

**IDJ Viet Nam Investment
Joint Stock Company**

No: 58 /2026-IDJ

THE SOCIALIST REPUBLIC OF VIET NAM
Independence – Freedom – Happiness

Ha Noi, April 29, 2026

**To: The State Securities Commission of Viet Nam
Ha Noi Stock Exchange**

1. **Name of organization:** IDJ Viet Nam Investment Joint Stock Company
2. **Stock code:** IDJ
3. **Address:** 3rd Floor, Grand Plaza Shopping mall, 117 Tran Duy Hung, Yen Hoa, Ha Noi
4. **Telephone:** 024.35558999 Fax: 024.35558990
5. **Authorized person to disclose information:** Nguyen Manh Cuong
6. **Content of information disclosure:**

6.1. The financial report for the quarter 1/2026 ending on March 31, 2026 of IDJ Vietnam Investment Joint Stock Company was prepared on April 29, 2026, including: Statement of financial position, income statement, cash flow statement, and notes to the financial statements.

6.2. Explanation of the Q1/2026 Business Performance Report showing a change of more than 10%, with profit shifting from a gain to a loss compared to the same period:

- Net profit after corporate income tax for Q1 2026 decreased by more than 10% compared to the same period last year. The decline was mainly attributable to adverse conditions in the real estate market during Q1 2026, which negatively affected sales activities and related expenses. These factors were the primary causes of the decrease in net profit after corporate income tax for Q1 2026 compared to the corresponding period.
- The after-tax profit for Q1 2026 shifted from a profit to a loss compared to the same period last year. This was due to the negative impacts on the real estate market in Q1 2026, resulting in a significant decrease in sales revenue, accompanied by a decrease in the cost of goods sold and related expenses. This is the main reason for the shift in after-tax profit for Q1 2026 from a profit to a loss compared to the same period.

7. **Website address posting full financial reports:** <http://idjf.vn>

We hereby commit that the information published above is true and we are fully responsible before the law for the content of the published information.

Recipients:

- As above
- Archived: BOD office

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INFORMATION**



TỔNG GIÁM ĐỐC
Nguyễn Mạnh Cường