

# **SCI JOINT STOCK COMPANY**

## **AUDITED SEPARATE FINANCIAL STATEMENTS**

**For the reporting period from January 1, 2025 to September 30, 2025**



**SCI JOINT STOCK COMPANY**

Golden Palace Building, Tower C, 3rd Floor, Me Tri Street, Tu  
Liem Ward, Ha Noi

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## SCI JOINT STOCK COMPANY

Golden Palace Building, Tower C, 3rd Floor, Me Tri Street, Tu  
Liem Ward, Ha Noi

### STATEMENT OF THE BOARD OF DIRECTORS AND THE MANAGEMENT BOARD

The Board of Directors and The Management Board of SCI Joint Stock Company (“the Company”) presents this report together with the Company’s Separate financial statements For the reporting period from January 1, 2025 to September 30, 2025.

#### THE BOARD OF DIRECTORS AND THE MANAGEMENT BOARD AND BOARD OF SUPERVISION

The members of The Board of Directors and The Board of Directors and The Management Board of the Company who held office during the accounting period and to the date of this report are as follows:

##### The Board of Directors

Mr. Nguyen Cong Hung	Chairman	
Mr. Nguyen Van Phuc	Member	
Mr. Doan The Anh	Member	
Mr. Ngo Vu An	Member	(Resigned on April 10, 2025)
Mr. Nguyen Anh Huy	Member	(Resigned on September 15, 2025)
Mr. Kim Manh Ha	Member	
Mr. Hoang Trong Minh	Member	

##### The Board of Directors and The Management Board

Mr. Nguyen Van Phuc	General Director
Mr. Doan The Anh	Vice General Director
Mr. Pham Van Nghia	Vice General Director
Mr. Nguyen Van Do	Vice General Director
Mr. Vu An Minh	Vice General Director

#### THE BOARD OF DIRECTORS AND THE MANAGEMENT BOARD’ STATEMENT OF RESPONSIBILITY

The Board of Directors and The Management Board of the Company is responsible for preparing the financial statements, which give a true and fair view of the financial position of the Company and of its results and cash flows for the year in accordance with Vietnamese accounting standards, accounting regime for enterprises and legal regulations relating to financial reporting. In preparing these financial statements, The Board of Directors and The Management Board is required to:

- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State whether applicable accounting principles have been followed, subject to any material departures disclosed and explained in the Separate financial statements;
- Prepare the Separate financial statements the going concern basis unless it is inappropriate to presume that the Company will continue in business; and
- Design and implement an effective internal control system for the purpose of properly preparing and presenting the Separate financial statements so as to minimize errors and frauds.

**SCI JOINT STOCK COMPANY**

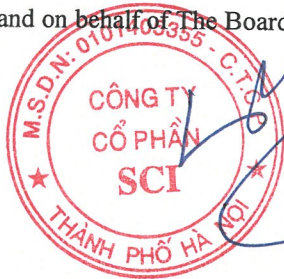
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Liem Ward, Ha Noi

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The Board of Directors and The Management Board is responsible for ensuring that proper accounting records are kept, which disclose, with reasonable accuracy at any time, the financial position of the Company and that the financial statements comply with Vietnamese accounting standards, accounting regime for enterprises and legal regulations relating to financial reporting. The Board of Directors is also responsible for safeguarding the assets of the Company and hence for taking reasonable steps for the prevention and detection of frauds and other irregularities.

The Board of Directors and The Management Board, confirms that the Company has complied with the above requirements in preparing these Separate financial statements.

For and on behalf of The Board of Directors and The Management Board



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**Nguyen Cong Hung**  
**Chairman**

*Ha Noi, October 28, 2025*



**SCI JOINT STOCK COMPANY**

Golden Palace Building, Tower C, 3rd Floor, Me Tri  
Street, Tu Liem Ward, Ha Noi

Separate financial statements  
reporting period from January 1, 2025 to September 30, 2025

## SEPARATE BALANCE SHEET

As at September 30, 2025

FORM B 01-DN

Unit: VND

ASSETS	Code	Note	30/09/2025 VND	01/01/2025 VND
<b>A. SHORT-TERM ASSETS</b>	<b>100</b>		<b>634,256,301,683</b>	<b>752,148,428,173</b>
<b>I. Cash and cash equivalents</b>	<b>110</b>	<b>5</b>	<b>8,736,413,143</b>	<b>10,072,179,237</b>
1. Cash	111		8,736,413,143	10,072,179,237
<b>II. Short-term investments</b>	<b>120</b>	<b>6</b>	<b>81,628,222</b>	<b>113,463,922</b>
1. Trading securities	121		499,175,581	499,175,581
2. Provision for diminution in value of trading	122		(417,547,359)	(385,711,659)
<b>III. Short-term receivable</b>	<b>130</b>		<b>623,567,558,396</b>	<b>740,636,690,210</b>
1. Short-term trade receivables	131	7	431,234,524,309	488,601,815,197
2. Short-term prepayments to suppliers	132	8	171,513,617,573	231,839,532,929
3. Other short-term receivables	136	9	20,819,416,514	20,195,342,084
<b>IV. Other current assets</b>	<b>150</b>		<b>1,870,701,922</b>	<b>1,326,094,804</b>
1. Short-term prepaid expenses	151	13	324,988,644	68,775,051
2. Deductible VAT	152		1,545,713,278	1,257,319,753
<b>B. LONG-TERM ASSETS</b>	<b>200</b>		<b>1,366,807,302,408</b>	<b>1,371,079,573,323</b>
<b>I. Long-term receivables</b>	<b>210</b>		<b>220,000,000</b>	<b>220,000,000</b>
1. Other long-term receivables	216	9	220,000,000	220,000,000
<b>II. Fixed assets</b>	<b>220</b>		<b>17,621,245</b>	<b>44,617,421</b>
1. Tangible fixed assets	221	11	17,621,245	35,242,498
- Historical costs	222		26,213,093,982	28,273,069,982
- Accumulated depreciation	223		(26,195,472,737)	(28,237,827,484)
2. Intangible fixed assets	227	12	-	9,374,923
- Historical costs	228		342,500,000	342,500,000
- Accumulated depreciation	229		(342,500,000)	(333,125,077)
<b>IV. Long-term unfinished asset</b>	<b>240</b>	<b>10</b>	<b>10,095,721,795</b>	<b>8,618,427,695</b>
1. Construction in progress	242		10,095,721,795	8,618,427,695
<b>V. Long-term investments</b>	<b>250</b>	<b>6</b>	<b>1,356,472,092,607</b>	<b>1,362,180,859,722</b>
1. Investment in subsidiaries	251		1,393,024,081,099	1,392,424,081,099
2. Investments in equity of other entities	253		30,550,000,000	30,550,000,000
3. Provision for diminution in value of long-term	254		(67,101,988,492)	(60,793,221,377)
<b>VI. Other long-term assets</b>	<b>260</b>		<b>1,866,761</b>	<b>15,668,485</b>
1. Long-term prepaid expenses	261	13	1,866,761	15,668,485
<b>TOTAL ASSETS (270=100+200)</b>	<b>270</b>		<b>2,001,063,604,091</b>	<b>2,123,228,001,496</b>

**SCI JOINT STOCK COMPANY**

Golden Palace Building, Tower C, 3rd Floor, Me Tri  
Street, Tu Liem Ward, Ha Noi

Separate financial statements

Reporting period from January 1, 2025 to September 30, 2025

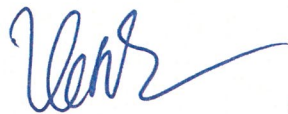
## SEPARATE BALANCE SHEET (Continued)

As at September 30, 2025


FORM B 01-DN

Unit: VND

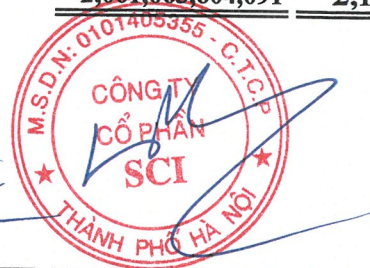
CAPITAL	Code	Note	30/09/2025 VND	01/01/2025 VND
<b>C. LIABILITIES</b>	<b>300</b>		<b>747,105,145,787</b>	<b>889,302,543,220</b>
<b>I. Current liabilities</b>	<b>310</b>		<b>511,770,290,733</b>	<b>848,971,145,960</b>
1. Short-term trade payables	311	14	295,553,681,483	587,997,945,638
2. Short-term advances from customers	312	15	192,798,439,733	247,372,308,721
3. Taxes and other payables to State budget	313	16	825,002,459	598,880,708
4. Payables to employees	314		302,266,262	1,052,349,667
5. Other short-term payments	319	17	16,268,063,656	5,926,824,086
6. Bonus and welfare fund	322		6,022,837,140	6,022,837,140
<b>II. Long-term liabilities</b>	<b>330</b>		<b>235,334,855,054</b>	<b>40,331,397,260</b>
1. Long-term trade payables	331	14	193,208,389,301	-
2. Long-term accrued expenses	333		2,126,465,753	331,397,260
3. Long-term loans and finance lease liabilities	338	18	40,000,000,000	40,000,000,000
<b>D. OWNER'S EQUITY</b>	<b>400</b>		<b>1,253,958,458,304</b>	<b>1,233,925,458,276</b>
<b>I. Owner's equity</b>	<b>410</b>	<b>19</b>	<b>1,253,958,458,304</b>	<b>1,233,925,458,276</b>
1. Contributed capital	411		1,040,889,920,000	991,343,310,000
2. Share premium	412		659,066,000	659,066,000
3. Development investment funds	418		8,192,087,059	8,192,087,059
4. Undistributed profit after tax	421		204,217,385,245	233,730,995,217
- Undistributed post-tax profits accumulated by the	421a		184,184,385,217	178,352,687,508
- Undistributed profit after tax for the current period	421b		20,033,000,028	55,378,307,709
<b>TOTAL CAPITAL (440 = 300+ 400)</b>	<b>440</b>		<b>2,001,063,604,091</b>	<b>2,123,228,001,496</b>



**Lê Thị Nhung**  
Preparer



**Phan Dương Mạnh**  
Chief Accountant



**Nguyễn Công Hưng**  
Chairman

Ha Noi, October 28, 2025

**SCI JOINT STOCK COMPANY**

Golden Palace Building, Tower C, 3rd Floor, Me Tri Street, Tu Liem Ward, Ha Noi

Separate financial statements  
For the reporting period from January 1, 2025 to September 30, 2025

**SEPARATE INCOME STATEMENT**

*For the reporting period from January 1, 2025 to September 30, 2025*

ITEM	Code	Note	For the reporting period from January 1, 2025 to September 30, 2025		For the reporting period from January 1, 2024 to September 30, 2024	Unit: VND
			Quarter III/2025	VND	Quarter III/2024	VND
1. Revenues from sales and services rendered	01	21	182,615,890,209	732,998,208,208	192,000,735,587	659,322,985,209
2. Revenue deductions	02		-	-	-	-
3. Net revenues from sales and services rendered (10=01-02)	10		182,615,890,209	732,998,208,208	192,000,735,587	659,322,985,209
4. Cost of goods sold	11	22	176,020,435,123	702,449,783,260	176,300,350,972	608,236,212,139
5. Gross revenues from sales and services rendered (20=10-11)	20		6,595,455,086	30,548,424,948	15,700,384,615	51,086,773,070
6. Financial income	21	23	6,616,945,561	21,682,105,220	1,336,177,824	63,536,128,535
7. Financial expense	22	24	9,992,437,320	21,008,925,190	5,855,771,487	29,464,183,789
In which: Interest expenses	23		604,931,507	1,795,068,493	-	88,767,123
9. General and administration expenses	26	25	2,091,665,669	7,552,296,175	3,637,545,694	10,311,624,553
10. Net profit from operating activities (30=20+(21-22)-(25+26))	30		1,128,297,658	23,669,308,803	7,543,245,258	74,847,093,263
11. Other income	31	26	6,672,551,141	16,391,790,616	5,023,909,502	12,307,489,597
12. Other expense	32	27	6,404,502,252	16,317,427,726	5,166,582,029	14,453,397,587
13. Other profit (loss) (40=31-32)	40		268,048,889	74,362,890	(142,672,527)	(2,145,907,990)
14. Total profit before tax (50=30+40)	50		1,396,346,547	23,743,671,693	7,400,572,731	72,701,185,273



**SCI JOINT STOCK COMPANY**

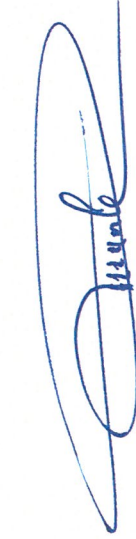
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Separate financial statements  
For the reporting period from January 1, 2025 to September 30, 2025

15. Current corporate income tax expenses	51	28	835,007,180	3,710,671,665	2,924,047,088	6,851,840,778
17. Profit after corporate income tax (60=50-51-52)	60		561,339,367	20,033,000,028	4,476,525,643	65,849,344,495



Lê Thị Nhung  
Preparer



Phan Dương Mạnh  
Chief Accountant



Nguyen Cong Hung  
Chairman

Ha Noi, October 28, 2025

**SEPARATE CASH FLOW STATEMENT**  
*For the reporting period from January 1, 2025 to September 30, 2025*  
*(Under indirect method)*

FORM B 03-DN  
Unit: VND

ITEM	Code Note	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
		VND	VND
<b>I. CASH FLOWS FROM OPERATING ACTIVITIES</b>			
1. Profit before tax	01	23,743,671,693	72,701,185,273
2. Adjustments for			
- Depreciation of fixed assets and investment properties	02	26,996,176	15,248,754
- Provisions	03	6,340,602,815	12,037,850,849
- Gains/losses of exchange rate differences from revaluation of accounts derived from foreign	04	(3,357,307,108)	-
- Gains/losses from investment	05	(2,545,739,689)	(39,879,417,504)
- Interest expense	06	1,795,068,493	88,767,123
3. Profit from operating activities before changes in working capital	08	26,003,292,380	44,963,634,495
- Increase/decrease in receivables	09	120,135,063,744	64,144,605,758
- Increase/decrease in payables (excluding interest payables, enterprise income tax payables)	11	(144,203,137,591)	(107,587,543,254)
- Increase/decrease in prepaid expenses	12	(242,411,869)	209,385,673
- Increase/decrease in trading securities	13	-	12,499,315,850
- Interest expenses paid	14	-	(88,767,123)
- Corporate income tax paid	15	(3,500,000,000)	(20,829,644,407)
Net cash flows from operating activities	20	(1,807,193,336)	(6,689,013,008)
<b>II. CASH FLOWS FROM INVESTING ACTIVITIES</b>			
1. Purchase of fixed assets and other long-term assets	21	(1,477,294,100)	(1,574,633,183)
2. Proceeds from disposals of fixed assets and other long-term assets	22	390,048,889	-
3. Equity investments in other entities	25	(600,000,000)	(246,950,000,000)
4. Proceeds from equity investment in other entities	26	-	71,600,000,000
5. Interest and dividend received	27	2,155,690,800	39,879,417,504
Net cash flows from investing activities	30	468,445,589	(137,045,215,679)
<b>III. CASH FLOWS FROM FINANCING ACTIVITIES</b>			
1. Proceeds from issuance of shares and receipt of contributed capital	31	-	4,232,680,000
2. Repayment of principal	34	-	(22,500,000,000)
Net cash flows from financing activities	40	-	(18,267,320,000)
Net cash flows within the accounting period (50=20+30+40)	50	(1,338,747,747)	(162,001,548,687)



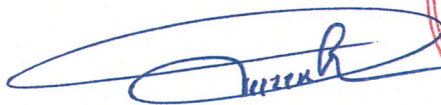
**SEPARATE CASH FLOW STATEMENT**  
*For the reporting period from January 1, 2025 to September 30, 2025*  
(Under indirect method)

FORM B 03-DN  
Unit: VND

ITEM	Code Note	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
		VND	VND
Cash and cash equivalents at beginning of the accounting period	60	10,072,179,237	171,355,331,054
Impact of foreign exchange fluctuation	61	2,981,653	-
Cash and cash equivalents at the end of accounting period (70=50+60+61)	70 5	8,736,413,143	9,353,782,367



Lê Thị Nhung  
Preparer



Phan Dương Mạnh  
Chief Accountant



Nguyễn Công Hưng  
Chairman

Ha Noi, October 28, 2025

## **NOTES TO THE SEPARATE FINANCIAL STATEMENTS**

**FORM B 09-DN**

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### **1 . CHARACTERISTICS OF OPERATION OF THE COMPANY**

#### **Form of capital ownership**

SCI Joint Stock Company (formerly Song Da 909 Joint Stock Company) was established and operates under Business Registration Certificate No. 0101405355, which was initially granted by the Hanoi Department of Planning and Investment on December 28, 2007, and has been amended 23 times, most recently on September 30, 2025.

The Company's head office is located at: Golden Palace Building, Tower C, 3rd Floor, Me Tri Street, Tu Liem Ward, Ha Noi.

The company's registered capital is VND 1.040.889.920.000. As of September 30, 2025, the company's capital remains at VND 1.040.889.920.000, representing 104.088.992 shares with a par value of VND 10,000 per share.

#### **Business field**

Business field of the Company is: Construction and rental services for construction machinery.

#### **Business activities**

Main business activities of the Company is:

- Maintenance and repair of automobiles and other motor vehicles.
- Repair of machinery and equipment
- Investment in the construction of hydroelectric power plants, operation and management of hydroelectric power plants, and electricity sales.
- Wholesale of construction materials and other installation equipment.
- Construction of other civil works: Construction of civil and industrial works, hydroelectric works, irrigation works, roads at all levels, airports, seaports, bridges, urban and industrial infrastructure, earthwork and foundation treatment, drainage systems, and installation of technological and pressure pipelines.

### **2 . ACCOUNTING PERIOD AND ACCOUNTING CURRENCY**

Annual accounting period commences from 1st January and ends as at 31st December.

The Company maintains its accounting records in VND.

## NOTES TO THE SEPARATE FINANCIAL STATEMENTS

FORM B 09-DN

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### 3 . STANDARDS AND APPLICABLE ACCOUNTING POLICIES

#### **Applicable accounting policies**

The Company applies Enterprise Accounting System issued under Decision No. 200/2014/QĐ-BTC dated 22 December 2014 amended and supplemented in accordance with Circular No. 53/2016/TT-BTC dated 21 March 2016 of the Minister of Finance.

#### **Declaration of compliance with accounting standards and accounting system**

The Company applies Vietnamese Accounting Standards and supplement documents issued by the State. Financial statements are prepared in accordance with regulations of each standard and supplement documents as well as with current Accounting Standards and Accounting System.

### 4 . SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The significant accounting policies, which have been adopted by the Company in the preparation of these financial statements, are as follows:

#### **Estimates**

The preparation of financial statements in conformity with Vietnamese Accounting Standards, accounting regime for enterprises and legal regulations relating to financial reporting requires management to make estimates and assumptions that affect the reported amounts of assets, liabilities and disclosures of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the accounting period. Although these accounting estimates are based on the management's best knowledge, actual results may differ from those estimates.

#### **Basis for preparation of separate financial statements**

Separate financial statements are presented based on historical cost principle.

Separate financial statements of the Company are prepared based on summarization of transactions incurred, then recorded into accounting books of dependent accounting entities and at the offices of the Company.

In the Separate financial statements of the Company, the intra-group balances and transactions related to assets, equity, receivables and payable are /or are not eliminated in full.

#### **Financial instruments**

##### ***Initial recognition***

*Financial assets:* At the date of initial recognition, financial assets are recognised at cost plus transaction costs that are directly attributable to the acquisition of the financial assets. Financial assets of the Company comprise cash, cash equivalents, trade and other receivables, deposits, financial investments and derivative financial instruments.

*Financial liabilities:* At the date of initial recognition financial liabilities are recognised at cost plus transaction costs that are directly attributable to the issue of the financial liabilities. Financial liabilities of the Company comprise trade and other payables, accrued expenses, obligations under finance leases, borrowings and derivative financial instruments.



## NOTES TO THE SEPARATE FINANCIAL STATEMENTS

FORM B 09-DN

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### ***Subsequent measurement after initial recognition***

Currently, there are no requirements for the subsequent measurement of the financial instruments after initial recognition.

### **Foreign currency transactions**

The foreign currency transactions during the year are converted into Vietnam dong with the real exchange rate at the transaction date. Real exchange rates are determined as the following principles:

- When buying or selling foreign currency: are exchange rates concluded in contracts of foreign exchange sale between Company and commercial banks;
- When capital contribution or receipt of contributed capital: are exchange rate of purchase of foreign currency of the bank where Company opens the account to receive capital from investors at the date of the contribution of capital;
- When recording receivables: are exchange rates of purchase of commercial banks where Company assigned customers to make payment at the time of incurred transactions;
- When recording liabilities: are exchange rates of purchase of commercial banks where Company expects to conduct transactions at the time of incurred transactions;
- When purchases of assets or expenses paid immediately in foreign currency: are the rate of purchase of commercial banks where Company makes payments.

Real exchange rate upon re-determining accounts derived from foreign currencies at the date of the Consolidated Financial Statements is determined on the following principles:

- For accounts classified as asset: applies exchange rates of purchase of commercial banks where Company regularly conducts transaction;
- For foreign currency deposited in bank: applies exchange rate of purchase of the bank where Company opens foreign currency accounts;
- For accounts classified as liabilities: applies exchange rates of selling foreign currency of commercial banks where Company regularly conducts transaction.

All sums of real exchange rates for foreign currency transactions in the year and real exchange rate upon re-determining accounts derived from foreign currencies at the end of the year are recorded immediately to results of business operations in accounting year.

### **Cash and cash equivalents**

Cash and cash equivalents comprise cash on hand, demand deposits and short-term, highly liquid investments that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

### **Financial investments**

#### ***Trading securities***

Trading securities are those the Company holds for trading purpose. Trading securities are recognised from the date the Company obtains the ownership of those securities and initially measured at the fair value of payments made at the transaction date plus directly attributable transaction costs.

In subsequent periods, investments in trading securities are measured at cost less provision for impairment of such investments.

Provision for impairment of investments in trading securities is made in accordance with prevailing accounting regulations.

## NOTES TO THE SEPARATE FINANCIAL STATEMENTS

FORM B 09-DN

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### ***Held-to-maturity investments***

Held-to-maturity investments comprise investments that the Company has the positive intent or ability to hold to maturity, including term deposits (commercial bills), bonds, preference shares which the issuer shall redeem at a certain date in the future, loans held to maturity to earn periodic interest and other held-to-maturity investments.

Held-to-maturity investments are recognised on a trade date basis and are initially measured at acquisition price plus directly attributable transaction costs. Post-acquisition interest income from held-to-maturity investments is recognised in the income statement on accrual basis. Pre-acquisition interest is deducted from the cost of such investments at the acquisition date.

Held-to-maturity investments are measured at cost less provision for doubtful debts.

Provision for doubtful debts relating to held-to-maturity investments is made in accordance with prevailing accounting regulations.

### ***Loan receivables***

Loan receivables are measured at cost less provision for doubtful debts. Provision for doubtful debts relating to loan receivables is made in accordance with prevailing accounting regulations.

### ***Investment in subsidiaries***

A subsidiary is an entity over which the Company has control. Control is achieved where the Company has the power to govern the financial and operating policies of an investee enterprise so as to obtain benefits from its activities.

Interests in subsidiaries are initially recognised at cost. The Company's share of the net profit of the investee after acquisition is recognised in the income statement. Other distributions received other than such profit share are deducted from the cost of the investments as recoverable amounts.

Provision for investment devaluation is made when the investment recipient incurs losses, based on the financial statements of the subsidiary at the time of provisioning.

### ***Investments in associates***

An associate is an entity over which the Company has significant influence and that is neither a subsidiary nor an interest in joint venture. Significant influence is the power to participate in the financial and operating policy decisions of the investee but not control or joint control over those policies.

Interests in associates are initially recognised at cost. The Company's share of the net profit of the investee after acquisition is recognised in the income statement. Other distributions received other than such profit share are deducted from the cost of the investments as recoverable amounts.

Investments in associates are carried in the balance sheet at cost less provision for impairment of such investments (if any). Provisions for impairment of investments in associates are made in accordance with Circular No. 228/2009/TT-BTC dated



## NOTES TO THE SEPARATE FINANCIAL STATEMENTS

FORM B 09-DN

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### ***Equity investments in other entities***

Equity investments in other entities represent the Company's investments in ordinary shares of the entities over which the Company has no control, joint control, or significant influence.

Equity investments in other entities are carried at cost less provision for impairment.

### **Receivables**

Receivables represent the amounts recoverable from customers or other debtors and are stated at book value less provision for doubtful debts.

Provision for doubtful debts is made for receivables that are overdue for six months or more, or when the debtor is in dissolution, in bankruptcy, or is experiencing similar difficulties and so may be unable to repay the debt.

### **Inventories**

Inventories are stated at the lower of cost and net realisable value. Cost comprises direct materials and where applicable, direct labour costs and those overheads that have been incurred in bringing the inventories to their present location and condition. Cost is calculated using the weighted average method. Net realisable value represents the estimated selling price less all estimated costs to completion and costs to be incurred in marketing, selling and distribution.

The cost of inventory is calculated by weighted average method,

Inventory is recorded by perpetual.

Method for valuation of work in process at the end of the accounting period:

- Works in progress is obtained for each construction project unfinished or related unrecognised revenue, corresponding to the workload unfinished at the end of the period.

### **Tangible fixed assets and depreciation**

Tangible fixed assets are stated at cost less accumulated depreciation.

The costs of purchased tangible fixed assets comprise their purchase prices and any directly attributable costs of bringing the assets to their working condition and location for their intended use.

The costs of self-constructed or manufactured assets are the actual construction or manufacturing cost plus installation and test running costs.

Tangible fixed assets are depreciated using the straight-line method over their following estimated useful lives depreciation rate:

- |                                  |         |       |
|----------------------------------|---------|-------|
| - Machine, equipment             | 03 - 10 | years |
| - Transportation equipment       | 04 - 10 | years |
| - Office equipment and furniture | 03 - 10 | years |

## NOTES TO THE SEPARATE FINANCIAL STATEMENTS

FORM B 09-DN

*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

### **Intangible assets and amortisation**

#### ***Land use rights***

Intangible assets represent land use rights that are stated at cost less accumulated amortisation. Land use rights are amortised using the straight-line method over the duration of the right to use the land.

#### ***Patents and trademarks***

Patents and trademarks are measured initially at purchase cost and are amortised on the straight-line basis over their estimated useful lives.

### **Construction in progress**

Properties in the course of construction for production, rental or administrative purposes, or for other purposes, are carried at cost. Cost includes professional fees, and for qualifying assets, borrowing costs dealt with in accordance with the Company's accounting policy. Depreciation of these assets, on the same basis as other assets, commences when the assets are ready for their intended use.

### **Prepayments**

Prepayments are expenses which have already been paid but relate to results of operations of multiple accounting periods, including land rentals, establishment costs and other types of long-term prepayments.

### **Payables**

The payables shall be kept records in details according to period payables, entities payables, types of currency payable and other factors according to requirements for management of the Company.

### **Loans and finance lease liabilities**

The value of finance lease liabilities is the total payable amount calculated on the present value of minimum lease payments or the fair value of leased assets.

Loans and finance lease liabilities shall be kept records in details according to entities loans, loan agreement and loans and finance lease liabilities term. In case of loans or liabilities in foreign currency shall be kept records in detail the currency.

### **Borrowing costs**

Borrowing costs are recognized into operating costs in the accounting period, except for which directly attributable to the construction or production of unfinished asset included (capitalized) in the cost of that asset, when gather sufficient conditions as regulated in VAS No. 16 "Borrowing costs". Beside, regarding loans serving the construction of fixed assets, investment properties, and the interests shall be capitalized even if the construction duration is under 12 months.

Regarding joint capital borrowings, which are used for the purpose of investment in construction or production of an unfinished asset, the borrowing costs eligible for capitalization in each accounting year shall be determined according to the capitalization rate for weighted average accumulated costs incurred to the investment in construction or production of such asset. The capitalization rate shall be calculated according to the weighted average interest rate of the borrowings unrepaid in the period, except for particular borrowings for purpose of obtaining an unfinished asset."



**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***Owner's equity**

Owner's equity is stated at actually contributed capital of owners.

Share premium shall record the difference between the par value, direct costs related to the issuing shares and issue price of shares (including the case of re-issuing stock fund) and can be a positive premium (if the issue price is higher than par value and direct costs related to the issuance of shares) or negative premium (if the issue price is lower than par value and direct costs related to the issuance of shares).

Undistributed profit after tax is used to record business results (profit, loss) after corporate income tax and situation of income distribution or loss handling of company. The distribution of profits are made when the undistributed profit after tax of company shall not exceed the undistributed profit after tax on Consolidated Financial Statements after eliminating the impact of profits recorded from cheap purchase. In case payment of dividends, profits for the owners exceeding the undistributed profit after tax shall be essentially decrease of contributed capital. Undistributed profit after tax can be distributed to investors based on capital contribution rate after approval by Board of Directors and after making appropriation to funds in accordance with the Company's Charter and Vietnamese regulatory requirements.

The Company shall establish the following funds from its net profit after tax, as proposed by the Board of Directors and approved by the shareholders at the Annual General Meeting of Shareholders:

- Investment and Development Fund: This fund is established to serve the purpose of expanding the Company's operations or making in-depth investments
- Reward, Welfare, and Executive Bonus Fund: This fund is established to reward, encourage, and provide benefits for employees, and is presented as a liability on the financial statements.

Dividends to be paid to shareholders are recognised as a payable in Statement of Financial position after declaration from the Board of Management and announcement closing date receipt dividends of Securities Depository Center of Vietnam.

**Revenue*****Services rendered***

Revenue of a transaction involving the rendering of services is recognised when the outcome of such transactions can be measured reliably. Where a transaction involving the rendering of services is attributable to several periods, revenue is recognised in each period by reference to the percentage of completion of the transaction at the balance sheet date of that period. The outcome of a transaction can be measured reliably when all four (4) following conditions are satisfied:

- The amount of revenue can be measured reliably;
- It is probable that the economic benefits associated with the transaction will flow to the Company;
- The percentage of completion of the transaction at the balance sheet date can be measured reliably; and
- The costs incurred for the transaction and the costs to complete the transaction can be measured reliably.

The stage of completion of a transaction may be determined by surveys of work completed method.

## **NOTES TO THE SEPARATE FINANCIAL STATEMENTS**

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### ***Revenue from construction contract***

- In case the construction contract defines that the contractor shall be entitled to payment basing on the progress, when achieved results of construction contract are estimated reliably, then turnover from the construction contract is recorded proportionally to part of works finished, determined by the Company on the date of financial statements without depending on the bills under the progress made or not and the amount on the bills.
- In case the construction contract defines that the contractor shall be entitled to payment basing on value of volume achieved, when achieved results of construction contract are estimated reliably and confirmed by customers, then revenues and expenditures related to the contract recorded in proportion to the completed work confirmed by the customer in period are recorded in the bills set up.
- In case the construction contract defines that the contractor shall be entitled to payment basing on value of volume achieved, when achieved results of construction contract are estimated reliably and confirmed by customers, then revenues and expenditures related to the contract recorded in proportion to the completed work confirmed by the customer in period are recorded in the bills set up.

### ***Financial income***

Revenue arising from the used by the others of entity assets yielding interest, royalties and dividends shall be recognised when:

- It is probable that the economic benefits associated with the transaction will flow to the Company;
- The amount of the income can be measured reliably;

Dividends shall be recognised when the shareholder's right to receive payment is established.

### ***Cost of goods sold***

Cost of goods sold is recognized in accordance with revenue arising and ensure compliance with the prudence principle. Cases of loss of materials and goods exceeded the norm, abnormal expenses, and losses of inventories after deducting the responsibility of collective and individuals concerned,... are recognized fully and promptly into cost of goods sold in the year.

### ***Financial expenses***

Items recorded into financial expenses consist of:

- Expenses or losses relating to financial investment activities;
- Expenses of capital borrowing;
- Losses from short-term security transfer, expenses of security selling transaction;
- Provision for business security decrease, provision for losses from investment in other units, losses incurred when selling foreign currency, losses from exchange rate...

The above items are recorded by the total amount arising within the period without compensation to financial revenue.



**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***Taxation**

Income tax expense represents the sum of the tax currently payable and deferred tax.

The tax currently payable is based on taxable profit for the year. Taxable profit differs from net profit as reported in the income statement because it excludes items of income or expense that are taxable or deductible in other years (including loss carried forward, if any) and it further excludes items that are never taxable or deductible.

The determination of the tax currently payable is based on the current interpretation of tax regulations. However, these regulations are subject to periodic variation and their ultimate determination depends on the results of the tax authorities' examinations.

Other taxes are paid in accordance with the prevailing tax laws in Vietnam.

**Segment information**

A segment is a distinguishable component of the Company that is engaged in providing an individual or group of related products or services (business segment), or providing products or services within a particular economic environment (geographical segment). Each segment is subject to risks and returns that are different from other components.

Segment information should be prepared in conformity with the accounting policies adopted for preparing and presenting the financial statements of the Company in order to help users of financial statements better understand and make more informed judgements about the Company as a whole.

**Related Parties**

The parties are regarded as related parties if that party has the ability to control or significantly influence the other party in making decisions about the financial policies and activities. The Company's related parties include:

- Companies, directly or indirectly through one or more intermediaries, having control over the Company or being under the control of the Company, or being under common control with the Company, including the Company's parent, subsidiaries and affiliated companies;
- Individuals, directly or indirectly, holding voting power of the Company that have a significant influence on the Company, key management personnel including directors and employees of the Company, the close family members of these individuals;

In considering the relationship of related parties to serve for the preparation and presentation of Separate financial statements, the Company should consider the nature of the relationship rather than the legal form of the relationship.

**5 . CASH AND CASH EQUIVALENTS**

	30/09/2025	01/01/2025
	VND	VND
Cash on hand	984,613,190	1,249,136,197
Non term deposit	7,751,799,953	8,823,043,040
	<u><u>8,736,413,143</u></u>	<u><u>10,072,179,237</u></u>



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**6 . FINANCIAL INVESTMENTS**

**a) Trading securities**

	30/09/2025			01/01/2025		
	Historical cost	Fair value	Provision	Historical cost	Fair value	Provision
	VND	VND	VND	VND	VND	VND
<b>Total value of shares</b>						
SDA	499,175,581	82,233,650	(417,547,359)	499,175,581	113,535,300	(385,711,659)
CYC	564,300	211,200	(353,100)	564,300	316,800	(247,500)
EIB	209,189,174	40,390,000	(168,799,174)	209,189,174	72,125,000	(137,064,174)
Cổ phiếu khác	1,395,422	1,976,000	-	1,395,422	1,466,800	-
	288,026,685	39,656,450	(248,395,085)	288,026,685	39,626,700	(248,399,985)
	<b>499,175,581</b>	<b>82,233,650</b>	<b>(417,547,359)</b>	<b>499,175,581</b>	<b>113,535,300</b>	<b>(385,711,659)</b>

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**b) Investments in equity of other entities**

	30/09/2025			01/01/2025		
	Historical cost	Fair value	Provision	Historical cost	Fair value	Provision
	VND	VND	VND	VND	VND	VND
<b>Subsidiaries</b>						
SCI E&C Joint Stock Company	1,261,682,710,000	-	(67,101,988,492)	1,261,082,710,000	-	(60,793,221,377)
SCI Consulting Joint Stock Company	124,841,371,099	-	-	124,841,371,099	-	-
SCI Energy Company limited	6,500,000,000	-	-	6,500,000,000	-	-
	1,261,682,710,000	-	(67,101,988,492)	1,261,082,710,000	-	(60,793,221,377)
<b>Investments in equity of other entities</b>						
Hai Ha Economic Zone Investment and Development Joint Stock Company	-	-	-	-	-	-
Fecon Infrastructure and Urban Development Joint Stock Company	550,000,000	-	-	550,000,000	-	-
	30,000,000,000	-	-	30,000,000,000	-	-
	<u>1,423,574,081,099</u>	<u>-</u>	<u>(67,101,988,492)</u>	<u>1,422,974,081,099</u>	<u>-</u>	<u>(60,793,221,377)</u>

The Company has not determined the fair value of financial investments because Viet Nam Accounting Standards, Viet Nam Enterprise Accounting System has not guided in detail on the determination of the fair value.

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### Investments in subsidiaries

Detail information on the Company's subsidiaries as at 30/09/2025 as follows:

Name of company	Head office	Rate of interest	Rate of voting rights	Main business activities
SCI E&C Joint Stock Company	Ha Noi	51.00%	51.00%	Manufacturing, mechanical installation, construction of works and infrastructure
SCI Consulting Joint Stock Company	Ha Noi	65.00%	65.00%	Design consulting
SCI Energy Company limited	Quang Tri	100.00%	100.00%	Invest in energy projects

Major transactions between the Company and the Company's subsidiaries, joint ventures and associates during the kỳ kế toán: details as in Notes 32.

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**7 . SHORT-TERM TRADE RECEIVABLES**

	30/09/2025	01/01/2025
	VND	VND
<b>a) Short-term trade receivables</b>		
SCI E&C Joint Stock Company	656,539,149	-
SCI Quang Tri Joint Stock Company	37,605,750	-
Nam Sam 3A Power Sole Company Limited	68,035,769,876	-
Nam Mo 1 Hydropower Company Limited	39,184,333,650	-
Nam Sam 3 Power Company Limited	197,698,249,193	158,340,844,312
Xekaman 3 Power Co., Ltd	1,266,946,546	1,120,564,000
Nam Mo 2 Hydropower Company Limited	121,252,454,180	325,837,780,920
Other trade receivables	3,102,625,965	3,302,625,965
	<b>431,234,524,309</b>	<b>488,601,815,197</b>

**8 . SHORT-TERM PREPAYMENTS TO SUPPLIERS**

	30/09/2025		01/01/2025	
	Value	Provision	Value	Provision
	VND	VND	VND	VND
<b>a) Short-term prepayments to suppliers</b>				
SCI E&C Joint Stock Company	171,320,102,941	-	231,612,474,622	-
Others	193,514,632	-	227,058,307	-
	<b>171,513,617,573</b>	<b>-</b>	<b>231,839,532,929</b>	<b>-</b>



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**9 . OTHER RECEIVABLES**

	30/09/2025		01/01/2025	
	Value	Provision	Value	Provision
	VND	VND	VND	VND
<b>a) Other short-term receivables</b>				
Advances	1,376,446,945	-	812,840,210	-
Deposits	12,000,000	-	12,000,000	-
Others	19,430,969,569	-	19,370,501,874	-
	<b>20,819,416,514</b>	<b>-</b>	<b>20,195,342,084</b>	<b>-</b>
<b>b) Other long-term receivables</b>				
Deposits	220,000,000	-	220,000,000	-
	<b>220,000,000</b>	<b>-</b>	<b>220,000,000</b>	<b>-</b>



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**10 . LONG-TERM UNFINISHED ASSET**

	30/09/2025	01/01/2025
	VND	VND
<b>Construction in progress</b>	<b>10,095,721,795</b>	<b>8,618,427,695</b>
Laos-Vietnam power transmission line	420,000,000	420,000,000
Huong Viet Quang Tri Wind Power Project	2,394,562,290	2,394,562,290
Tan Thanh Wind Power Project	4,465,924,505	4,402,630,405
Ba Tang Wind Power Project	1,414,000,000	-
Nam Khian 1 Hydropower Project	509,540,000	509,540,000
Nam Khian 2 Hydropower Project	891,695,000	891,695,000
	<b>10,095,721,795</b>	<b>8,618,427,695</b>

**11 . TANGIBLE FIXED ASSETS**

	Machinery and equipment	Means of transport and transmission	Management equipment and tools	Total
	VND	VND	VND	VND
<b>Original cost</b>				
As at 01/01/2025	19,023,723,281	9,105,179,428	144,167,273	28,273,069,982
Liquidating, disposed	-	(2,059,976,000)	-	(2,059,976,000)
<b>As at 30/09/2025</b>	<b>19,023,723,281</b>	<b>7,045,203,428</b>	<b>144,167,273</b>	<b>26,213,093,982</b>
<b>Accumulated depreciation</b>				
As at 01/01/2025	19,023,723,281	9,105,179,428	108,924,775	28,237,827,484
Depreciation	-	-	17,621,253	17,621,253
Liquidating, disposed	-	(2,059,976,000)	-	(2,059,976,000)
<b>As at 30/09/2025</b>	<b>19,023,723,281</b>	<b>7,045,203,428</b>	<b>126,546,028</b>	<b>26,195,472,737</b>
<b>Net carrying amount</b>				
As at 01/01/2025	-	-	35,242,498	35,242,498
<b>As at 30/09/2025</b>	<b>-</b>	<b>-</b>	<b>17,621,245</b>	<b>17,621,245</b>

*In there:*

- Original cost of fixed assets at the end of the period fully depreciated but still in use: 26.166.103.982 VND

**12 . INTANGIBLE FIXED ASSETS**

	Brand, trademark	Computer software	Total
	VND	VND	VND
<b>Original cost</b>			
As at 01/01/2025	250,000,000	92,500,000	342,500,000
<b>As at 30/09/2025</b>	<b>250,000,000</b>	<b>92,500,000</b>	<b>342,500,000</b>
<b>Accumulated depreciation</b>			
As at 01/01/2025	240,625,077	92,500,000	333,125,077
Depreciation	9,374,923	-	9,374,923
<b>As at 30/09/2025</b>	<b>250,000,000</b>	<b>92,500,000</b>	<b>342,500,000</b>
<b>Net carrying amount</b>			
As at 01/01/2025	9,374,923	-	9,374,923
<b>As at 30/09/2025</b>	<b>-</b>	<b>-</b>	<b>-</b>

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**13 . PREPAID EXPENSES**

	30/09/2025	01/01/2025
	VND	VND
<b>a) Short-term prepaid expenses</b>		
Export tools and tools	98,364,399	68,775,051
Office rental costs	226,624,245	-
	<b>324,988,644</b>	<b>68,775,051</b>
<b>b) Long-term prepaid expenses</b>		
Export tools and tools	1,866,761	15,668,485
	<b>1,866,761</b>	<b>15,668,485</b>

**14 . TRADE PAYABLES**

	30/09/2025		01/01/2025	
	Outstanding balance	Amount can be paid	Outstanding balance	Amount can be paid
	VND	VND	VND	VND
SCI E&C Joint Stock Company	239,996,526,898	239,996,526,898	568,114,457,879	568,114,457,879
Thanh Vinh Trading and Construction Consultant Co., Ltd	651,217,738	651,217,738	851,217,738	851,217,738
SCI Consulting Joint Stock Company	51,787,606,186	51,787,606,186	15,492,420,005	15,492,420,005
Other loan payables	3,118,330,661	3,118,330,661		3,539,850,016
	<b>295,553,681,483</b>	<b>295,553,681,483</b>	<b>584,458,095,622</b>	<b>587,997,945,638</b>
<b>b) Long-term trade payables</b>				
SCI E&C Joint Stock Company	193,208,389,301	193,208,389,301	-	-
	<b>193,208,389,301</b>	<b>193,208,389,301</b>	-	-

**15 . SHORT-TERM ADVANCES FROM CUSTOMERS**

	30/09/2025	01/01/2025
	VND	VND
<b>a) Short-term advances from customers</b>		
Nam Sam 3A Power Sole Company Limited	70,101,580,500	79,347,240,000
Nam Mo 1 Hydropower Sole Co., Ltd	92,224,658,412	94,202,721,842
Nam Mo 2 Hydropower Company Limited	30,472,200,821	73,822,346,879
	<b>192,798,439,733</b>	<b>247,372,308,721</b>

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**16 . TAX AND PAYABLES FROM STATE BUDGET**

	Receivable at the opening accounting period	Payable at the opening accounting period	Payable arise in the accounting period	Amount paid in the accounting period	Receivable at the closing accounting period	Payable at the closing accounting period
	VND	VND	VND	VND	VND	VND
Business income tax	-	598,361,213	3,710,671,665	3,500,000,000	-	809,032,878
Personal income tax	-	519,495	500,594,283	485,144,197	-	15,969,581
	-	<b>598,880,708</b>	<b>4,211,265,948</b>	<b>3,985,144,197</b>	-	<b>825,002,459</b>

The Company's tax settlements are subject to examination by the tax authorities. Because the application of tax laws and regulations on many types of transactions is susceptible to varying interpretations, amounts reported in the financial statements could be changed at a later date upon final determination by the tax authorities.



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**17 . OTHER PAYMENTS**

	<u>30/09/2025</u>	<u>01/01/2025</u>
	VND	VND
<b>a) Other short-term payments</b>		
Trade union fund	236,319,576	208,522,176
Social insurance	52,063,232	-
Remuneration of the Board of Directors	67,417,450	67,537,450
SCI E&C Joint Stock Company	11,417,775,737	-
Others	4,494,487,661	5,650,764,460
	<u><b>16,268,063,656</b></u>	<u><b>5,926,824,086</b></u>
<b>b) Other long-term payables</b>		
Interest payables	2,126,465,753	331,397,260

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**18 . LONG-TERM LOANS AND FINANCE LEASE LIABILITIES**

	01/01/2025		During the accounting period		30/09/2025	
	Outstanding balance	Amount can be paid	Increase	Decrease	Outstanding balance	Amount can be paid
	VND	VND	VND	VND	VND	VND
Loan from Nguyen Cong Chien (**)	40,000,000,000	40,000,000,000	-	-	40,000,000,000	40,000,000,000
	<b>40,000,000,000</b>	<b>40,000,000,000</b>	-	-	<b>40,000,000,000</b>	<b>40,000,000,000</b>

(\*\*) Loan to Nguyen Cong Chien under contract 01-2024/HDV/SCI-NGUYEN CONG CHIEN

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**19 . OWNER'S EQUITY**

**a) Increase and decrease in owner's equity**

	Contributed legal capital	Share capital surplus	Investment and development funds	Undistributed earnings	Total
	VND	VND	VND	VND	VND
<b>Year 2024</b>					
As at 01/01/2024	939,973,690,000	821,066,000	8,192,087,059	225,455,127,228	1,174,441,970,287
Previous year increase in capital	51,369,620,000	(162,000,000)	-	(46,974,940,000)	4,232,680,000
Profit/loss of the previous year	-	-	-	55,378,307,709	55,378,307,709
Reduce undistributed profits in 2022 according to 2022 Tax Finalization	-	-	-	(127,499,720)	(127,499,720)
As at 31/12/2024	991,343,310,000	659,066,000	8,192,087,059	233,730,995,217	1,233,925,458,276
<b>For the reporting period from January 1, 2025 to September 30, 2025</b>					
As at 01/01/2025	991,343,310,000	659,066,000	8,192,087,059	233,730,995,217	1,233,925,458,276
Pay dividends	49,546,610,000	-	-	(49,546,610,000)	-
Profit/loss of the current year	-	-	-	20,033,000,028	20,033,000,028
As at 30/09/2025	1,040,889,920,000	659,066,000	8,192,087,059	204,217,385,245	1,253,958,458,304

**b) Details of owner's invested capital**

	30/09/2025	Proportion %	01/01/2025	Proportion %
	VND		VND	
Invested capital of Mr. Nguyen Cong Hung	226,490,470,000	21.76%	215,705,230,000	21.76%
Others	814,399,450,000	78.24%	775,638,080,000	78.24%
	1,040,889,920,000	100%	991,343,310,000	0%



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**c) Capital transactions with owners and distribution of dividends and profits**

	For the reporting period from January 1, 2025 to September 30, 2025	Year 2024
	VND	VND
Owner's invested capital	1,040,889,920,000	991,343,310,000
- At the beginning of accounting period	991,343,310,000	939,973,690,000
- Increase in the accounting period	49,546,610,000	51,369,620,000
- At the ending of accounting period	1,040,889,920,000	991,343,310,000

**d) Stock**

	30/09/2025	01/01/2025
Quantity of Authorized issuing stocks	104,088,992	99,134,331
Quantity of issued stocks	104,088,992	99,134,331
- Common stocks	104,088,992	99,134,331
Quantity of circulation stocks	104,088,992	99,134,331
- Common stocks	104,088,992	99,134,331
Par value per stock (VND)	10,000	10,000

**f) Company's funds**

	30/09/2025	01/01/2025
	VND	VND
Investment and development fund	8,192,087,059	8,192,087,059
	<b>8,192,087,059</b>	<b>8,192,087,059</b>

**20 . OFF-STATEMENT OF FINANCIAL POSITION ACCOUNTS****Foreign currencies**

	30/09/2025	01/01/2025
US Dollar (USD)	56,758.87	153,593.30
Dong Lak	16,898,178.42	3,951,077.68

**21 . TOTAL REVENUE FROM SALE OF GOODS AND RENDERING OF SERVICES**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Revenue from services rendered	802,454,546	1,205,772,727
Revenue from construction contracts	732,195,753,662	658,117,212,482
- Construction contract revenue is recognized in the accounting period	732,195,753,662	658,117,212,482
	<b>732,998,208,208</b>	<b>659,322,985,209</b>

Revenue from relevant parties  
(Details as in Notes 32.)

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**22 . COSTS OF GOODS SOLD**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Cost price of Construction Contract	702,449,783,260	608,236,212,139
	<b>702,449,783,260</b>	<b>608,236,212,139</b>

**23 . FINANCE INCOME**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Interest income, interest from loans	6,998,540	1,100,863,994
Dividends, profits earned	2,148,692,260	38,778,553,510
Realized gain from foreign exchange difference	16,169,107,312	23,656,711,031
Unrealized gain from foreign exchange difference	3,357,307,108	-
	<b>21,682,105,220</b>	<b>63,536,128,535</b>

**24 . FINANCIAL EXPENSES**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Interest expenses	1,795,068,493	88,767,123
Loss from disposal of investments	-	350,607,840
Realized loss from foreign exchange difference	12,873,230,447	16,961,274,475
Provisions/reversal of provision for devaluation of trading securities and inve	6,340,602,815	12,037,850,849
Others	23,435	25,683,502
	<b>21,008,925,190</b>	<b>29,464,183,789</b>

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*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

**25 . GENERAL AND ADMINISTRATION EXPENSES**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Raw materials	656,767,073	991,273,514
Labor	4,805,651,205	4,311,220,530
Depreciation and amortisation	26,996,176	15,248,754
Tax, Charge, Fee	237,154,813	500,845,164
Expenses from external services	1,607,404,995	3,019,893,191
Other expenses by cash	218,321,913	1,473,143,400
Setting up provisions for bad debts	-	-
	<b>7,552,296,175</b>	<b>10,311,624,553</b>

**26 . OTHER INCOME**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Income from sale and liquidation of fixed assets	390,048,889	-
Income from electricity bills serving Nam Sam 3 and Nam Mo2 projects	11,961,373,431	8,377,964,038
Others	4,040,368,296	3,929,525,559
	<b>16,391,790,616</b>	<b>12,307,489,597</b>

**27 . OTHER EXPENSE**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Expenses are not reasonable or valid	315,686,000	336,572,127
Electricity costs for Nam Sam 3 and Nam Mo 2 projects	11,961,373,431	8,377,952,495
Others	4,040,368,295	5,738,872,965
	<b>16,317,427,726</b>	<b>14,453,397,587</b>



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*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

**28 . CURRENT BUSINESS INCOME TAX EXPENSE**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Total profit before tax	23,743,671,693	72,701,185,273
Increase	315,686,000	336,572,127
- <i>Unreasonable expenses</i>	315,686,000	336,572,127
- <i>Foreign currency revaluation loss at the end of the accounting period</i>	-	-
Decrease	(5,505,999,368)	(38,778,553,510)
- <i>Dividend</i>	(2,148,692,260)	(38,778,553,510)
- <i>Foreign currency revaluation interest at the end of the accounting</i>	(3,357,307,108)	-
Taxable income	18,553,358,325	34,259,203,890
<b>Current corporate income tax expense</b>	<b>3,710,671,665</b>	<b>6,851,840,778</b>

**29 . BUSINESS AND PRODUCTIONS COST BY ITEMS**

	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Raw materials	656,767,073	991,273,514
Labour	4,805,651,205	4,311,220,530
Depreciation and amortisation	26,996,176	15,248,754
Expenses from external services	704,057,188,255	209,670,608,253
Other expenses by cash	455,476,726	1,973,988,564
	<b>710,002,079,435</b>	<b>216,962,339,615</b>

**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***30 . FINANCIAL INSTRUMENTS**

The types of financial instruments of the Company include:

	Carrying amount			
	30/09/2025		01/01/2025	
	Original Cost	Provision	Original Cost	Provision
	VND	VND	VND	VND
<b>Financial Assets</b>				
Cash and cash equivalents	8,736,413,143	-	10,072,179,237	-
Trade receivables, other receivables	450,897,493,878	-	508,204,317,071	-
Short term investments	499,175,581	(417,547,359)	499,175,581	(385,711,659)
Long term investments	30,550,000,000	-	30,550,000,000	-
	<b>490,683,082,602</b>	<b>(417,547,359)</b>	<b>549,325,671,889</b>	<b>(385,711,659)</b>
	Carrying amount			
	30/09/2025		01/01/2025	
	VND		VND	
<b>Financial Liabilities</b>				
Loans and borrowings			40,000,000,000	40,000,000,000
Trade payables, other payables			505,030,134,440	593,924,769,724
Accrued expenses			2,126,465,753	331,397,260
			<b>547,156,600,193</b>	<b>634,256,166,984</b>

Financial assets and financial liabilities are not revalued according to fair value at the year ended because Circular No. 210/2009/TT-BTC and prevailing statutory regulations require to present Financial Statements and additional note for financial instruments but do not provide any relevant instructions for assessment and recognition of fair value of financial assets and liabilities, excluding provisions for bad debts and provision for devaluation of securities investments which are presented in relevant notes.

**Financial risk management**

The Company's financial risks including market risk, credit risk and liquidity risk. The Company has developed its control system to ensure the reasonable balance between cost of incurred risks and cost of risk management. The Board of Directors and The Management Board of the Company is responsible for monitoring the risk management process to ensure the appropriate balance between risk and risk control.

**Market risk**

The Company's business operations will bear the risks of changes on prices, exchange rates and interest rates.

**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***Price Risk**

The Company bears price risk of equity instruments from short-term and long-term security investments due to uncertainty on future prices of the securities. Long-term securities are held for long-term strategies, at the end of the fiscal year, the Company has no plans to sell these investments.

**Exchange rate risk**

The Company bears the risk of exchange rate due to fluctuation in fair value of future cash flows of a financial instrument according to changes in exchange rates if loans, revenues and expenses of the Company are done in foreign currencies other than VND.

**Interest rate risk**

The Company bears the risk of interest rates due to fluctuation in fair value of future cash flow of a financial instrument according to changes in market interest rates if the Company has time or demand deposits, loans and debts subject to floating interest rates. The Company manages interest rate risk by analyzing the market competition situation to obtain any interest profitable for its operation purpose.

**Credit Risk**

Credit risk is risk in which the potential loss may be incurred if a counterpart fails to perform its obligations under contractual terms or financial instruments. The Company has credit risk from operating activities (mainly for trade receivables) and financial activities (including bank deposits, loans and other financial instruments).

	Less than 1 year	From 1 - 5 years	More than 5 years	Total
	VND	VND	VND	VND
<b>As at 30/09/2025</b>				
Cash and cash equivalents	8,736,413,143	-	-	8,736,413,143
Trade receivables, other receivables	450,677,493,878	220,000,000	-	450,897,493,878
Short term investments	81,628,222	-	-	81,628,222
Long term investments	-	30,550,000,000	-	30,550,000,000
	<b>459,495,535,243</b>	<b>30,770,000,000</b>	<b>-</b>	<b>490,265,535,243</b>
<b>As at 01/01/2025</b>				
Cash and cash equivalents	10,072,179,237	-	-	10,072,179,237
Trade receivables, other receivables	507,984,317,071	220,000,000	-	508,204,317,071
Short term investments	113,463,922	-	-	113,463,922
Long term investments	-	30,550,000,000	-	30,550,000,000
	<b>518,169,960,230</b>	<b>30,770,000,000</b>	<b>-</b>	<b>548,939,960,230</b>



**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***Liquidity Risk**

Liquidity risk is the risk in which the Company has trouble in settlement of its financial obligations due to lack of funds. Liquidity risk of the Company is mainly from different maturity of its financial assets and liabilities.

Due date for payment of financial liabilities based on expected payment under the contracts (based on cash flow of the original debts) as follows:

	Less than 1 year	From 1 - 5 years	More than 5 years	Total
	VND	VND	VND	VND
<b>As at 30/09/2025</b>				
Loans and borrowings	-	40,000,000,000	-	40,000,000,000
Trade payables, other payables	311,821,745,139	193,208,389,301	-	505,030,134,440
Accrued expenses	-	2,126,465,753	-	2,126,465,753
	<b>311,821,745,139</b>	<b>235,334,855,054</b>	<b>-</b>	<b>547,156,600,193</b>
<b>As at 01/01/2025</b>				
Loans and borrowings	-	40,000,000,000	-	40,000,000,000
Trade payables, other payables	593,924,769,724	-	-	593,924,769,724
Accrued expenses	-	331,397,260	-	331,397,260
	<b>593,924,769,724</b>	<b>40,331,397,260</b>	<b>-</b>	<b>634,256,166,984</b>

The Company believes that risk level of loan repayment is low. The Company has the ability to pay debts matured from cash flows from its operating activities and cash received from matured financial assets.

**31 . EVENTS AFTER BALANCE SHEET DATE**

There have been no significant events occurring after the reporting accounting period, which would require adjustments or disclosures to be made in the Separate financial statements.

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*These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements*

**32 . TRANSACTION AND BALANCES WITH RELATED PARTIES**

In the fiscal accounting period, the Company has the transactions and balances with related parties as follows: (particularly borrowings with related parties are detailed in Note 18.)

Transactions during the accounting period:

	Relation	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
		VND	VND
<b>Revenue from sales and service provision; Financial revenue; Other income:</b>			
SCI Consulting Joint Stock Company	Subsidiary company	1,214,017,575	1,280,457,954
SCI Quang Tri Joint Stock Company	Subsidiary company	34,810,880	-
SCI E&C Joint Stock Company	Subsidiary company	15,555,367,818	12,232,804,370
<b>Purchase</b>			
SCI Consulting Joint Stock Company	Subsidiary company	69,151,111,456	2,029,356,248
SCI E&C Joint Stock Company	Subsidiary company	631,386,282,761	430,942,940,112
<b>Interest income</b>			
SCI Energy Company Limited	Subsidiary company	600,000,000	-
<b>Repay loan principal</b>			
SCI Nghe An Joint Stock Company	Subsidiary company	-	22,500,000,000
<b>Interest expenses</b>			
SCI Nghe An Joint Stock Company	Subsidiary company	-	88,767,123
<b>Dividends, profits earned</b>			
SCI Nghe An Joint Stock Company	Subsidiary company	-	36,246,423,910
SCI Consulting Joint Stock Company	Subsidiary company	2,148,692,260	2,532,129,600

Outstanding balances up to the reporting date are as follows:

	Relation	30/09/2025	01/01/2025
		VND	VND
<b>Trade receivables</b>			
SCI Quang Tri Joint Stock Company	Subsidiary company	37,605,750	-
<b>Trade payables</b>			
SCI E&C Joint Stock Company	Subsidiary company	433,204,916,199	568,114,457,879
SCI Consulting Joint Stock Company	Subsidiary company	51,787,606,186	15,492,420,005
<b>Short-term advance payments to sellers</b>			
SCI E&C Joint Stock Company	Subsidiary company	171,320,102,941	231,612,474,622
<b>Other payables</b>			
SCI E&C Joint Stock Company	Subsidiary company	11,417,775,737	1,718,305,855


**NOTES TO THE SEPARATE FINANCIAL STATEMENTS****FORM B 09-DN***These notes are an integral part of and should be read in conjunction with the accompanying Separate financial statements***33. TRANSACTION AND BALANCES WITH RELATED PARTIES (Next)**


Transactions with other related parties:

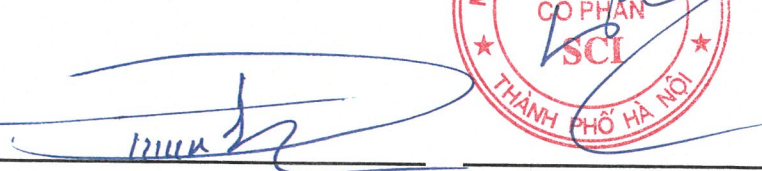
	For the reporting period from January 1, 2025 to September 30, 2025	For the reporting period from January 1, 2024 to September 30, 2024
	VND	VND
Remuneration to members of The Board of Directors and The Management Board and The Board of Directors	<b>2,074,583,501</b>	<b>2,269,055,666</b>
Nguyen Cong Hung	360,000,000	360,000,000
Doan The Anh	72,000,000	72,000,000
Nguyen Van Phuc	824,837,546	783,060,909
Pham Van Nghia	164,086,227	160,474,546
Nguyen Van Do	208,804,864	417,397,272
Vu An Minh	228,854,864	260,122,939
Ngo Vu An	32,000,000	72,000,000
Kim Manh Ha	72,000,000	72,000,000
Hoang Trong Minh	72,000,000	72,000,000
Nguyễn Anh Huy	40,000,000	-

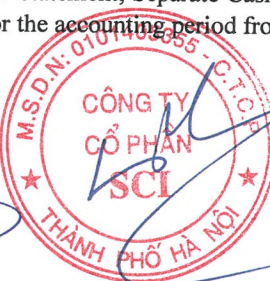
**33 . COMPARATIVE FIGURES**

The comparative figures on the Separate Balance Sheet and corresponding notes are the figures on the Financial Statements for the fiscal year ended December 31, 2024 audited by Moore AISC Auditing and Informatics Services Company Limited Branch. The comparative figures on the Separate Income Statement; Separate Cash Flow Statement and corresponding notes are the figures of the Separate Financial Statements for the accounting period from January 1, 2024 to September 30, 2024 prepared by the Company.

  
**Lê Thị Nhung**  
 Preparer

  
**Phan Dương Mạnh**  
 Chief Accountant

  
**Nguyễn Công Hưng**  
 Chairman



Ha Noi, October 28, 2025