

GARMEX SAIGON CORPORATION
(GARMEX SAIGON)



No.: 03/CBTT-2026

THE SOCIALIST REPUBLIC OF VIETNAM

Independence - Freedom - Happiness



Ho Chi Minh City, January 13, 2026

IRREGULAR INFORMATION DISCLOSURE

To: - State Securities Commission
- Hanoi Stock Exchange

1. Name of Organization: GARMEX SAIGON CORPORATION

- Stock Code: **GMC**
- Address: 252 Nguyen Van Luong, Go Vap Ward, Ho Chi Minh City
- Contact phone: 028 39844822 Fax: 028 39844746
- E-mail: headoffice@garmex.vn website: <https://www.garmex.vn>

2. Content of Disclosure:

Garmex Saigon Corporation announces Board of Directors Resolution No. 01/NQ-HDQT/2026 dated January 13, 2026 regarding the transfer of the right to purchase 02 (two) terraced houses - Phu My Residential Area to Thien Hai Investment and Trading Company Limited (which is a related organization of Garmex SaiGon - Thien Hai Investment and Trading Company Limited currently owns 15.86% of the voting shares of Garmex SaiGon)).

3. This information was disclosed on the Company's website on January 13, 2026 at the link <https://www.garmex.vn/vi/quan-he-co-dong/>

We hereby commit that the information disclosed above is true and accurate and take full legal responsibility for the content of the disclosed information.

Attached Document:
BOD Resolution No.
01/NQ-HDQT/2026

Representative of the Organization
Legal Representative
GENERAL DIRECTOR



NGUYEN MINH HANG

GARMEX SAIGON CORPORATION
(GARMEX SAIGON)
☸☸☸

No: 01/NQ-HDQT/2026

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Ho Chi Minh City, January 13, 2026

BOARD OF DIRECTORS RESOLUTION

***Re: Transfer of the right to purchase terraced house products - Phu My Residential Area
to Thien Hai Investment and Trading Company Limited***

- Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- Pursuant to the Charter of Garmex Saigon Corporation;
- Pursuant to the Board of Directors Resolution No. 12/NQ-HDQT/2025 dated December 25, 2025 regarding Transaction with related organization of Garmex Saigon Corporation ("the Company") concerning the purchase of terraced house products - Phu My Residential Area;
- Pursuant to the Company's Board of Directors ("BOD") opinion Ballot dated January 13, 2026.

**THE BOARD OF DIRECTORS OF GARMEX SAIGON CORPORATION
RESOLVES**

Article 1: To transfer the right to purchase 02 (two) terraced houses - Phu My Residential Area to Thien Hai Investment and Trading Company Limited (which is a related organization of Garmex SaiGon - Thien Hai Investment and Trading Company Limited currently owns 15.86% of the voting shares of Garmex SaiGon) at a purchasing right transfer price of 1% (one percent) of the house purchase value - Excluding Value Added Tax.

Article 2: The Board of Directors assigns the Company's General Director to carry out the procedures for transferring the right to purchase terraced house products - Phu My Residential Area to Thien Hai Investment and Trading Company Limited as stipulated in Article 1 of this Resolution.

Article 3: The Board of Directors, the Company's General Director, relevant units, departments, organizations and individuals are responsible for implementing this Resolution in accordance with the provisions of the law and the Company Charter.



Article 4: This Resolution takes effect from the date of signing.

Recipients:

- *As per Article 3*
- *BOS*
- *For BOD Office records.*

**O.B.O THE BOARD OF DIRECTORS
CHAIRMAN**



LE VAN HUNG

