is the Vietnamese Dong (VND), as most transactions are conducted in VND.

III. ACCOUNTING STANDARDS AND POLICIES APPLIED

1. Applied Accounting System

The Company applies the Vietnamese Accounting Standards and the Enterprise Accounting System issued under Circular No. 200/2014/TT-BTC dated December 22, 2014, and other guiding circulars issued by the Ministry of Finance for preparing and presenting financial statements.

2. Compliance Statement on Accounting Standards and Policies

The Board of Directors ensures compliance with the requirements of Vietnamese Accounting Standards and the Enterprise Accounting System issued under Circular No. 200/2014/TT-BTC, as well as other guiding circulars of the Ministry of Finance, in preparing and presenting financial statements.

IV. SIGNIFICANT ACCOUNTING POLICIES

1. Basis for Preparing Financial Statements

Financial statements are prepared based on the accrual basis of accounting (except for cash flow-related information).

2. Cash and Cash Equivalents

Cash includes cash on hand and demand deposits at banks. Cash equivalents are short-term investments with a maturity of no more than three months from the date of investment, which are easily convertible to a known amount of cash and carry minimal risk of change in value.

3. Financial Investments

Held-to-maturity Investments

Investments classified as held-to-maturity are those that the Company intends and is able to hold until maturity. These include term deposits at banks (including promissory notes, certificates of deposit), bonds, redeemable preference shares that the issuer is obligated to repurchase at a specific future date, and loans held to maturity with the objective of earning periodic interest income, as well as other investments intended to be held until maturity.

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

Initial recognition of held-to-maturity investments is at cost, including purchase price and transaction costs related to acquiring the investments. After initial recognition, these investments are measured at their recoverable value. Interest income earned after the date of purchase is recognized in the income statement on an accrual basis. Any interest received before the Company acquires the investments is deducted from the initial cost at the time of purchase.

When there is conclusive evidence that a portion or the entire investment may not be recoverable, and the amount of loss can be reliably determined, the loss is recognized in the financial expenses for the period and directly deducted from the value of the investment.

Investments in Associates

Associated Company

An associated company is an entity over which the Company has significant influence but does not have control over its financial and operating policies. Significant influence is the ability to participate in the financial and operating policy decisions of the investee but not control or jointly control those policies.

Initial Recognition

Investments in associated companies are initially recognized at cost, including the purchase price or contributed capital plus directly attributable investment costs. In cases where the investment is made using non-monetary assets, the cost of the investment is recorded at the fair value of the non-monetary assets at the time of the transaction.

Dividends and profits from periods prior to the acquisition of the investment are deducted from the carrying value of the investment itself. Dividends and profits from periods after the acquisition of the investment are recognized as revenue. Dividends received in the form of shares are only recorded as an increase in the number of shares, without recognizing the value of the shares received.

Provision for Investment Losses in Associated Companies

A provision for investment losses in associated companies is established when the associated company incurs losses. The provision amount is determined as the difference between the actual capital contribution of the parties to the associated company and the actual equity, multiplied by the Company's ownership ratio in the associated company's charter capital. If the associated company prepares consolidated financial statements, the provision for losses is based on the consolidated financial statements.

Adjustments to the provision for investment losses in associated companies, determined as of the financial year-end, are recognized in financial expenses.

4. Receivables

Receivables are presented at their book value, net of provisions for doubtful debts.

Receivables are classified as trade receivables and other receivables based on the following principles:

- Trade receivables represent amounts due from customers that are of a commercial nature, arising from transactions involving the purchase and sale of goods or services between the Company and independent buyers.

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

- Other receivables represent non-commercial amounts due that are unrelated to purchase or sale transactions.

Provisions for doubtful debts are established for each doubtful receivable based on the expected level of loss that may occur.

Increases or decreases in the balance of provisions for doubtful debts, as required at the end of the financial year, are recognized in administrative expenses.

5. Inventories

Inventories are recorded at the lower of cost and net realizable value (NRV).

The cost of inventories is determined as follows:

- Raw materials: Includes purchase costs and other directly related costs incurred to bring the inventory to its current location and condition.
- Work-in-progress costs: Includes the cost of primary raw materials, labor costs, and other directly related expenses.

The cost of inventory is calculated using the weighted average method and accounted for under the perpetual inventory system.

NRV is the estimated selling price of inventory in the ordinary course of business, less the estimated costs of completion and the estimated costs necessary to make the sale.

Provisions for inventory write-downs are established for each item of inventory whose cost exceeds its NRV. For unfinished services, provisions are calculated based on the specific type of service with its own pricing. Increases or decreases in the provision for inventory write-downs required at the end of the accounting period are recognized in the cost of goods sold.

6. Prepaid Expenses

Prepaid expenses include actual costs incurred that relate to the production and business activities of multiple accounting periods. The Company's prepaid expenses mainly consist of expenses for tools, equipment, and costs for repairing, renovating, and installing pipelines. These prepaid expenses are allocated over the prepaid period or the period during which the corresponding economic benefits are realized.

Tools and Equipment

Tools and equipment in use are allocated to expenses using the straight-line method over an allocation period of no more than 36 months.

Repair, Renovation, and Installation Costs for Pipelines

Costs related to the repair, renovation, and installation of pipelines are allocated to expenses using the straight-line method over an allocation period of no more than 36 months.

7. Tangible fixed assets

Tangible fixed assets are presented at cost less accumulated depreciation. The cost of tangible fixed assets includes all expenses incurred by the Company to acquire the assets up to the point they are ready for use. Post-acquisition costs are added to the cost of the fixed asset only if it is certain that these costs will increase the future economic benefits derived from using the asset. Costs that do not meet this condition are recorded as production or business expenses in the period.

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

When tangible fixed assets are sold or liquidated, their cost and accumulated depreciation are derecognized, and any resulting gain or loss is recorded as income or expense in the period.

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

<u>Type of Fixed Asset</u>	<u>Useful Life (Years)</u>
Buildings and structures	05 - 25
Machinery and equipment	03 - 08
Transportation and transmission equipment	06 - 16
Management tools and equipment	03 - 05

8. Intangible fixed assets

Intangible fixed assets are presented at cost less accumulated amortization.

The cost of intangible fixed assets includes all expenses incurred by the Company to acquire the assets up to the point they are ready for use. Post-acquisition costs related to intangible fixed assets are recorded as production or business expenses in the period unless these costs are associated with a specific intangible fixed asset and increase the economic benefits derived from it.

When intangible fixed assets are sold or liquidated, their cost and accumulated amortization are derecognized, and any resulting gain or loss is recorded as income or expense for the year.

Types of Intangible Fixed Assets:

Land Use Rights

Land use rights include all actual expenses incurred by the Company directly related to the use of the land, such as payments for acquiring land use rights, compensation costs, land clearance costs, leveling costs, and registration fees. These land use rights are amortized using the straight-line method based on the land lease term.

Computer Software Programs

Costs related to computer software programs that are not integral components of related hardware are capitalized. The cost of computer software includes all expenses incurred by the Company up to the point the software is ready for use. Computer software is amortized using the straight-line method over a period not exceeding 5 years.

9. Work-in-Progress Construction Costs

Work-in-progress construction costs reflect direct expenses (including related borrowing costs in accordance with the Company's accounting policies) incurred for assets under construction, machinery and equipment being installed for production, leasing, or management purposes, as well as costs related to ongoing repairs of fixed assets. These assets are recorded at cost and are not depreciated.

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10. Payables and Accrued Expenses

Payables and accrued expenses are recognized for amounts to be paid in the future related to goods and services already received. Accrued expenses are recognized based on reasonable estimates of the amounts to be paid.

Payables are classified as trade payables, accrued expenses, and other payables according to the following principles:

- **Trade Payables:** Represent amounts payable of a commercial nature arising from transactions involving the purchase of goods, services, or assets, with suppliers that are independent of the Company.
- **Accrued Expenses:** Reflect amounts payable for goods or services already received from suppliers or delivered to customers but not yet paid due to the absence of invoices or incomplete accounting documentation. They also include amounts payable to employees for leave wages and provisions for production and business expenses.
- **Other Payables:** Represent non-commercial amounts payable that are unrelated to the purchase, sale, or supply of goods and services.

Payables and accrued expenses are classified as short-term or long-term on the Balance Sheet based on their remaining term as of the financial year-end.

11. Science and Technology Development Fund

The Science and Technology Development Fund is established to create financial resources for the Company's science and technology activities, including:

- Providing financial support to implement science and technology research topics and projects.
- Supporting science and technology development:
 - Equipping facilities and technical infrastructure for science and technology activities.
 - Purchasing machinery and equipment to directly modernize technology for production.
 - Acquiring technology licenses, patents, utility solutions, industrial designs, scientific and technological information, documents, and related products to support science and technology activities.
 - Paying salaries, hiring experts, or contracting with scientific and technological organizations to perform science and technology activities.
 - Expenses for training science and technology personnel in accordance with legal regulations on science and technology.
 - Funding initiatives for technical improvements and production optimization.
 - Costs associated with collaborative research and development in science and technology with Vietnamese organizations and enterprises.

Fixed assets formed from the Science and Technology Development Fund are recorded as a reduction in the fund and are not subject to depreciation.

The appropriation rate for the Science and Technology Development Fund is 10% of taxable income for the year, as stipulated in the fund's charter and operating guidelines, and is recorded as an expense. If annual expenses for science and technology activities exceed the available balance in the fund, the excess amount is either recorded as an expense or allocated to subsequent years.

12. Owners' Equity

Owners' capital

Owners' capital is recognized based on the actual capital contributed by the shareholders.

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Share premium

Share premium is recognized as the difference between the issuance price and the par value of shares during the initial or additional issuance, the difference between the reissue price and the book value of treasury shares, and the equity component of convertible bonds upon maturity. Direct costs related to additional share issuance and reissuance of treasury shares are deducted from the share premium.

Owners' other capital

Other owners' capital is formed from allocations of business results, asset revaluation, and the residual value between the fair value of donated, gifted, or sponsored assets and any taxes payable (if applicable) related to these assets.

Treasury shares

When the Company repurchases its own shares, the payment, including any related transaction costs, is recorded as treasury shares and reflected as a deduction from equity. Upon reissuance, the difference between the reissue price and the book value of the treasury shares is recorded under the "Share Premium" account.

13. Profit Distribution

Profit after corporate income tax is distributed to shareholders after allocations to reserves as stipulated in the Company's Charter and legal regulations, and upon approval by the General Meeting of Shareholders (GMS).

When distributing profits to shareholders, consideration is given to non-monetary items included in undistributed post-tax profits that may affect cash flow and dividend payment capacity. These items include gains from asset revaluation used as capital contributions, gains from the revaluation of monetary items, financial instruments, and other non-monetary items.

Dividends are recognized as liabilities once approved by the GMS and upon issuance of a dividend payment resolution by the Board of Directors.

14. Revenue Recognition

Revenue from goods sold

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

- The Company has transferred the majority of risks and benefits associated with ownership of the goods to the buyer.
- The Company no longer retains control or managerial involvement over the goods as the owner.
- Revenue can be reliably measured. For contracts where the buyer has the right to return goods under specific conditions, revenue is recognized only when those conditions no longer exist, and the buyer no longer has the right to return the goods (except for cases where the buyer exchanges goods for other goods or services).
- The Company has received or will receive the economic benefits from the sales transaction.
- The costs associated with the sales transaction can be identified.

Revenue from services rendered

Revenue from providing services is recognized when all of the following conditions are satisfied:

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- Revenue can be reliably measured. For contracts where the buyer has the right to return services under specific conditions, revenue is recognized only when those conditions no longer exist, and the buyer no longer has the right to return the services provided.
- The Company has received or will receive the economic benefits from the service transaction.
- The portion of services completed by the reporting date can be determined.
- The costs incurred for the transaction and the costs required to complete the service can be identified.

For services rendered over multiple periods, revenue for the period is recognized based on the results of the completed portion of the service as of the financial year-end.

Interest Income

Interest income is recognized on a time-proportion basis using the effective interest rate for each period.

15. Revenue deductions

Revenue deductions include returns of goods and services, which are recognized as a reduction of revenue in the same period the goods or services are sold.

For goods or services sold in previous years, where returns occur in the current year, revenue is adjusted according to the following principles:

- If the return occurs before the issuance of the financial statements, it is recognized as a reduction of revenue in the financial statements for the current year.
- If the return occurs after the issuance of the financial statements, it is recognized as a reduction of revenue in the financial statements for the following year.

16. Borrowing Costs

Borrowing costs include interest expenses and other directly related costs incurred in connection with loans.

Borrowing costs are recognized as expenses when incurred. If borrowing costs are directly attributable to the acquisition, construction, or production of qualifying assets under construction that require a substantial period of time (over 12 months) to be ready for their intended use or sale, such costs are capitalized as part of the asset's value. For specific loans used for constructing fixed assets or investment properties, interest is capitalized even if the construction period is less than 12 months. Any income earned from the temporary investment of borrowed funds is deducted from the asset's original cost.

For general borrowings used partly for the construction or production of qualifying assets, the amount of borrowing costs capitalized is determined using a capitalization rate applied to the weighted average cumulative expenditure incurred for the construction or production of the asset. The capitalization rate is calculated as the weighted average interest rate of outstanding loans during the period, excluding specific loans directly attributable to the acquisition of a particular asset.

17. Expenses

Expenses are reductions in economic benefits, recognized at the time a transaction occurs or when it is reasonably certain that they will occur in the future, regardless of whether payment has been made.

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Expenses and the revenues they generate must be recognized simultaneously according to the matching principle. In cases where the matching principle conflicts with the prudence principle, expenses are recognized based on the nature of the transaction and in compliance with accounting standards to ensure a fair and truthful representation of the transaction.

18. Corporate income tax

The corporate income tax expense includes current corporate income tax and deferred corporate income tax.

Current corporate income tax

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

Deferred corporate income tax

Deferred corporate income tax is the tax payable or recoverable due to temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and their tax bases. Deferred tax liabilities are recognized for all taxable temporary differences. Deferred tax assets are recognized only to the extent that it is probable that taxable profits will be available in the future to utilize these deductible temporary differences.

The carrying amount of deferred tax assets is reviewed at the end of each accounting period and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to utilize the benefits of all or part of the deferred tax assets. Previously unrecognized deferred tax assets are reassessed at the end of each accounting period and recognized if it becomes probable that future taxable profits will be sufficient to recover these deferred tax assets.

Deferred tax assets and liabilities are measured using the tax rates expected to apply in the year when the asset is realized, or the liability is settled, based on the rates enacted or substantively enacted as of the end of the accounting period. Deferred tax is recognized in the income statement, except for cases where it relates to items directly recorded in equity, in which case it is recorded directly in equity.

Deferred tax assets and liabilities are offset when:

- The Company has a legal right to offset current tax assets against current tax liabilities; and
- Deferred tax assets and liabilities relate to corporate income tax managed by the same tax authority:
 - For the same taxable entity; or
 - The Company intends to settle current tax liabilities and assets on a net basis, or realize the assets and settle the liabilities simultaneously in each future period when significant amounts of deferred tax liabilities or assets are expected to be settled or recovered.

19. Related Parties

Parties are considered related if one party has the ability to control or significantly influence the other party's decisions regarding financial and operating policies. Parties are also deemed related if they are subject to common control or significant common influence.

In assessing the relationship between related parties, the substance of the relationship takes precedence over legal form.

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20. Segment Reporting

A business segment is a distinguishable component engaged in the production or provision of products or services, subject to risks and economic benefits different from those of other business segments.

A geographical segment is a distinguishable component engaged in the production or provision of products or services within a specific economic environment and is subject to risks and economic benefits different from those of segments operating in other economic environments.

Segment information is prepared and presented in accordance with the accounting policies applied for the preparation and presentation of the Company's financial statements

21. Financial Instruments

Financial Assets

The classification of financial assets depends on their nature and purpose, determined at the time of initial recognition. The Company's financial assets include cash and cash equivalents, trade receivables, and other receivables.

At the time of initial recognition, financial assets are recorded at cost, including transaction costs directly related to those financial assets.

Financial Liabilities

The classification of financial liabilities depends on their nature and purpose, determined at the time of initial recognition. The Company's financial liabilities include trade payables, loans, and borrowings, as well as other payables.

At the time of initial recognition, financial liabilities are recorded at cost, net of transaction costs directly related to those financial liabilities.

Equity Instruments

Equity instruments represent contracts that provide evidence of residual interest in the Company's assets after deducting all liabilities.

Offsetting Financial Instruments

Financial assets and financial liabilities are offset and presented on a net basis in the Balance Sheet only when the Company:

- Has a legal right to offset the recognized amounts; and
- Intends to settle on a net basis or realize the assets and settle the liabilities simultaneously.

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Notes to the Financial Statement (continued)**V. NOTES TO THE BALANCE SHEET**

Currency: VND

1. Cash and Cash Equivalents

	<u>Ending balance</u>	<u>Beginning balance</u>
Cash on hand	15.930.516	740.643
Demand deposits	540.385.562	3.523.921.267
Cash equivalents	3.169.922.200	3.094.971.700
Total	3.726.238.278	6.619.633.610

2. Financial Investments

The Company's financial investments include held-to-maturity investments and equity contributions to other entities. Details of the Company's financial investments are as follows:

2a. Held-to-Maturity Investments

	<u>Ending balance</u>		<u>Beginning balance</u>	
	<u>Cost</u>	<u>Carrying value</u>	<u>Cost</u>	<u>Carrying value</u>
<i>Short-term</i>				
Term deposits	120.717.309.200	120.717.309.200	99.878.796.849	99.878.796.849
Total	120.717.309.200	120.717.309.200	99.878.796.849	99.878.796.849

2b. Equity Contributions to Other Entities

	<u>Ending balance</u>		<u>Beginning balance</u>	
	<u>Cost</u>	<u>Provision</u>	<u>Cost</u>	<u>Provision</u>
Suoi Dau Water supply and Sewerage construction investment Joint stock Company ⁽ⁱ⁾	24.000.000.000	-	24.000.000.000	-
Total	24.000.000.000	-	24.000.000.000	-

- (*) According to Business Registration Certificate No. 4201574467 dated September 27, 2013, re-issued on 05 February, 2015, issued by the Khanh Hoa Department of Planning and Investment, the Company invested 24,000,000,000 VND in Suoi Dau Water supply and Sewerage construction investment Joint stock Company, equivalent to 30% of its charter capital. As of the end of the fiscal year and the beginning of the year, the Company had fully contributed the committed charter capital.

Fair value

Suoi Dau Water supply and Sewerage construction investment Joint stock Company is currently operating normally, with no significant changes compared to the previous year.

Operations of the Associated Company

Suoi Dau Water supply and Sewerage construction investment Joint stock Company is currently operating normally and has begun generating profits.

Transactions with the Associated Company

Key transactions between the Company and the associated company are as follows:

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	Accumulated	
	Ending balance	Beginning balance
Received cash dividends	1.800.000.000	1.080.000.000
Purchased water	59.265.480.000	56.322.300.000
Project construction expenses payable	-	-
Received bonuses	173.000.000	233.000.000
Revenue from material sales	-	-
Sum	61.238.480.000	57.635.300.000

3. Short-term trade receivable		
	Ending balance	Beginning balance
Receivables from water supply sales	44.467.820.950	41.617.327.926
Nha Trang City Public Utility Management Board	-	1.482.585.642
Diên Khánh Regional Land Fund Development Branch	282.712.000	-
Other receivables	48.627.000	62.736.000
Total	44.799.159.950	43.162.649.568

4. Short-term prepayments to suppliers		
	Ending balance	Beginning balance
Sao Kim International Investment Joint Stock Company	342.588.296	-
Song Thanh Phat Investment Co., Ltd.	451.073.000	-
NK Engineering Co., Ltd	558.612.000	-
TMT Trading and Construction Co., Ltd	242.175.000	209.602.000
Other suppliers	369.761.720	156.600.000
Total	1.964.210.016	366.202.000

5. Other short-term receivables				
	Ending balance		Beginning balance	
	Value	Provision	Value	Provision
Accrued interest income from term deposits	2.639.701.518	-	1.459.533.728	-
Personal income tax arrears	519.340.475	-	596.436.500	-
Advances	22.000.000	-	64.000.000	-
Short-term deposits, guarantees, and collaterals	20.000.000	-	20.000.000	-
Others	-	-	103.219.419	-
Total	3.201.041.993	-	2.243.189.647	-

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Notes to the Financial Statement (continued)**6. Doubtful debts**

	Ending balance			Beginning balance		
	Overdue Time	Cost	Recoverable Value	Overdue Time	Cost	Recoverable Value
<i>Short-term prepayments to suppliers</i>						
Catsoft Joint Stock Company	Over 10 years	53.600.000	-	Over 10 years	53.600.000	-
504 Joint Stock Company	Over 10 years	100.000.000	-	Over 10 years	100.000.000	-
Total		153.600.000	-		153.600.000	-

The changes in the short-term receivables provision are as follows:

	Ending balance	Beginning balance
Beginning balance	153.600.000	153.600.000
Additional provision allocation	-	-
Ending balance	153.600.000	153.600.000

7. Inventories

	Ending balance		Beginning balance	
	Cost	Provision	Cost	Provision
Materials and supplies	23.078.892.337	-	22.529.448.390	-
Tools stocked in warehouse	52.904.562	-	59.404.562	-
Work-in-progress production and business costs	1.341.398.951	-	1.030.672.710	-
Total	24.473.195.850	-	23.619.525.662	-

8. Prepaid expenses

	Ending balance	Beginning balance
Short-term prepaid expenses		
Allocation of short-term tools and equipment costs	-	-
Total	-	-
Long-term prepaid expenses		
Allocation of long-term tools and equipment costs	11.384.743.258	5.290.041.411
Total	11.384.743.258	5.290.041.411

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Notes to the Financial Statement (continued)

9. Tangible fixed assets

	Buildings and structures	Machinery and equipment	Transportation and transmission equipment	Management tools and equipment	Total
COST					
Beginning balance	92.751.833.963	318.477.277.649	865.190.814.563	2.726.291.868	1.279.146.218.043
-New purchases in the year	-	1.935.093.750	1.149.000.000	93.790.000	3.177.883.750
-Completed construction investments	2.101.691.666	12.673.608.890	56.785.645.147	605.669.609	72.166.615.312
-Liquidation and sales	-	(9.940.839.546)	(4.542.870.597)	-	(14.483.710.143)
-Deduction from original cost	-	-	-	-	-
Ending balance	94.853.525.629	323.145.140.743	918.582.589.113	3.425.751.477	1.340.007.006.962
<i>In which:</i>					
-Fully depreciated but still in use	42.212.968.315	203.033.410.499	359.416.656.346	2.548.028.232	607.211.063.392
-Awaiting liquidation	-	-	-	-	-
ACCUMULATED DEPRECIATION					
Beginning balance	74.754.930.682	258.581.269.678	549.226.900.769	2.482.954.552	885.046.055.681
-Depreciation during the year	3.497.968.566	20.108.618.634	66.036.521.404	374.022.120	90.017.130.724
-Liquidation and sales	-	(9.940.839.546)	(4.542.870.597)	-	(14.483.710.143)
Ending balance	78.252.899.248	268.749.048.766	610.720.551.576	2.856.976.672	960.579.476.262
NET BOOK VALUE					
Beginning balance	17.996.903.281	59.896.007.971	315.963.913.794	243.337.316	394.100.162.362
Ending balance	16.600.626.381	54.396.091.977	307.862.037.537	568.774.805	379.427.530.700

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Notes to the Financial Statement (continued)**10. Intangible fixed assets**

	Land use rights	Computer software programs	Total
COST			
Beginning balance	24.636.685.000	4.117.704.400	28.754.389.400
Increase in value	-	1.049.050.000	1.049.050.000
Decrease in value	-	(965.667.000)	(965.667.000)
Ending balance	24.636.685.000	4.201.087.400	28.837.772.400
<i>In which:</i>			
-Fully Depreciated but still in use	-	2.970.007.400	2.970.007.400
ACCUMULATED DEPRECIATION			
Beginning balance	11.829.544.546	4.011.502.524	15.841.047.070
Depreciation during the year	887.728.776	102.378.671	990.107.447
Decrease in depreciation	-	(965.667.000)	(965.667.000)
Ending balance	12.717.273.322	3.148.214.195	15.865.487.517
NET BOOK VALUE			
Beginning balance	12.807.140.454	106.201.876	12.913.342.330
Ending balance	11.919.411.678	1.052.873.205	12.972.284.883
<i>In which:</i>			
-Temporarily not in use	-	-	-
-Awaiting liquidation	-	-	-

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Notes to the Financial Statement (continued)

11. Work-in-Progress Construction Costs

	Beginning balance	Expenses incurred during the year	Transferred to fixed assets during the year	Other reductions in transfers	Ending balance
Work-in-progress construction					
- DN700-900 Pipeline: Cao Bá Quát – Cầu Lùng	470.589.467	-	-	-	470.589.467
- Investment in the construction of DN400 and DN300 water supply pipelines to replace the existing DN300 steel pipeline – Bình Tân Bridge section, Hòn Rớ Pumping Station, Nam Nha Trang Ward	-	915.550.842	-	31.715.171	883.835.671
- Replacement of the existing PAC chemical metering pump at Xuân Phong Water Treatment Plant	-	561.763.500	-	-	561.763.500
- Installation of new D160 and D110 water supply pipelines – Trảng E 2 Industrial Zone, Suối Tân, Cam Lâm	161.511.819	-	-	-	161.511.819
- Others Water Supply Pipeline Projects	1.300.012.787	67.091.530.879	56.523.489.444	9.028.862.233	2.839.191.989
Total	1.932.114.073	68.568.845.221	56.523.489.444	9.060.577.404	4.916.892.446

This note is an integral part of and should be read in conjunction with the financial statements.

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Notes to the Financial Statement (continued)**12. Short-term trade payable**

	<u>Ending balance</u>	<u>Beginning balance</u>
<i>Payables to related parties</i>		
Suoi Dau Water supply and Sewerage construction investment Joint stock Company	5.417.401.500	4.902.345.000
<i>Payables to other suppliers</i>		
Son Thanh Water supply and sewerage investment construction Joint stock Company	3.065.517.000	1.381.964.850
TNG Investment and Construction Joint Stock Company	-	2.611.974.777
DNP Holding Joint Stock Co.	2.695.867.369	-
EMIC Electrical Measuring Instrument Joint Stock Co.	1.692.792.000	-
Hawaco Southern Corporation	-	926.478.000
Bien Hoa Chemical Plant - The Branch Of South Basic Chemicals Joint Stock Co.	657.033.120	155.931.480
Minh Hoa Investment Joint Stock Co.	812.603.000	-
OMINA Industrial Automation Joint Stock Co.	1.018.768.792	-
Other suppliers	2.362.244.600	1.031.291.100
Total	<u>17.722.227.381</u>	<u>11.009.985.207</u>

The Company has no overdue trade payables that remain unpaid.

13. Short-term advances from customers

	<u>Ending balance</u>	<u>Beginning balance</u>
Land Development Center of Khanh Hoa Province	1.261.098.000	1.261.098.000
Ben Du Thuyen Hotel Joint Stock Company	319.767.000	319.767.000
Khánh Sơn District Land Fund Development Center	624.684.000	-
Other customers	317.060.000	255.945.000
Total	<u>2.522.609.000</u>	<u>1.836.810.000</u>

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Notes to the Financial Statement (continued)

14. Tax and other obligations to the State

14a. Tax and other obligations to the State

	Beginning balance		Amount paid during the year	Amount payable during the year	Ending balance	
	Receivables	Payables			Receivables	Payables
VAT on domestic sales	-	640.806.419	23.621.742.902	23.209.937.687	-	229.001.204
VAT on urban drainage fees collected and remitted	-	569.942.614	7.579.327.946	7.603.621.507	-	594.236.175
Corporate income tax	-	2.607.964.757	11.043.855.705	10.247.341.178	-	1.811.450.230
Personal income tax	-	1.506.217.500	5.230.597.860	5.100.656.835	-	1.376.276.475
Natural resource tax	-	146.435.040	1.835.030.360	1.836.012.000	-	147.416.680
Land lease fees	-	-	111.871.930	111.871.930	-	-
Business license fees	-	-	4.000.000	4.000.000	-	-
Other fees, charges, and payable amounts:	-	7.479.226.954	95.009.783.343	95.366.857.905	-	7.836.301.516
- Urban drainage fees	-	6.768.068.539	90.009.309.676	90.297.795.724	-	7.056.554.587
- Forest protection service fees	-	634.635.768	2.745.668.328	2.781.541.204	-	670.508.644
- Environment protection fees	-	76.522.647	1.056.146.443	1.088.862.081	-	109.238.285
- Water resource exploitation fees	-	-	1.198.658.896	1.198.658.896	-	-
Total	-	12.950.593.284	144.398.930.046	143.480.299.042	-	11.994.682.280

This note is an integral part of and should be read in conjunction with the financial statements.

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

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For the fiscal year ending 31 December, 2025

Notes to the Financial Statement (continued)**14b. Corporate income tax (CIT)**

The Company pays CIT for income from water production activities at a tax rate of 10%, while income from other activities is subject to a tax rate of 20%.

The CIT payable for the year is estimated as follows:

	Accumulated to 4th quarter, 2025
Total Accounting Profit Before Tax	98.551.159.429
Adjustments to Accounting Profit to Determine Taxable Income:	
- Additions	318.859.040
- Deductions	-
Taxable Income	
Corporate Income Tax Rates	20%
CIT Payable at the Standard Tax Rate	19.774.003.694
CIT adjustments due to applying a different Tax rate	(9.570.518.221)
CIT after adjustments due to applying a different Tax rate	10.203.485.473
CIT Accrued in Previous Quarters	7.433.017.225
Total Remaining CIT Payable	2.770.468.248

The determination of CIT payable is based on current tax regulations. However, these regulations are subject to change over time, and tax rules for various transactions can be interpreted differently. Therefore, the amount of tax presented in the financial statements may change following tax authority audits.

(*) The current CIT reported on the Income Statement (Code 51) includes both the actual CIT payable and CIT arrears for 2024 in accordance with the minutes issued by State Audit Office of Vietnam – Regional Office VIII (Notification No. 40/TB-KV VIII dated 09 October 2025), as well as Notification No. 1485/TB-KHH dated 03 December 2025 issued by the Khánh Hòa Provincial Tax Department, specifically as follows.

CIT payable at the standard tax rate:	10.203.485.473
Arrears for CIT for 2024	43.855.705
Total CIT Payable for the Period	10.247.341.178

14c. Resource Tax

The company is required to pay resource tax on water used for production, with a tax base of 4,000 VND/m³ and a tax rate of 1%.

14d. Land Lease and Property Tax

Land lease and property taxes are paid according to the notification from the tax authority.

14e. Other Taxes

The company declares and pays taxes in accordance with regulations.

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)**15. Short-Term Payables**

	<u>Ending balance</u>	<u>Beginning balance</u>
Expenses related to environmental protection fees for domestic wastewater	382.072.000	364.013.000
Prepaid expense used for Natural Disaster Prevention and Control Fund	100.000.000	-
Other Short-Term Payables	1.483.602.670	4.294.062.983
Total	1.965.674.670	4.658.075.983

16. Other Short-Term/ Long-Term Payables**16a. Other Short-Term Payables**

	<u>Ending balance</u>	<u>Beginning balance</u>
<i>Payables to Related Parties</i>		
Khanh Hoa Provincial People's Committee - Receipt of asset transfer	1.658.934.000	1.658.934.000
<i>Payables to Other Organizations and Individuals</i>		
Union fund	134.741.000	135.285.000
Social insurance	(106.133.392)	14.492.446
Short-term deposits, guarantees, and collateral received	5.008.285.193	4.518.285.193
Payables to Drainage Construction Enterprise	498.603.403	431.233.658
Payables to Khanh Son WaterPlant	-	5.990.854
Other short-term payables	42.285.000	-
Total	7.236.715.204	6.764.221.151

16b. Other Long-Term Payables

	<u>Ending balance</u>	<u>Beginning balance</u>
<i>Payables to Related Parties</i>		
Khanh Hoa Provincial People's Committee - Receipt of asset transfer	5.875.974.900	9.932.332.308
<i>Payables to Other Organizations and Individuals</i>		
Annual dividends payable to shareholders	-	-
Total	5.875.974.900	9.932.332.308

17. Short-Term/ Long-Term Borrowings**17a. Short-Term Borrowings**

	<u>Ending balance</u>	<u>Beginning balance</u>
Current Portion of Long-Term Borrowings (Note V.18b)		
- Khanh Hoa Development Investment Fund	14.544.000.000	25.216.000.000
- Khanh Hoa Provincial Budget	3.097.324.932	6.097.324.932
Total	17.641.324.932	31.313.324.932

17b. Long-Term Borrowings

	<u>Ending balance</u>	<u>Beginning balance</u>
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KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

	<u>Ending balance</u>	<u>Beginning balance</u>
Loan from Khanh Hoa Development Investment Fund ⁽¹⁾	104.209.146.000	93.627.146.000
Long-term loan from Khanh Hoa Provincial Budget	10.194.648.659	12.194.648.659
Total	114.403.794.659	105.821.794.659

The company is capable of repaying its long-term loans.

⁽¹⁾ Loans from Khanh Hoa Development Investment Fund

- Credit Agreement No. 09/2017/HĐTD – ĐTPT:
 - Date: 27 December, 2017
 - Loan Limit: 41.150.000.000 VND
 - Loan Term: 126 months from the first disbursement
 - Repayment Term: 120 months starting after the end of the grace period
 - Interest Rate: 8,29%/year
 - Purpose: Renovation and upgrading of the DN700 water pipeline along 23/10 Street, from Vo Canh Water Treatment Plant to Cau Dua, Nha Trang
 - Outstanding Principal Balance (as of 31 December, 2025): 6.819.000.000 VND
- Credit Agreement No. 17/2020/HĐTD – ĐTPT:
 - Date: 9 December, 2020
 - Loan Limit: 43.290.000.000 VND
 - Loan Term: 136 months from the first disbursement
 - Repayment Term: 132 months starting after the end of the grace period
 - Interest Rate: 8,29%/year
 - Purpose: Investment in the project "DN700 Water Pipeline along 23/10 Street (from Ma Vong to Cau Dua)"
 - Outstanding Principal Balance (as of 31 December, 2025): 10.302.000.000 VND
- Credit Agreement No. 03/2019/HĐTD – ĐTPT:
 - Date: 22 May, 2019
 - Loan Limit: 11.700.000.000 VND
 - Loan Term: 141 months from the first disbursement
 - Repayment Term: 139 months starting after the end of the grace period
 - Interest Rate: 8,29%/year
 - Purpose: Renovation of the To Hap Water Treatment Plant
 - Outstanding Principal Balance (as of 31 December, 2025): 2.471.000.000 VND.
- Credit Agreement No. 12/2022/HĐTD – ĐTPT:
 - Date: 6 July, 2022
 - Loan Limit: 3.787.000.000 VND
 - Loan Term: 74 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing the old DN500 and DN400 pipelines cross Ha Ra Bridge (km6+900 National Route 1C)
 - Outstanding Principal Balance (as of 31 December, 2025): 765.000.000 VND

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

- Credit Agreement No. 01/2023/HĐTD-ĐTPT
 - Date: 7 April, 2023
 - Loan Limit: 6.740.000.000 VND
 - Maximum Loan Term: 87 months from the first disbursement
 - Repayment Term: 84 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in renovating the remaining four filters in treatment cluster A (part of the Phase 2 of Vo Canh Water Treatment Plant renovation project)
 - Outstanding Principal Balance (as of 31 December, 2025): 3.449.000.000 VND

- Credit Agreement No. 02/2023/HĐTD – ĐTPT
 - Date: 27 June, 2023
 - Loan Limit: 4.655.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing the old PVC pipelines with HDPE DN150, DN100 water pipelines along Le Hong Phong Street (from Ma Vong to Phuoc Long)
 - Outstanding Principal Balance (as of 31 December, 2025): 2.187.000.000 VND

- Credit Agreement No. 03/2023/HĐTD – ĐTPT
 - Date: 27 June, 2023
 - Loan Limit: 3.583.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing the old PVC DN100, DN50 pipelines with HDPE DN100, DN50 water pipelines in the Hon Ro 1 Residential Area (from the Binh Tan Bridge intersection to Hon Ro Market)
 - Outstanding Principal Balance (as of 31 December, 2025): 1.698.000.000 VND

- Credit Agreement No. 04/2023/HĐTD – ĐTPT
 - Date: 27 June, 2023
 - Loan Limit: 2.236.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing the old PVC DN150, DN100, DN50 pipelines with HDPE DN200, DN100 water pipelines along Da Tuong Street (from Truong Sa Street intersection to Tran Phu Street intersection)
 - Outstanding Principal Balance (as of 31 December, 2025): 1.293.000.000 VND

- Credit Agreement No. 05/2023/HĐTD – ĐTPT
 - Date: 27 June, 2023
 - Loan Limit: 6.320.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

- Purpose: Investment in replacing the old PVC DN200, DN150, DN100, DN50 pipelines with HDPE DN300, DN150, DN100, DN50 water pipelines along 2/4 Street (from Nguyen Xien to Tran Quy Cap)
- Outstanding Principal Balance (as of 31 December, 2025): 3.071.000.000 VND

- Credit Agreement No. 08/2023/HĐTD – ĐTPT
- Date: 21 September, 2023
- Loan Limit: 4.390.000.000 VND
- Loan Term: 85 months from the first disbursement
- Repayment Term: 84 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE DN300, DN50 water pipelines along Nguyen Luong Bang Street (from Vinh Phuong Bridge to the intersection with National Route 1)
- Outstanding Principal Balance (as of 31 December, 2025): 2.239.000.000 VND

- Credit Agreement No. 19/2023/HĐTD – ĐTPT
- Date: 20 November, 2023
- Loan Limit: 3.586.000.000 VND
- Loan Term: 67 months from the first disbursement
- Repayment Term: 66 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing the old cast iron DN350 and PVC DN50 pipelines with DN300 and DN100 water pipelines along 23/10 Street (Dien An - Dien Khanh, right-hand side of the route)
- Outstanding Principal Balance (as of 31 December, 2025): 2.221.000.000 VND

- Credit Agreement No. 21/2023/HĐTD – ĐTPT
- Date: 20 November, 2023
- Loan Limit: 5.130.000.000 VND
- Loan Term: 85 months from the first disbursement
- Repayment Term: 84 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing the old PVC DN300 and DN100 pipelines with DN300 and DN100 water pipelines, along National Route 1 (from Dac Loc Industrial Zone to Vinh Phuong Intersection)
- Outstanding Principal Balance (as of 31 December, 2025): 2.427.146.000 VND

- Credit Agreement No. 01/2024/HĐTD – ĐTPT
- Date: 24 January, 2024
- Loan Limit: 4.430.000.000 VND
- Loan Term: 73 months from the first disbursement
- Repayment Term: 72 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing old PVC DN300, DN150, DN100 pipelines with DN300, DN150, DN100 water pipelines, along Dien Bien Phu Street (from 2/4 Street intersection to the Pham Van Dong Street intersection)
- Outstanding Principal Balance (as of 31 December, 2025): 2.019.000.000 VND

- Credit Agreement No. 02/2024/HĐTD – ĐTPT

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

Địa chỉ: 58 Yersin Street, Tay Nha Trang Ward, Khanh Hoa Province

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For the fiscal year ending December 31, 2025

Notes to the Financial Statement (continued)

- Date: 21 March, 2024
- Loan Limit: 49.000.000.000 VND
- Loan Term: 107 months from the first disbursement
- Repayment Term: 72 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in constructing the DN400 water pipeline along Vo Nguyen Giap Street and To Huu Street (from the intersection with National Route 1 Bypass to Le Hong Phong Street)
- Outstanding Principal Balance (as of 31 December, 2025): 37.104.000.000 VND

- Credit Agreement No. 20/2023/HĐTD – ĐTPT
- Date: 20 November, 2023
- Loan Limit: 3.330.000.000 VND
- Loan Term: 73 months from the first disbursement
- Repayment Term: 102 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing old PVC DN300, DN150, DN100 pipelines with DN300, DN150, DN100 water pipelines along Tran Hung Dao Street, Pasteur Street, and Le Loi Street - Loc Tho and Xuong Huan Wards, Nha Trang City (from Le Thanh Ton Street to Ngo Quyen Street)
- Outstanding Principal Balance (as of 31 December, 2025): 2.111.000.000 VND

- Credit Agreement No. 04/2024/HĐTD – ĐTPT
- Date: 26 June, 2024
- Loan Limit: 3.535.000.000 VND
- Loan Term: 73 months from the first disbursement
- Repayment Term: 72 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing old PVC DN300, DN100 pipelines with DN300, DN100 water pipelines along Hung Vuong Street, Biet Thu Street (from Le Thanh Ton Street to Biet Thu Street to Tran Phu Street)
- Outstanding Principal Balance (as of 31 December, 2025): 2.144.000.000 VND

- Credit Agreement No. 06/2024/HĐTD – ĐTPT
- Date: 26 June, 2024
- Contract Addendum No.1 dated 30 September, 2024
- Loan Limit: 1.477.000.000 VND
- Loan Term: 54 months from the first disbursement
- Repayment Term: 53 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing old PVC pipelines with DN150, DN100 water pipelines along Hoang Dieu Street (from Tran Phu Street to N7 Nguyen Tri Phuong Intersection)
- Outstanding Principal Balance (as of 31 December, 2025): 1.057.000.000 VND

- Credit Agreement No. 05/2024/HĐTD – ĐTPT
- Date: 26 June, 2024
- Contract Addendum No.1 dated 31 October, 2024
- Loan Limit: 3.710.000.000 VND
- Loan Term: 74 months from the first disbursement

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Notes to the Financial Statement (continued)

- Repayment Term: 72 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in replacing old PVC DN200, 150, 100 pipelines with DN300, 200, 100 water pipelines along Pham Van Dong Street (from outside of Thien Phuoc Restaurant to Hon Mot Bridge)
- Outstanding Principal Balance (as of 31 December, 2025): 2.865.000.000 VND

- Credit Agreement No. 20/2024/HĐTD – ĐTPT
 - Date: 06 September, 2024
 - Contract Addendum No.1 dated 31 October, 2024
 - Loan Limit: 3.340.000.000 VND
 - Loan Term: 53 months from the first disbursement
 - Repayment Term: 52 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing old PVC pipelines with DN300, 150, 100 water pipelines along National Route 1C (along Thong Nhat Street, 23/10 Street, from Cay Xang to Cho Lon Bridge)
 - Outstanding Principal Balance (as of 31 December, 2025): 2.430.000.000 VND

- Credit Agreement No. 22/2024/HĐTD – ĐTPT
 - Date: 30 October, 2024
 - Loan Limit: 3.112.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing old PVC DN200, 100, 50 pipelines with HDPE DN200, 100, 50 water pipelines in the Dong Muong Duong De area (from Ly Thai To Street to Pham Van Dong Street)
 - Outstanding Principal Balance (as of 31 December, 2025): 2.028.000.000 VND

- Credit Agreement No. 23/2024/HĐTD – ĐTPT
 - Date: 30 October, 2024
 - Loan Limit: 3.013.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in replacing old PVC pipelines with HDPE DN300, 200, 100, 50 water pipelines in the Tay Muong residential area (from Pham Van Dong Street to Trieu Quang Phuc Street and from Tran Khat Chan Street to Ly Thai To Street)
 - Outstanding Principal Balance (as of 31 December, 2025): 1.917.000.000 VND

- Credit Agreement No. 24/2024/HĐTD – ĐTPT
 - Date: 30 October, 2024
 - Loan Limit: 2.335.000.000 VND
 - Loan Term: 73 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

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Notes to the Financial Statement (continued)

- Purpose: Investment in HDPE water supply pipelines DN300, 150, 100 to replace PVC pipelines along Võ Thị Sáu Street - Vĩnh Trường Ward - Nha Trang City (Section from the Vĩnh Trường Ward booster pumping station to Chụt Mountain ring road)
- Outstanding Principal Balance (as of 31 December, 2025): 1.895.000.000 VND

- Credit Agreement No. 01/2025/HĐTD – ĐTPT
 - Date: 07 February, 2025
 - Loan Limit: 1.120.000.000 VND
 - Loan Term: 61 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in HDPE water supply pipelines DN100, 50 to replace old PVC pipelines - A-T Residential Area - Vĩnh Hải Ward - Nha Trang City (along Nguyễn Quyền, Sư Vạn Hạnh, Lương Ngọc Quyền, Thái Phiên, and Ngô Gia Khảm streets)
 - Outstanding Principal Balance (as of 31 December, 2025): 779.000.000 VND

- Credit Agreement No. 02/2025/HĐTD – ĐTPT
 - Date: 07 February, 2025
 - Loan Limit: 1.120.000.000 VND
 - Loan Term: 61 months from the first disbursement
 - Repayment Term: 72 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in HDPE water supply pipelines DN150, 100, 50 to replace existing PVC pipelines DN150, 100, 50 along Lương Định Của Street (Section from Bến Ma Bridge to Gò Phú Kiểng Bridge)
 - Outstanding Principal Balance (as of 31 December, 2025): 735.000.000 VND

- Credit Agreement No. 03/2025/HĐTD – ĐTPT
 - Date: 09 April, 2025
 - Loan Limit: 2.470.000.000 VND
 - Loan Term: 61 months from the first disbursement
 - Repayment Term: 60 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in HDPE water supply pipelines DN150, 100, 50 to replace existing PVC pipelines DN150, 100, 50 along Xuan Lac Road – Vinh Ngoc Commune – Nha Trang
 - Outstanding Principal Balance (as of 31 December, 2025): 1.712.000.000 VND

- Credit Agreement No. 04/2025/HĐTD – ĐTPT
 - Date: 09 April, 2025
 - Loan Limit: 2.020.000.000 VND
 - Loan Term: 61 months from the first disbursement
 - Repayment Term: 60 months starting after the end of the grace period
 - Interest Rate: 7,9%/year
 - Purpose: Investment in HDPE water supply pipelines DN150, 100, 50 to replace existing PVC pipelines DN150, 100, 50 – Dong Muong-Duong De Area – Vinh Hoa Ward – Nha Trang City (Along Nguyen Bac Street to Nguyen Du Street)
 - Outstanding Principal Balance (as of 31 December, 2025): 1.402.000.000 VND

- Credit Agreement No. 05/2025/HĐTD – ĐTPT

KHANH HOA WATER SUPPLY AND SEWERAGE JOINT STOCK COMPANY

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Notes to the Financial Statement (continued)

- Date: 09 April, 2025
- Loan Limit: 2.300.000.000 VND
- Loan Term: 61 months from the first disbursement
- Repayment Term: 60 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE water supply pipelines DN150, 100, 50 to replace existing PVC pipelines Tay Muong-Duong De Residential Area – Vinh Hoa Ward – Nha Trang City (From Ly Thai To Street to Trieu Quang Phuc Street and from Nguyen An Street to Tran Khat Chan Street)
- Outstanding Principal Balance (as of 31 December, 2025): 1.585.000.000 VND

- Credit Agreement No. 06/2025/HĐTD – ĐTPT
- Date: 15 April, 2025
- Loan Limit: 1.480.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE DN300, DN250, DN150, DN100 water supply pipeline to replace the existing PVC DN300, DN150, DN100 pipeline on Tran Phu Street – Loc Tho Ward – Nha Trang City – Km18+460P to Km19+351P (from Nguyen Thi Minh Khai Street to Alley 86 Tran Phu)
- Outstanding Principal Balance (as of 31 December, 2025): 1.182.000.000 VND

- Credit Agreement No. 14/2025/HĐTD – ĐTPT
- Date: 02 June, 2025
- Loan Limit: 2.600.000.000 VND
- Loan Term: 42 months from the first disbursement
- Repayment Term: 40 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE DN300, DN50 water supply pipeline to replace the existing PVC DN300, DN50 pipeline – Nguyen Luong Bang Street – Vinh Phuong Commune – Nha Trang City (from Vinh Phuong Bridge to National Highway 1 – upstream section)
- Outstanding Principal Balance (as of 31 December, 2025): 1.946.000.000 VND

- Credit Agreement No. 16/2025/HĐTD – ĐTPT
- Date: 03 July, 2025
- Loan Limit: 3.528.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in clean water Supply System at Sông Cầu Commune
- Outstanding Principal Balance (as of 31 December, 2025): 2.820.000.000 VND

- Credit Agreement No. 17/2025/HĐTD – ĐTPT
- Date: 03 July, 2025
- Loan Limit: 3.907.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year

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- Purpose: Investment in the replacement of HDPE DN300, 100 water supply pipelines to replace the existing PVC DN300, 100 pipelines along Trần Quý Cáp Street, Lạc Long Quân Street and National Highway 1, the section from Phan Bội Châu Street – Lũng Bridge, Diên Khánh District, Khánh Hòa Province.
- Outstanding Principal Balance (as of 31 December, 2025): 3.321.000.000 VND
- Credit Agreement No. 20/2025/HĐTD – ĐTP
- Date: 03 July, 2025
- Loan Limit: 2.543.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in the construction of HDPE DN300, 50 water supply pipelines on Trần Quý Cáp Street and Hà Huy Tập Street, the section from Phan Bội Châu Street junction – Đồng Khởi Street junction section, Diên Khánh District, Khánh Hòa Province.
- Outstanding Principal Balance (as of 31 December, 2025): 2.094.000.000 VND
- Credit Agreement No. 21/2025/HĐTD – ĐTP
- Date: 25 August, 2025
- Loan Limit: 1.246.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in an HDPE DN300 water supply pipeline along Provincial Road 3 and Nguyễn Tất Thành Boulevard, Phước Lợi Hamlet, Phước Đồng Commune, Nha Trang City (Phước Đồng driving licence training ground – Ánh Sáng Seafood Co., Ltd. section)
- Outstanding Principal Balance (as of 31 December, 2025): 1.081.000.000 VND
- Credit Agreement No. 22/2025/HĐTD – ĐTP
- Date: 18 September, 2025
- Loan Limit: 1.189.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE DN300, 150, 100, 50 water supply pipelines replacing existing PVC pipelines along Nguyễn Đức Cảnh and Lương Thế Vinh Streets, Phước Long Ward (from Nguyễn Đức Cảnh–Lý Nam Đế junction to Lương Thế Vinh–Dã Tượng junction)
- Outstanding Principal Balance (as of 31 December, 2025): 1.054.000.000 VND
- Credit Agreement No. 23/2025/HĐTD – ĐTP
- Date: 24 October, 2025
- Loan Limit: 3.260.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in HDPE DN400, 300, 100 water supply pipelines replacing existing PVC DN200, 150, 100 pipelines along Trần Phú Street, Nha Trang Ward (from Alley 86 Trần Phú to Dã Tượng Street).
- Outstanding Principal Balance (as of 31 December, 2025): 3.260.000.000 VND

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- Credit Agreement No. 24/2025/HĐTD – ĐTPT
- Date: 24 October, 2025
- Loan Limit: 1.544.000.000 VND
- Loan Term: 60 months from the first disbursement
- Repayment Term: 59 months starting after the end of the grace period
- Interest Rate: 7,9%/year
- Purpose: Investment in a clean water supply system serving Tân Xương 2 Hamlet and the Suối Dầu Commune resettlement area (former Suối Cát Commune)
- Outstanding Principal Balance (as of 31 December, 2025): 1.280.000.000 VND

18. Bonus and Welfare Funds

	Beginning balance	Increase due to allocation from profits	Awards received	Fund disbursement during the year	Ending balance
Bonus fund	4.913.229.000	7.586.109.112	35.100.000	12.313.913.000	220.525.112
Welfare fund	1.737.385.784	4.500.000.000	3.000.000	3.893.549.312	2.346.836.472
Reward fund for Management and Executive	3.000	386.700.000	-	386.703.000	-
Total	6.650.617.784	12.472.809.112	38.100.000	16.594.165.312	2.567.361.584

19. Science and Technology Development Fund

	Science and Technology Development Fund	The science and technology development fund has been used to form fixed assets	Total
Beginning balance	2.139.386.077	3.265.626.331	5.405.012.408
Provision for the year	-	-	-
Investment in fix assets	(955.744.609)	955.744.609	-
Depreciation of fixed assets	-	931.961.912	931.961.912
Ending balance	1.183.641.468	3.289.409.028	4.473.050.496

20. Owners' Equity**20a. Details of Owners' Capital**

	Ending balance	Beginning balance
Khanh Hoa Provincial People's Committee	145.860.000.000	145.860.000.000
REE Water	125.505.600.000	125.505.600.000
Other shareholders	14.634.360.000	14.634.360.000
Total	285.999.960.000	285.999.960.000

Based on Resolution 13/NQ-HĐ.ĐCĐ of the 2022 Annual General Meeting of Shareholders on April 25, 2022, with the approval of the State Securities Commission of Vietnam (Document No. 5945/UBCK-QLCB dated September 6, 2022), the Company increased its charter capital from 260,000,000,000 VND to 285,999,960,000 VND.

20b. Shares

	Ending balance	Beginning balance
Number of shares registered for issuance	28.599.996	28.599.996

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	<u>Ending balance</u>	<u>Beginning balance</u>
Number of shares sold to the public	28.599.996	28.599.996
Number of shares repurchased	-	-
Number of shares outstanding	28.599.996	28.599.996

All shares are common shares. The par value of outstanding shares is 10,000 VND.

20c. Profit Distribution

During the year, the Company distributed the 2024 profit in accordance with the Resolution of the 2025 Annual General Meeting of Shareholders, No. 02/NQ-ĐHĐCĐ, dated April 18, 2025, as follows:

	<u>Amount (VND)</u>
• Development investment fund	: 26.150.000.000
• Bonus fund	: 7.586.109.112
• Welfare fund	: 4.500.000.000
• Reward fund for the Board of Directors, Board of Supervisors, and Board of Management	: 386.700.000
• Dividends	: 48.619.993.200

VI. ADDITIONAL NOTES TO THE INCOME STATEMENT**21. Gross revenue from sale of goods and rendering of services****21a. Gross revenue**

	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Sale of clean water production	106.507.454.499	99.782.844.301
Sale of construction activities	1.849.253.151	7.125.596.173
Sale of survey and design services	82.611.236	53.140.149
Sale of environmental protection fees	29.841.918	25.262.375
Other sales (e.g., material sales, etc.)	-	10.185.186
Total	108.469.160.804	106.997.028.184

21b. Gross revenue from sale of goods and rendering of services rendered with related parties

The Company has not incurred any sales or service provision transactions with related parties.

22. Revenue deductions

	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Sales refunded from construction activities	9.618.902	6.293.291
Sales refunded from survey and design services	-	174.363
Total	9.618.902	6.467.654

23. Cost of sales

	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Cost of clean water production and supply	77.781.959.596	75.380.072.624
Cost of construction activities	1.656.653.244	5.478.921.256
Cost of survey and design services	73.818.681	-
Cost of environmental protection fees	29.841.950	25.262.300

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	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Other costs (e.g., material sales, etc.)	-	-
Total	79.542.273.471	80.884.256.180
24. Financial income	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Interest income	1.183.598.423	1.599.034.311
Dividends and profit sharing	720.000.000	1.080.000.000
Total	1.903.598.423	2.679.034.311
25. Financial expenses	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Interest expenses	2.340.230.971	2.083.948.007
Accrued interest income from projects funded by The State Budget	(2.023.725.065)	1.963.859.000
Total	316.505.906	120.089.007
26. Selling expenses	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Cost of materials and packaging	-	150.000.000
Total	-	150.000.000
27. General and administration expenses	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Employee expenses	1.447.762.531	1.598.515.949
Office supplies expenses	6.450.000	303.924.516
Administrative material costs	221.980.554	-
Depreciation of fixed assets	123.546.120	45.431.763
Taxes and fees	-	-
Outsourced service expenses	1.187.812.398	648.698.825
Other expenses	842.816.978	1.190.263.443
Total	3.830.368.581	3.786.834.496
28. Other incomes	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Income from drainage and environmental protection fees	1.152.634.087	1.102.433.157
Income from asset liquidation and inventory sales	134.312.763	146.339.613
Other Income	252.631.899	171.502.808
Total	1.539.578.749	1.420.275.578
29. Other expenses	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Assisting expenses for collecting Environmental Protection fee and Urban Drainage fee	1.152.890.670	1.102.833.330

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	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Compensation and penalty expenses	11.563.924	4.536
Other expenses	329.397.633	514.548.008
Total	1.493.852.227	1.617.385.874

30. Production cost by nature

	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Materials and consumables expenses	36.565.058.378	39.937.261.242
Labor costs	14.784.141.892	13.868.341.603
Depreciation of fixed assets	23.184.319.127	21.760.021.548
Outsourced service expenses	3.405.089.753	2.864.062.961
Other expenses	1.573.822.371	2.429.306.526
Total	79.512.431.521	80.858.993.880

VII. OTHER INFORMATIONS**1. Related party transactions and balances**

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

1a. Transactions and Balances with Key Management Personnel and Individuals Related to Key Management Personnel

Key management personnel include members of the Board of Directors and members of the Board of Management (Board of General Directors). Individuals related to key management personnel are immediate family members of key management personnel.

Transactions with Key Management Personnel and Individuals Related to Key Management Personnel

The Company has not incurred any sales, service provision, or other transactions with key management personnel or individuals related to key management personnel.

Liabilities with key management personnel and individuals related to key management personnel.

The Company has no liabilities with key management personnel or individuals related to key management personnel.

1b. Other related party transactions and balances

Other related parties to the Company include:

<u>Related party</u>	<u>Relationship</u>
Khanh Hoa Provincial People's Committee	Shareholder owning 51% of the charter capital.
REE Water	Shareholder owning 43.88% of the charter capital.
Suoi Dau Water supply and Sewerage construction investment Joint stock Company	Associated companies

Other related party transactions

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Notes to the Financial Statement (continued)

In addition to transactions with associated companies presented in Note V.2b, the Company also engaged in other transactions with other related parties as follows:

	Accumulated	
	Ending balance	Beginning balance
<i>Khanh Hoa Provincial People's Committee</i>		
Dividends payable	24.796.197.474	18.057.468.000
Asset transfer received	(1.658.934.000)	-
The Company made payments related to the receipt of transferred assets.	-	-
<i>REE Water</i>		
Dividends payable	21.335.952.000	15.537.593.280
Remuneration and bonus expenses for the Board of Supervisors and the Board of Directors.	249.259.000	284.588.000

Liabilities with other related parties

Liabilities with other related parties are presented in Notes V.12 and V.16a,b.

Receivables from other related parties are unsecured and will be settled in cash. No provision for doubtful debts has been made for receivables from other related parties.

2. Segment Information

Segment information is presented by business sector and geographical area. The primary segment report is based on business sectors, reflecting the Company's business activities.

2a. Business Sector Information

The primary segment report is based on business sectors for the Company's operations. During the year, the Company's business activities primarily focused on the following sectors: clean water production, construction activities, survey and design services, and material sales. The segment income statement reflects the results of these business sectors for the year as follows:

	Quarter IV/2025	Quarter IV/2024
Clean water production activities		
Sale of clean water production	106.507.454.499	99.782.844.301
Sale of environmental protection fees	29.841.918	25.262.375
Cost of clean water production and supply	77.781.959.596	75.380.072.624
Cost of environmental protection fees	29.841.950	25.262.300
Gross profit	28.725.494.871	24.402.771.752
	Quarter IV/2025	Quarter IV/2024
Construction activities		
Revenue	1.849.253.151	7.125.596.173
Sales discounts	9.618.902	6.293.291
Cost	1.656.653.244	5.478.921.256
Gross profit	182.981.005	1.640.381.626
	Quarter IV/2025	Quarter IV/2024
Survey and design services		
Revenue	82.611.236	53.140.149
Sales discounts	-	174.363

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	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Cost	73.818.681	-
Gross profit	<u>8.792.555</u>	<u>52.965.786</u>
	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Other activities (material sales ...)		
Revenue	-	10.185.186
Cost	-	-
Gross profit	<u>-</u>	<u>10.185.186</u>
	<u>Quarter IV/2025</u>	<u>Quarter IV/2024</u>
Total Gross profit	<u>28.917.268.431</u>	<u>26.106.304.350</u>

The Company does not prepare segment reports for the indicators on the Balance Sheet due to insufficient information for segmentation.

2b. Geographical area Information

All of the Company's activities are conducted within the territory of Vietnam.



Tran Thi Thu Ha
General Accountant



Hoang Thi Huong Giang
Chief Accountant



Khanh Hoa, 15 January, 2026

Nguyen Van Dam
General Director