

No. **0353** /2026/CV-TCKT

Hanoi, April 20, 2026

Re: ~~Explanation~~ of profits in the first quarter of
2026 decreased by more than 10% compared
to the first quarter of 2025

To: - State Securities Commission of Vietnam
- Hanoi Stock Exchange

Construction Joint Stock Company No. 1 would like to explain to the State Securities Commission and Hanoi Stock Exchange that the profit in the first quarter of 2026 decreased by more than 10% compared to the first quarter of 2025 as follows:

Unit: VND

Content	Quarter I/2025	Quarter I/2026	Difference	Rate
Net revenue	89.012.470.508	134.630.199.042	45.617.728.534	51%
Capital price	82.651.991.173	128.539.025.819	45.887.034.646	56%
Financial revenue	35.863.382	844.212.218	808.348.836	2254%
Financial costs	2.594.066.928	2.486.987.932	-107.078.996	-4%
Business management cost	2.526.314.587	3.545.314.468	1.018.999.881	40%
Other costs	109.754.287	17.483.361	-92.270.926	-84%
Profit before tax	1.166.206.915	885.599.680	-280.607.235	-24%
Profit after tax	625.700.741	523.858.096	-101.842.645	-16%


Financial income increased by 2,254% compared to the first quarter of 2025, while financial expenses decreased by 4% and other expenses decreased by 84%. These were the key factors contributing to the increase in profit during the period.

However, factors adversely affecting profit included a 56% increase in cost of goods sold while revenue increased by only 51%, and a 40% increase in administrative expenses, mainly due to an increase in the salary fund in line with revenue growth.

Overall, the factors contributing to the decrease in profit outweighed those contributing to the increase in profit during the period.

As a result, profit after tax in the first quarter of 2026 decreased by more than 10% compared to the first quarter of 2025.

Sincerely!

Recipient: 
- As recipient;
- Archived.

GENERAL DIRECTOR

TỔNG GIÁM ĐỐC
Hoàng Văn Trình