



**SCG CONSTRUCTION GROUP
JOINT STOCK COMPANY**

**SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness**

No.: 144/2026/SCG-CBTT

Hanoi, 20th Jan..... 2026

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

Name of organization: SCG Construction Group Joint Stock Company

Stock code: SCG

Head office address: 8th Floor, Sunshine Center Building, 16 Pham Hung Street, Tu Liem Ward, Ha Noi City, Viet Nam.

Phone number: 0247 305 9979

Website: <https://scgr.vn>

Person in charge of information disclosure: Mr. Tran The Long – Authorized Person for Information Disclosure

Type of information disclosure: ☐ Periodic ☐ Extraordinary ☒ 24h ☐ Other

Content of information disclosure:

Resolution of the Board of Directors No. 05./2026/SCG/NQ-HĐQT dated 20th Jan.....2026 on the approval of the execution of Purchase and Sale Contracts with DIA Investment Joint Stock Company, the Supplementary Collateral for the Credit Facility Granted by Saigon-Hanoi Commercial Joint Stock Bank (“SHB”), and the Supplementary Collateral for the Credit Facility Granted by Military Commercial Joint Stock Bank (“MB Bank”).

This information was disclosed on the Company’s website on 20th Jan.....2026 at the following link: <https://scgr.vn/cong-bo-thong-tin/>.

We hereby certify that the above information is true and correct and we take full legal responsibility for the disclosed information. *Tran The Long*

Recipients:

- As above.

**AUTHORIZED PERSON FOR
INFORMATION DISCLOSURE**



TRAN THE LONG



SCG CONSTRUCTION GROUP
JOINT STOCK COMPANY

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Independence - Freedom - Happiness

No.: 05./2026/SCG/NQ-HĐQT

Hanoi, 20th Jan..... 2026

RESOLUTION OF THE BOARD OF DIRECTORS
SCG CONSTRUCTION GROUP JOINT STOCK COMPANY

BOARD OF DIRECTORS

- Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- Pursuant to the Charter on organization and operation of SCG Construction Group Joint Stock Company ("Company");
- Pursuant to the Resolution No. 14/2025/SCG/NQ-HĐQT of the Board of Directors dated May 23, 2025;
- Pursuant to the Resolution No. 19/2025/SCG/NQ-HĐQT of the Board of Directors dated July 9, 2025;
- Pursuant to the Minutes of the Board of Directors Meeting No. 05./2025/SCG/BBH-HĐQT dated 20th Jan..... 2025.

RESOLUTION

Article 1. Approval of the execution of Purchase and Sale Contracts with DIA Investment Joint Stock Company, as follows:

- 1. Subject matter of transaction:** Twenty (20) low-rise lots within the Investment and Construction Project of Sunshine Grand Capital New Urban Area (commercial name: Noble Palace Tay Thang Long) – Address: Southwest New Urban Area, O Dien Commune, Hanoi City, invested by the Joint Venture between DIA Investment Joint Stock Company and New Diamond Consultancy, Investment and Trading Joint Stock Company as the project owners, specifically:

No.	Land Lot Code	Commercial Unit Code	Land Area (m2)	Transfer Value (VND)
1	B.LK-05.84	C5-84	62.5	12,994,574,888
2	B.LK-09.49	C9-48A	75.0	14,351,292,379
3	B.LK-09.50	C9-50	75.0	14,351,292,379
4	B.LK-09.115	C9-115	75.0	14,351,292,379
5	C.LK-04.61	H4-61	75.0	14,351,292,379
6	B.LK-05.100	C5-100	62.5	12,607,510,596
7	B.LK-05.101	C5-101	62.5	12,607,510,596
8	B.LK-05.102	C5-102	62.5	12,599,383,412
9	B.LK-08.22	C8-22	60.3	15,900,643,154
10	B.LK-09.152	C9-152	65.0	12,562,975,439

No.	Land Lot Code	Commercial Unit Code	Land Area (m2)	Transfer Value (VND)
11	B.LK-09.153	C9-152A	65.0	13,074,286,204
12	B.LK-09.155	C9-155	65.0	13,074,286,204
13	B.LK-09.156	C9-156	65.0	13,066,159,019
14	B.LK-05.27	C5-27	62.5	13,186,496,743
15	B.LK-05.28	C5-28	62.5	13,186,496,743
16	B.LK-05.38	C5-38	62.5	13,279,962,933
17	B.LK-05.43	C5-43	62.5	12,607,510,596
18	B.LK-05.45	C5-45	62.5	12,607,510,596
19	B.LK-09.157	C9-157	60.3	14,325,446,310
20	B.LK-08.33	C8-33	60.3	14,501,405,738
Total				269,587,328,687

2. **Transaction Value: VND 269,587,328,687** (in words: Two hundred sixty-nine billion five hundred eighty-seven million three hundred twenty-eight thousand six hundred eighty-seven Vietnamese Dong), inclusive of VAT and maintenance fees.
3. **The seller:** DIA Investment Joint Stock Company ("DIA")
 - Tax code: 0500468389.
 - Address: Lot C12-12, Dan Phuong High-End Ecological Urban Area, Dan Phuong Commune, Hanoi City, Vietnam.
 - Related party relationships: Mr. Do Anh Tuan, representative managing the equity interest of Sunshine Group Joint Stock Company ("SSG") in DIA, is the Vice Chairman of the Board of Directors/Major Shareholder of the Company; DIA is a subsidiary of SSG (*SSG and the Company share common major shareholders, executive management, and persons related to executive management: Mr. Do Van Truong – Chairman of the Board of Directors/Legal Representative/Major Shareholder of the Company is a member of the Board of Directors of SSG; Mr. Do Anh Tuan – Vice Chairman of the Board of Directors/Major Shareholder of the Company is the Chairman of the Board of Directors/Legal Representative/Major Shareholder of SSG; Mr. Ho Duc Viet – Member of the Board of Directors of the Company is the Chief Accountant/Authorized Information Disclosure Officer of SSG; Mr. Nguyen Xuan Anh – General Director/Legal Representative of the Company is the Deputy General Director of SSG; Ms. Nguyen Thi Thanh Huyen – Member of the Board of Supervisors of the Company is the Head of the Board of Supervisors of SSG; Ms. Nguyen Thi Xuan My is the Corporate Governance Officer of both the Company and SSG).*
 - **Project Owner:** Joint Venture between DIA Investment Joint Stock Company and New Diamond Consultancy, Investment and Trading Joint Stock Company ("New Diamond").

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- Related Party Relationship between Tan Cuong and the Company: Ms. Tran Thi Hang – Member of the Board of Supervisors of the Company is the Chief Accountant of New Diamond; Mr. Do Anh Tuan – Vice Chairman of the Board of Directors/Major Shareholder of the Company is the Deputy Director of New Diamond.

Article 2. Approval of the Supplementary Collateral for the Credit Facility Granted by Saigon-Hanoi Commercial Joint Stock Bank (“SHB”), as follows:

- **Loan Amount/Credit Facility Granted:** VND 2,000,000,000,000 (in words: two trillion dong).
- **Supplementary Collateral:** All property rights arising from the investment, business operations, and exploitation of ten (10) low-rise land lots within the Sunshine Grand Capital New Lifestyle Urban Area Construction Investment Project (commercial name: Noble Palace Tay Thang Long), located at Southwest New Urban Area, O Dien Commune, Hanoi City, invested by the Joint Venture between DIA Investment Joint Stock Company and New Diamond Consultancy, Investment and Trading Joint Stock Company, specifically:

No.	Land Lot Code	Commercial Unit Code	Land Area (m2)
1	B.LK-05.84	C5-84	62.5
2	B.LK-09.49	C9-48A	75.0
3	B.LK-09.50	C9-50	75.0
4	B.LK-09.115	C9-115	75.0
5	C.LK-04.61	H4-61	75.0
6	B.LK-05.100	C5-100	62.5
7	B.LK-05.101	C5-101	62.5
8	B.LK-05.102	C5-102	62.5
9	B.LK-08.22	C8-22	60.3
10	B.LK-09.152	C9-152	65.0

Article 3. Approval of the Supplementary Collateral for the Credit Facility Granted by Military Commercial Joint Stock Bank (“MB Bank”):

- **Loan Amount/Credit Facility Granted:** VND 1,000,000,000,000 (in words: One trillion dong).
- **Supplementary Collateral:** All property rights arising from the investment, business operations, and exploitation of ten (10) low-rise land lots within the Sunshine Grand Capital New Lifestyle Urban Area Construction Investment Project (commercial name: Noble Palace Tay Thang Long), located at Southwest New Urban Area, O Dien Commune, Hanoi City, invested by the Joint Venture between DIA Investment Joint Stock Company and New Diamond Consultancy, Investment and Trading Joint Stock Company, specifically:

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No.	Land Lot Code	Commercial Unit Code	Land Area (m2)
1	B.LK-09.153	C9-152A	65.0
2	B.LK-09.155	C9-155	65.0
3	B.LK-09.156	C9-156	65.0
4	B.LK-05.27	C5-27	62.5
5	B.LK-05.28	C5-28	62.5
6	B.LK-05.38	C5-38	62.5
7	B.LK-05.43	C5-43	62.5
8	B.LK-05.45	C5-45	62.5
9	B.LK-09.157	C9-157	60.3
10	B.LK-08.33	C8-33	60.3

Article 4. Assignment/Authorization for Implementation

- The General Director, being the legal representative of the Company, is hereby assigned to represent the Company in executing, negotiating, discussing, and deciding on all matters related to the resolutions approved by the Board of Directors as set forth above.
- The General Director, as the legal representative of the Company, shall have the authority to sub-delegate such authorization to other individuals for the implementation of the matters authorized herein.

Article 5. This Resolution shall take effect from the date of signing. Members of the Board of Directors, members of the Supervisory Board, the General Director's Office, and all relevant departments and individuals shall be responsible for the implementation of this Resolution. *How 29/1*

Recipients:

- As Article 5;
- SSC, HNX;
- Archives.

ON BEHALF OF THE BOARD OF DIRECTORS

CHAIRMAN



ĐO VAN TRUONG