

No.: 40 /TCT-B.TCKT

Re: Explanation for the more than 10% change in after-tax profit in Q4/2025 compared to the same period in 2024, and the loss reported in the separate and consolidated financial statements.

Hanoi, 29 January 2026

To: State Securities Commission
HANOI STOCK EXCHANGE

I. Information about the entity disclosing information:

1. Company name: Hanoi Trading Corporation – Joint Stock Company
2. Securities code: HTM
3. Head office address: 38-40 Le Thai To, Hoan Kiem Ward, Hanoi
4. Phone: 0243 9285938. Website: www.haprogroup.vn

II. Disclosure contents:

Hanoi Trade Corporation – Joint Stock Company would like to provide an explanation for the more than 10% fluctuation in after-tax profit in Q4/2025 compared to the same period in 2024, as well as the loss recorded in the separate and consolidated financial statements for Q4/2025, as follows:

Indicator	Q4/2025	Q4/2024	Difference	
			Amount	Ratio
After-tax profit on consolidated FS	(17.697.869.789)	(6.176.394.943)	11.521.474.846	Increased loss
After-tax profit on separate FS	(11.799.365.926)	(5.243.650.181)	6.555.715.745	Increased loss

1. The corporate income tax after-tax profit in the separate financial statements for Q4/2025 recorded an increased loss compared to the same period in 2024, and the after-tax profit for Q4/2025 in the separate financial statements incurred a loss, mainly due to negative political impacts in Western countries, resulting in the Corporation's core business activities not yet recovering. Export activities were suspended due to political instability and pandemics; retail activities, service business operations, and commercial infrastructure exploitation have also not yet recovered.

2. The corporate income tax after-tax profit in the consolidated financial statements for Q4/2025 recorded an increased loss compared to the same period in 2024, and the after-tax profit for Q4/2025 in the consolidated financial statements incurred a loss, mainly because the production and business activities of the subsidiaries were severely affected by adverse political impacts in Western countries.

We hereby certify that the disclosed information is true and we assume full responsibility before the law for the accuracy and completeness of the disclosed contents.

Sincerely,

Recipients:

- As above;
- Chairman of the Board of Directors;
- Members of the Board of Directors;
- Board of Supervisors;
- Executive Board;
- Filed: Office, Finance and Accounting Department.

(for
reporting)

GENERAL DIRECTOR
THƯƠNG MẠI HÀ NỘI
CÔNG TY CỔ PHẦN
ĐƯƠNG THỊ LAM

