

DIC – DONG TIEN JOINT STOCK COMPANY

Số/No.: 1903/2025/BCTC

SOCIALIST REPUBLIC OF VIETNAM

Independence - Freedom - Happiness

Dong Nai, Date 19 April 2025

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: HaNoi Stock Exchange

In accordance with the provisions of Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance, providing guidelines for information disclosure in the securities market, DIC - Dong Tien Joint Stock Company hereby discloses its financial statements (F/S) for the first quarter of 2025 to the Hanoi Stock Exchange as follows:

1. Organization name: DIC – DONG TIEN JOINT STOCK COMPANY

- Securities symbol: DID
- Address: 17 Lot, Street No.25B, Nhon Trach 2 IZ, Dong Nai.
- Tel: 0909006400 Fax:
- Email: yen.th.st@tgn.vn Website: dicdongtien.vn

2. Content of information disclosure:

- Financial Statements for the first quarter of 2025
 - ☒ Separate Financial Statements (for listed organizations without subsidiaries and superior accounting units with affiliated units);
 - ☐ Consolidated Financial Statements (For listed organizations with subsidiaries);
 - ☐ Aggregated Financial Statements (For listed organizations with accounting units directly under their separate accounting system).

- Cases that must explain the reasons:

+ The auditing organization issues an opinion that is not an unqualified opinion regarding the financial statements (for financial statements that have been reviewed/audited):

☐ Yes ☐ No

The explanatory document in cases of say yes:

☐ Yes ☐ No

+ The after-tax profit in the reporting period has a discrepancy of 5% or more before and after the audit, changing from a loss to a profit or vice versa (for the audited financial statements of 2024):

☐ Yes ☐ No

The explanatory document in cases of say yes:

☐ Yes ☐ No

+ The after-tax profit from corporate income tax in the income statement of the reporting period changes by 10% or more compared to the same period in the previous year:

☒ Yes ☐ No

The explanatory document in cases of say yes:

☒ Yes ☐ No



+ The after-tax profit in the reporting period shows a loss, changing from a profit in the same period of the previous year to a loss in this period, or vice versa:

☐ Yes

☐ No

The explanatory document in cases of say yes :

☐ Yes

☐ No

This information has been disclosed on the company's website on the date: 19./04/2025 at the following link: <http://dicdongtien.vn/Shareholder.html>

DIC – DONG TIEN JOINT STOCK COMPANY

General Director

Attached documents:

- Financial statements for the first quarter of 2025
- Explanations Relating To the financial statements



Huynh Trung Hieu



BALANCE SHEET

As at 31 March 2025

Unit: VND

Item	Code	Description	Closing balance	Opening balance
1	2	3	4	5
A. CURRENT ASSETS (100 = 110 + 120 + 130 + 140 + 150)	100		222,418,903,441	161,982,384,873
I. Cash and cash equivalent	110		471,706,598	180,645,368
1. Cash	111		471,706,598	180,645,368
2. Cash equivalents	112		-	-
III. Short - term receivables	130		165,840,756,284	109,160,481,250
1. Trade receivables	131		183,530,576,546	126,184,399,180
2. Advance to suppliers	132		711,817,885	1,374,602,952
3. Other short-term receivables	136		134,013,310	137,130,575
4. Provision for doubtful debts (*)	137		(18,535,651,457)	(18,535,651,457)
5. Shortage of assets awaiting resolution	139		-	-
IV. Inventories	140		54,252,591,792	52,606,233,720
1. Inventories	141		54,252,591,792	52,606,233,720
2. Provision for decline in inventory (*)	149		-	-
V. Current assets	150		1,853,848,767	35,024,535
1. Short-term prepaid expenses	151		1,828,548,254	2,792,969
2. VAT deducted	152		-	-
3. Taxes and payable to state budget	153		25,300,513	32,231,566
B. FIXED ASSETS & LONG-TERM INVESTMENTS (200 = 210 + 220 + 240 + 250 + 260)	200		222,521,458,600	229,473,670,146
II. Fixed assets	220		180,503,032,239	187,395,362,691
1. Tangible fixed assets	221		180,503,032,239	187,395,362,691
- Original cost	222		354,822,458,811	354,822,458,811
- Accumulated depreciation (*)	223		(174,319,426,572)	(167,427,096,120)
3. Intangible fixed assets	227		-	-
- Original cost	228		36,337,500	36,337,500
- Accumulated depreciation (*)	229		(36,337,500)	(36,337,500)
IV. Long-term asset in progress	240		41,363,496,851	41,363,496,851
1. Long-term business costs in progress	241		41,271,911,851	41,271,911,851
2. Long-term construction costs in progress	242		91,585,000	91,585,000
V. Long- term financial Investments	250		80,738,079	80,738,079
1. Cash for long-term stock	253		151,500,000	151,500,000
2. Long-term allowance for financial investment(*)	254		(70,761,921)	(70,761,921)
VI. Other long-term assets	260		574,191,431	634,072,525
1. Long-term Prepaid expense	261		574,191,431	634,072,525
TOTAL ASSETS (270 = 100 + 200)	270		444,940,362,041	391,456,055,019



C. PAYABLE DEBTS (300= 310 + 330)	300		259,960,564,988	206,882,681,505
I. Short-term liability	310		207,902,071,187	151,779,622,195
1. Short-term payable to supplier	311		141,998,646,743	83,491,308,573
2. Short-term advances from customers	312		323,702,028	1,193,586,416
3. Taxes and payable to state budget	313		181,613,203	507,680,555
4. Payable to employees	314		296,974,791	151,211,012
5. Other short-term payable items	319		1,802,155,734	1,780,465,984
6. Short-term borrowings and finance lease liabilities	320		63,243,609,033	64,600,000,000
7. Bonus & welfare funds	322		55,369,655	55,369,655
II. Long-term liability	330		52,058,493,801	55,103,059,310
1. Trade payables	331		30,000,000,000	33,044,565,509
2. Intercompany long-term payables	332		-	-
3. Other long-term payables	333		-	-
4. Intra-company payables for operating capital received	334		-	-
5. Intra-company long-term payables	335		-	-
6. Long-term unearned revenue	336		-	-
7. Other long-term payables	337		18,558,493,801	18,558,493,801
8. Long -term Financial loan and leasing liabilities	338		3,500,000,000	3,500,000,000
D. CAPITAL (400 = 410 + 430)	400		184,979,797,053	184,573,373,514
I. Capital	410		184,979,797,053	184,573,373,514
1. Contributed legal capital	411		156,225,520,000	156,225,520,000
- Ordinary shares with voting rights	411a		156,225,520,000	156,225,520,000
2. Share premium	412		7,176,000,000	7,176,000,000
8. Investment & development funds	418		1,126,570,906	1,126,570,906
4. Undistributed earnings	421		20,451,706,147	20,045,282,608
- Undistributed earnings at the end of the previous period	421a		20,045,282,608	18,673,309,127
- This period undistributed earnings	421b		406,423,539	1,371,973,481
II. Other sources and funds	430		-	-
TOTAL LIABILITIES AND OWNERS' EQUITY (440 = 300 + 400)	440		444,940,362,041	391,456,055,019

Prepared by


Tran Thi Truc Lan

Chief Accountant


Tran Thi Truc Lan


Nhon Trach, date 31 March 2025
General Director
Huynh Trung Hieu

DIC - DONG TIEN JOINT STOCK COMPANY

17 Lot, Nhon Trach 2 IZ, Provincial Road 25B, Phu Hoi Commune, Nhon Trach District, Dong Nai Province

Mẫu số B02-DN (Form no: B02-DN)

Issued together with Circular No. 200/2014/TT-BTC dated 22/12/2014 of the Ministry of Finance

INCOME STATEMENT

First quarter of 2025

Unit: VND

Item	Code	Description	Quarter 1		Cumulative from the beginning of the year to the end of this quarter	
			Current year	Previous year	Current year	Previous year
1. Gross Sales	01	VI.24	106,361,325,233	36,719,186,813	106,361,325,233	36,719,186,813
2. Less deductions	02		-	-	-	-
3. Net sales (10 = 01 - 02)	10		106,361,325,233	36,719,186,813	106,361,325,233	36,719,186,813
4. Cost of sales	11	VI.25	104,117,551,032	33,287,908,922	104,117,551,032	33,287,908,922
5. Gross profit/ (loss) (20 = 10 - 11)	20		2,243,774,201	3,431,277,891	2,243,774,201	3,431,277,891
6. Financial activities income	21	VI.26	458,001	8,433,481	458,001	8,433,481
7. Financial activities expenses	22	VI.27	1,105,033,809	1,376,267,097	1,105,033,809	1,376,267,097
- In which: Loan interest expenses	23		1,105,033,809	1,376,267,097	1,105,033,809	1,376,267,097
8. Selling expenses	25		15,898,274	31,500,000	15,898,274	31,500,000
9. General & administration expenses	26		724,099,553	1,996,845,590	724,099,553	1,996,845,590
10. Operating profit/(loss) (30 = 20 + (21 - 22) - 25 - 26)	30		399,200,566	35,098,685	399,200,566	35,098,685
11. Other income	31		7,222,973	98,249,718	7,222,973	98,249,718
12. Other expenses	32		-	86,422	-	86,422
13. Other profit/(loss) (40 = 31 - 32)	40		7,222,973	98,163,296	7,222,973	98,163,296
14. Profit/(loss) before tax (50 = 30 + 40)	50		406,423,539	133,261,981	406,423,539	133,261,981
15. Current business income tax charge	51	VI.28	-	26,652,396	-	26,652,396
17. Profit/(loss) after tax (60 = 50 - 51 - 52)	60		406,423,539	106,609,585	406,423,539	106,609,585
18. Earning per share (*)	70		26	7	26	7
19. Diluted Earnings per Share	71					

Prepared by

Tran Thi Truc Lan

Chief Accountant

Tran Thi Truc Lan

Nhon Trach, date 31 March 2025

General Director




Huynh Trung Hieu

CASH FLOW STATEMENT*(Direct Method) (*)**First quarter of 2025*

Unit: VND

Item	Code	Description	Cumulative from the beginning of the year to the end of this quarter (2025)	Cumulative from the beginning of the year to the end of this quarter (2024)
A	B	C	1	2
I. Cash flows from operating activities				
1. Gains from sales of goods and service provisions and other gains	01		57,282,980,424	74,484,336,520
2. Payments to suppliers	02		(54,005,326,630)	(53,566,086,320)
3. Payments to employees	03		(415,738,462)	(623,408,157)
4. Loan interests already paid	04		(1,105,033,809)	(1,376,267,097)
5. Payments for corporate income tax	05		(351,685,485)	(113,599,474)
6. Other gains	06		837,646,420	16,188,355
7. Other disbursements	07		(544,922,336)	(2,242,017,578)
Net cash flows from operating activities	20		1,697,920,122	16,579,146,249
II. Cash flows from investing activities				
1. Purchases and construction of fixed assets and other long-term assets	21		(50,925,926)	
2. Gains from disposal and liquidation of fixed assets and other long-term assets	22		-	
3. Loans given and purchases of debt instruments of other entities	23		-	
7. Receipts of loans given, dividends and profit shared	27		458,001	8,433,481
Net cash flows from investing activities	30		(50,467,925)	8,433,481
III. Cash flows from financing activities				
1. Gains from stock issuance and capital contributions from shareholders	31		-	
2. Repayments of capital contributions to owners and repurchases of stocks already issued	32		-	
3. Short-term and long-term loans received	33		47,354,229,593	42,310,087,571
4. Loan principal amounts repaid	34		(48,710,620,560)	(60,334,203,552)
5. Dividends and profit shared to the owners	36		-	
Net cash flows from financing activities	40		(1,356,390,967)	(18,024,115,981)
Net cash flows during the period (50 = 20 + 30 + 40)	50		291,061,230	(1,436,536,251)
Beginning cash and cash equivalents	60		180,645,368	3,347,673,111
Effects of fluctuations in foreign exchange rates	61			
Ending cash and cash equivalents (70 = 50 + 60 + 61)	70	V.11	471,706,598	1,911,136,860

Prepared by


Tran Thi Truc Lan

Chief Accountant


Tran Thi Truc Lan

Nhon Trach, date 31 March 2025

General Director



Huỳnh Trung Hiếu

NOTES TO THE FINANCIAL STATEMENTS

I. ENTERPRISE INFORMATION

Form of ownership

DIC – Dong Tien Joint Stock Company was established under Business Registration Certificate No. 4703000145 issued by the Department of Planning and Investment of Dong Nai Province on August 3, 2004, with the 11th amendment on January 12, 2023, under the enterprise code 3600692809.

The Company's headquarters is located at Lot 17, 25B Street, Nhon Trach 2 Industrial Zone, Nhon Trach District, Dong Nai Province.

The Company's current charter capital is 156.225.520,000 VND, divided into 15.622.552 equal shares, with a par value of 10,000 VND per share.

Total employees of the Company as at March 31, 2025, were 12 people

The Company has listed all of its shares on the Hanoi Stock Exchange under the ticker symbol DID.

Principal activities

- Land leveling;
- Construction of civil, industrial, transportation, irrigation, and water supply and drainage works;
- Installation of equipment for construction projects;
- Production of concrete and other products from cement and mortar;
- Trading in construction materials, indoor water supply equipment, heating equipment and spare parts, electrical system equipment and tools, air conditioning equipment, sanitary equipment, steel structures, construction iron and steel, metal pipes, sheets and steel plates, metal wires, aluminum frames, copper frames, wood (from legal sources), hardware, and construction machinery and equipment;
- Real estate business;
- Real estate brokerage and auction;
- Investment in the construction of urban areas and industrial zones;
- Buying, selling, leasing, and repairing specialized vehicles and construction machinery and equipment.

II. ACCOUNTING PERIOD AND CURRENCY

1. Fiscal year

The company's fiscal year is from 1 January to 31 December annually.

2. Accounting currency unit

The accounting currency unit is Vietnam Dong (VND)

III. ACCOUNTING STANDARDS AND SYSTEM

1. BASIS OF PREPARATION OF THE FINANCIAL STATEMENTS

Applicable accounting system

The financial statements have been prepared in accordance with Circular No. 200/2014/TT-BTC dated December 22, 2014, issued by the Ministry of Finance, providing guidance on the Corporate Accounting System

Compliance to Vietnamese accounting system and standards

The financial statements have been prepared in accordance with Vietnamese Accounting Standard, the Vietnamese Accounting system and comply relevant statutory requirements.

Accounting system and form of records

The company uses the General journal method to records its transactions.

2. ACCOUNTING POLICIES

Cash and equivalents

Cash include cash on hand, cash in bank (demand and term), cash in transit and monetary gold. Cash equivalents are short-term investments of which the due dates cannot exceed 3 months from the dates of the investments and the convertibility into cash is easy, and which do not have a lot of risks in the conversion into cash as of the balance sheet date.

Receivables and provision for doubtful debts

The provision for doubtful debts is made for receivables overdue by three months or more, or for receivables where the debtor is unlikely to pay due to liquidation, bankruptcy, or similar financial difficulties.

Inventories

Inventories are measured at the lower of cost and net realizable value. The cost of inventories includes direct material costs, direct labor costs, and, if applicable, overhead costs necessary to bring the inventories to their current location and condition. The cost of inventories is determined using the weighted average method. Net realizable value is estimated as the selling price less the costs of completion, as well as marketing, selling, and distribution expenses incurred.

The Company's provision for inventory devaluation is made in accordance with current accounting regulations. Accordingly, the Company is allowed to set up a provision for obsolete, damaged, or substandard inventories if the actual value of the inventories exceeds their net realizable value at the end of the accounting period.

Tangible fixed assets and depreciation

Tangible fixed assets are presented at cost less accumulated depreciation.

The cost of tangible fixed assets includes the purchase price and all other direct costs related to bringing the asset to a condition ready for use.

Tangible fixed assets are depreciated using the straight-line method over their estimated useful lives, as follows:

	Years
Buildings and structures	10 - 25
Machinery and equipment	6 - 10
Transport vehicles	10 - 14
Management equipment and tools	6 - 10
Others	6 - 10

Construction in progress

Assets under construction for the purpose of production, leasing, management, or any other purposes are recognized at cost. This cost includes related service costs and borrowing costs in accordance with the Company's accounting policies. Depreciation of these assets is calculated in the same way as for other assets, starting when the asset is ready for use.

Long-term prepaid expenses

Long-term prepaid expenses include tools, equipment, major repair costs of fixed assets, and mechanical components used in construction that have a high value and provide benefits over a long period

Revenue recognition

Revenue is recognized when the outcome of the transaction can be reliably measured, and the Company is likely to receive the economic benefits from the transaction. Sales revenue is recognized when goods are delivered and the ownership rights are transferred to the buyer.

Construction contracts and service contracts

The revenue from the Company's construction contracts is recognized in accordance with the Company's accounting policy for construction contracts, as follows:

When the outcome of a construction contract can be reliably estimated, revenue and costs related to the contract are recognized in proportion to the work completed at the end of the accounting period. This is calculated based on the percentage of costs incurred for the completed work at the end of the accounting period compared to the total estimated costs of the contract, except when these costs do not correspond to the portion of construction completed. This cost may include additional expenses, compensation, and performance bonuses as agreed with the customer.

When the outcome of a construction contract cannot be reliably estimated, revenue is recognized only to the extent of the costs incurred for the contract that are expected to be recoverable.

Revenue from service contracts is recognized when there is evidence of the proportion of the service provided that has been completed at the end of the accounting period.

Financial revenue mainly includes interest income from term deposits and bank deposits, which is recognized based on the monthly interest notifications from the bank.

Loan interest expenses

Loan interest expenses directly attributable to the acquisition, construction, or production of assets that take a relatively long time to complete and become ready for use or operation are capitalized as part of the cost of the asset until the asset is ready for use or operation. Any income earned from temporarily investing borrowed funds is deducted from the cost of the related asset.

All other loan interest expenses are recognized in the Income Statement as they are incurred.

Provisions

Provisions are recognized when the Company has a present obligation arising from a past event, and it is probable that the Company will have to settle the obligation. Provisions are determined based on the management's estimate of the costs necessary to settle the obligation at the end of the accounting period.

Taxes

DIC - Dong Tien Joint Stock Company is a newly established company located in Nhon Trach 2 Industrial Park. According to Clause 13, Item b, Article 36 of Decree 152/2004/ND-CP dated August 6, 2004, which amends and supplements some provisions of Decree 164/2003/ND-CP dated December 22, 2003, of the Government detailing the implementation of the Corporate Income Tax

DIC - DONG TIEN JOINT STOCK COMPANY

17 Lot, Nhon Trach 2 IZ, Provincial Road 25B, Phu Hoi
Commune, Nhon Trach District, Dong Nai Province

FORM NO: B09-DN

(Issued together with Circular No. 200/2014/TT- BTC
dated 22/12/2014 of the Ministry of Finance)

Law, DIC - Dong Tien Joint Stock Company is exempt from corporate income tax for 3 years from the year it starts earning taxable income (from 2006) and is entitled to a 50% tax reduction for the following 7 years (from 2009).

The determination of the Company's income tax is based on the current tax regulations. However, these regulations change over time, and the final determination of corporate income tax depends on the results of the inspection by the competent tax authorities.

Other taxes are applied in accordance with the current tax laws in Vietnam.

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V. SUPPLEMENTARY INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET

1. Cash and cash equivalents

	31/03/2025	01/01/2025
	VND	VND
Cash on hand	74,934,145.00	
Cash in bank	396,772,453	180,645,368
Cash equivalents		
Total	471,706,598	180,645,368

2. Accounts receivable

	31/03/2025	01/01/2025
	VND	VND
a) Short - term trade receivables	183,530,576,546	126,184,399,180
- Green Mark Construction joint stock company	5,382,951,645	5,382,951,645
- Hoa Binh Construction Group Joint Stock Company	7,310,414,223	7,410,414,223
- Ban Thach Construction Investment Joint Stock Company	3,650,410,112	4,192,541,048
- Others	167,186,800,566	109,198,492,264
b) Long - term trade receivables		
Total	183,530,576,546	126,184,399,180

3. Other receivables

	31/03/2025	01/01/2025
	VND	VND
a) Other short-term receivables	134,013,310	137,130,575
- Advances for employees	36,382,615	136,965,125
- Social and health insurance		
- Others	97,630,695	165,450
b) Other long - term receivables		
Total	134,013,310	137,130,575

DIC - DONG TIEN JOINT STOCK COMPANY

17 Lot, Nhon Trach 2 LZ, Provincial Road 25B, Phu Hoi Commune, Nhon Trach District, Dong Nai Province

Form no: B09-DN

Issued together with Circular No. 200/2014/TT-BTC dated 22/12/2014 of the Ministry of Finance

4. Inventories

	31/03/2025	01/01/2025
	VND	VND
- Goods in transit		
- Nova Phan Thiet apartment	54,252,591,792	52,606,233,720
Total	54,252,591,792	52,606,233,720

5. Tangible fixed assets

Item	Building and structures VND	Equipment & machines VND	Stransportation vehicles VND	Office equipments VND	Others VND	Total VND
I. History cost						
1. Beginning balance:	182,316,337,754	51,277,395,311	117,089,774,651	87,369,890	4,051,581,205	354,822,458,811
- Additions						
- Transfers from CIP						
- Liquidation or transfer of assets						
- Other reductions						
2. Ending balance:	182,316,337,754	51,277,395,311	117,089,774,651	87,369,890	4,051,581,205	354,822,458,811
II. Accumulated depreciation						
1. Beginning balance:	41,466,343,073	36,936,745,553	86,361,551,380	87,369,890	2,575,086,224	167,427,096,120
- Charge for the quarter	3,358,589,151	705,897,087	2,741,476,218		86,367,996	6,892,330,452
- Other increase						
- Liquidation or transfer of assets						
- Other reductions						
2. Ending balance:	44,824,932,224	37,642,642,640	89,103,027,598	87,369,890	2,661,454,220	174,319,426,572
III. Net book value						
1. Beginning balance:	140,849,994,681	14,340,649,758	30,728,223,271		1,476,494,981	187,395,362,691
2. Ending balance:	137,491,405,530	13,634,752,671	27,986,747,053		1,390,126,985	180,503,032,239

6. Intangible fixed assets

Item	Land use rights VND	Patents and inventions VND	Trademarks and trade names VND	Computer software VND	Others VND	Total VND
I. History cost						
1. Beginning balance:				36,337,500		36,337,500
- Additions						
2. Ending balance:				36,337,500		36,337,500
II. Accumulated depreciation						
1. Beginning balance:				36,337,500		36,337,500
- Charge for the quarter						
2. Ending balance:				36,337,500		36,337,500
III. Net book value						
1. Beginning balance:						
2. Ending balance:						
7. Long-term asset in progress						
a) Long-term construction costs in progress (*)						
New urban area project				41,271,911,851	41,271,911,851	41,271,911,851
DIC - Dong Tien Housing Project				14,189,163,718	14,189,163,718	14,189,163,718
b) Construction in progress				27,082,748,133	27,082,748,133	27,082,748,133
Renovation of DIC ĐT office building				91,585,000	91,585,000	91,585,000
				91,585,000	91,585,000	91,585,000
Total						
				41,363,496,851	41,363,496,851	41,363,496,851

(*) This is the incurred expense of the new urban area project and the DIC - Dong Tien Project in Long Tan Commune, Nhon Trach District, Dong Nai province.

DIC - DONG TIEN JOINT STOCK COMPANY

17 Lot, Nhon Trach 2 IZ, Provincial Road 25B, Phu Hoi Commune, Nhon Trach District, Dong Nai Province

Form no: B09-DN

Issued together with Circular No. 200/2014/TT-BTC dated 22/12/2014 of the Ministry of Finance

8. Prepaid expenses

	31/03/2025 VND	01/01/2025 VND
a) Short - term prepaid expenses	1,828,548,254	2,792,969
- Insurance expenses	1,955,078	2,792,969
- Others expenses	1,826,593,176	
b) Long - term prepaid expenses	574,191,431	634,072,525
- Tool and equipments		
- Construction and repair expenses	574,191,431	634,072,525
Total	2,402,739,685	636,865,494

9. Financial loan and leasing liabilities

	31/03/2025 VND	01/01/2025 VND
a) Short-term financial loan	63,243,609,033	64,600,000,000
- Agribank	23,450,000,000	24,600,000,000
- Vietinbank	39,793,609,033	40,000,000,000
b) Long-term financial loan	3,500,000,000	3,500,000,000
- Vietinbank		
- Agribank	3,500,000,000	3,500,000,000
Total	66,743,609,033	68,100,000,000

10. Taxes and payable to state budget

	31/03/2025 VND	01/01/2025 VND
Value Added Tax		
Business income tax	148,122,402	499,807,887
Personal income tax	33,490,801	7,872,668
Other taxes		
Total	181,613,203	507,680,555

DIC - DONG TIEN JOINT STOCK COMPANY

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11. Other payables

	31/03/2025 VND	01/01/2025 VND
a) Other short-term payable	1,802,155,734	1,780,465,984
- <i>Trade Union fees</i>	973,408,784	968,735,984
- <i>Social insurance</i>	13,566,750	
- <i>Health insurance</i>	2,388,600	
- <i>Unemployment insurance</i>	1,061,600	
- <i>Others</i>	811,730,000	811,730,000
b) Other long-term payable	18,558,493,801	18,558,493,801
Long-term deposits received	18,558,493,801	18,558,493,801
Total	20,360,649,535	20,338,959,785

12. Owner's equity

Item	Paid in capital	Share premium	Investment & development funds	Others	Undistributed earnings	Total
A	1	4	7	8	6	9
Current quarter's beginning:	156,225,520,000	7,176,000,000	1,126,570,906		20,045,282,608	184,573,373,514
Current quarter's capital received						-
Current quarter's profit/loss					406,423,539	406,423,539
Current quarter's ending:	156,225,520,000	7,176,000,000	1,126,570,906		20,451,706,147	184,979,797,053



VI. SUPPLEMENTARY INFORMATION FOR ITEMS PRESENTED IN THE INCOME STATEMENT

1. Revenue

	Quarter I/2025	Quarter I/2024
	VND	VND
Gross sale	106,361,325,233	36,719,186,813
Including:		
<i>Sales of goods</i>	97,667,986,004	27,544,533,791
<i>Sales of services</i>	8,693,339,229	9,174,653,022
Total	106,361,325,233	36,719,186,813

3. Cost of goods sold

	Quarter I/2025	Quarter I/2024
	VND	VND
Cost of goods sold for finished products and merchandise sold	96,371,463,525	26,446,399,658
Cost of services provided	7,746,087,507	6,841,509,264
Total	104,117,551,032	33,287,908,922

4. Financial income

	Quarter I/2025	Quarter I/2024
	VND	VND
Bank interest	458,001	8,433,481
Total	458,001	8,433,481

5. Financial expenses

	Quarter I/2025	Quarter I/2024
	VND	VND
Provision for impairment of financial investments		
Loan interest	1,105,033,809	1,376,267,097
Total	1,105,033,809	1,376,267,097

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6. Selling expenses and General & administration expenses

	Quarter I/2025 VND	Quarter I/2024 VND
a) Selling expenses	15,898,274	31,500,000
- Cost of concrete sample testing		31,500,000
- Other cost of cash	15,898,274	
b) General & administration expenses	724,099,553	1,996,845,590
- Employees cost	618,487,815	780,497,286
- Fixed asset depreciation	15,983,022	40,850,430
- Provision for doubtful debts cost		1,175,497,874
- Other cost of cash	89,628,716	

7. Production and business costs by factor**8. Current business income tax charge**

	Quarter I/2025 VND	Quarter I/2024 VND
Current business income tax charge		26,652,396
Total		26,652,396

VII. OTHER INFORMATION

1. Subsequent events after the end of the accounting period

No significant events occurred at the end of the accounting period.

2. comparative data

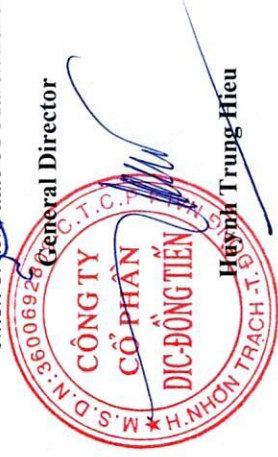
The comparative data consists of the financial statements for the year ending December 31, 2024, which audited by HCM Branch - Vaco Auditing Company Limited.

Chief Accountant


Tran Thi Truc Lan

Nhon Trach date 31 March 2025

General Director


Hayn Trung Hieu