



**SAIGON GENERAL SERVICE
CORPORATION**

Audited consolidated Financial Statements
for the fiscal year ended
December 31, 2025

SAIGON GENERAL SERVICE CORPORATION

CONSOLIDATED FINANCIAL STATEMENTS

For the fiscal year ended December 31, 2025

CONTENT

	Page (s)
CORPORATION INFORMATION	2
REPORT OF BOARD OF MANAGEMENT	3
INDEPENDENT AUDITORS' REPORT	4
CONSOLIDATED BALANCE SHEET	5 - 8
CONSOLIDATED INCOME STATEMENT	9
CONSOLIDATED CASH FLOW STATEMENT	10 - 11
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS	12 - 63

SAIGON GENERAL SERVICE CORPORATION

CORPORATE INFORMATION

CORPORATE INFORMATION

Saigon General Service Corporation is a joint stock company established under Decision No. 3448/QĐ-UB issued by Ho Chi Minh City People's Committee on July 9, 2004 and adjusted under Decision No. 3449/QĐ-UB issued on the same day.

According to the 19th Certificate of Business Registration Amendment amendment on November 25, 2025, the Company's charter capital is VND 932,782,890,000.

The Company's shares are listed on the Ho Chi Minh City Stock Exchange since 2009 with the stock code SVC.

BOARD OF DIRECTORS

Members of the Board of Directors managing the Company during the year and to the date of this report include:

- Mr. Ngo Duc Vu	Chairman	
- Mr. Nguyen Ngoc Chau	Vice Chairman	
- Mr. Ho Viet Ha	Vice Chairman	<i>Dismissed on May 16, 2025</i>
- Mr. Nguyen Hai Ha	Member	<i>Appointed on May 16, 2025</i>
- Mr. Vu Dinh Do	Member	
- Mr. Trang Quang Truong	Member	
- Mr. Tran Hai Anh	Member	<i>Dismissed on May 16, 2025</i>
- Mr. Ngo Van Danh	Member	
- Mr. Nguyen Van Oanh	Independent Member	<i>Appointed on May 16, 2025</i>

BOARD OF MANAGEMENT

Members of the Board of Management managing the Company during the year and to the date of this report include:

- Mr. Nguyen Hai Ha	General Director	
- Mr. Tran Hai Anh	Deputy General Director	<i>Dismissed on September 11, 2025</i>
- Mr. Ngo Van Danh	Deputy General Director	
- Mr. Nguyen Hong Anh	Deputy General Director	<i>Appointed on September 11, 2025</i>
- Mr. Nguyen Thanh Toai	Deputy General Director	<i>Appointed on September 11, 2025</i>
- Mr. Diep Tran Bao	Deputy General Director	<i>Appointed on September 11, 2025</i>

BOARD OF SUPERVISORS

- Ms. Bui Thi Nhu Quynh	Chief Supervisor	
- Mr. Ngo Hoa	Member	
- Ms. Le Thi Huyen	Member	<i>Dismissed on May 16, 2025</i>
- Ms. Tran Thi Ha Thu	Member	<i>Appointed on May 16, 2025</i>

LEGAL REPRESENTATIVE

The legal representative of the Company during the year and to the date of this report is Mr. Nguyen Hai Ha - General Director.

BUSINESS REGISTRATION OFFICE

The company's head office is located at: 220 Bis Nguyen Huu Canh Street, Thanh My Tay Ward, Ho Chi Minh City.

AUDITORS

BDO Audit Services Company Limited has audited the Company's consolidated Financial Statements for the fiscal ended December 31, 2025.

SAIGON GENERAL SERVICE CORPORATION
REPORT OF THE BOARD OF MANAGEMENT

On consolidated Financial Statement for the fiscal year ended 31 December, 2025

The Board of Management of Saigon General Service Corporation (hereinafter referred to as "the Company") is pleased to present this report together with the audited consolidated Financial Statements for the fiscal year ended December 31, 2025.

BOARD OF MANAGEMENT'S RESPONSIBILITIES IN RESPECT OF CONSOLIDATED FINANCIAL STATEMENTS

The Board of Management of the Company is responsible for preparing the consolidated financial statements, which give a true and fair view of the Company's consolidated financial position as at December 31, 2025 as well as its consolidated operations results and its consolidated cash flow for the year then ended in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and relevant legal regulations on preparation and presentation of consolidated Financial Statements.

In preparing the consolidated Financial Statements, Board of Management is required to:

- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State applicable accounting principles that have been followed, any material deviations (if any) discovered and explained in consolidated Financial Statements;
- Prepare consolidated Financial Statements on going concern basis unless it is inappropriate to presume that the Company will continue in business.

Board of Management is responsible for ensuring that accounting records are kept adequately to give a fair and true view of the consolidated financial position of the Company at any time and to ensure that the accompanying consolidated Financial Statements of the Company were prepared in accordance with Vietnamese Accounting Standards, current Vietnamese Corporate Accounting System and relevant legal regulations. Board of Management is also responsible for safeguarding the Company's assets and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities

APPROVAL OF SEPARATE FINANCIAL STATEMENTS

The Board of Management approves the consolidated Financial Statements for the fiscal year ended December 31, 2025 which are set out from page 05 to page 63. According to the Board of Management, the consolidated financial statements give a true and fair view, in all material respect, of the consolidated financial position as at December 31, 2025, consolidated operation results and consolidated cash flows for the fiscal year ended December 31, 2025 in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and accounting policies applicable to the consolidated Financial Statements.

Ho Chi Minh City, March 30, 2026

For and on behalf of the Board of Management,



Nguyen Hai Ha

INDEPENDENT AUDITORS' REPORT

*On the consolidated Financial Statements of Saigon General Service Corporation
for the fiscal year ended December 31, 2025*

**Dear: SHAREHOLDERS, BOARD OF DIRECTORS AND BOARD OF MANAGEMENT
OF SAIGON GENERAL SERVICE CORPORATION**

We have audited the accompanying consolidated financial statements of Saigon General Service Corporation (hereinafter referred to as "the Company") dated March 30, 2026 from pages 05 to page 63, including the consolidated Balance Sheet as at December 31, 2025, consolidated Income statement, consolidated Cash Flow Statement for the fiscal year then ended and Notes to the consolidated Financial Statements.

Responsibilities of Board of Management

Board of Management is responsible for the preparation and fair presentation of the Company's consolidated Financial Statements in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and other prevailing legal regulations relevant to the preparation and presentation of consolidated Financial Statements, and for such internal control as the Board of Management determines is necessary to enable the preparation and presentation of consolidated Financial Statements that are free from material misstatement, whether due to fraud or errors.

Responsibilities of auditors

Our responsibility is to express an opinion on the consolidated financial statements based on our audit. We have conducted our audit in accordance with Vietnamese Standards on Auditing. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the consolidated Financial Statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the consolidated Financial Statements. The procedures selected depend on the auditors' judgments, including the assessment of the risks of material misstatements on the consolidated Financial Statements, whether due to fraud or errors. In making those risk assessments, the auditor considers internal control relevant to the Company's preparation and fair presentation of the consolidated Financial Statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the Board of Management, as well as evaluating the overall presentation of the consolidated Financial Statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Opinion of auditors

In our opinion, in all material respects, the accompanying consolidated Financial Statements give a true and fair view of the financial position of Saigon General Service Corporation as at December 31, 2025, and of its consolidated operation results and its consolidated cash flows for the year ended December 31, 2025 in accordance with the Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and other prevailing legal regulations relevant to the preparation and presentation of consolidated Financial Statements.

BDO AUDIT SERVICES COMPANY LIMITED



Nguyen Tuan Anh - Deputy Director
Audit Practicing Registration Certificate
No. 1906-2023-038-1



Nguyen Huong Giang - Auditor
Audit Practicing Registration Certificate
No. 5118-2026-038-1

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED BALANCE SHEET

B01-DN/HN

As at December 31, 2025

Currency: VND

ASSETS	Code	Note	Closing balance	Opening balance
A - CURRENT ASSETS	100		6,271,904,013,540	4,886,457,647,358
I. Cash and cash equivalents	110	V.1	836,115,284,318	877,792,221,167
1. Cash	111		554,224,561,145	523,219,181,861
2. Cash equivalents	112		281,890,723,173	354,573,039,306
II. Short-term financial investments	120		157,286,477,910	164,005,181,104
1. Trading securities	121	V.2.3	28,274,992,543	28,274,992,543
2. Provision for impairment of trading securities	122	V.2.3	(18,184,117,828)	(17,170,413,738)
3. Held-to-maturity investments	123	V.2.1	147,195,603,195	152,900,602,299
III. Current receivables	130		3,357,194,178,532	2,098,640,882,372
1. Current trade receivables	131	V.3	1,303,135,981,627	771,237,917,253
2. Current advances to suppliers	132	V.4.1	427,104,235,969	237,859,310,410
3. Short-term loan receivables	135	V.2.2	469,050,000,000	14,500,000,000
4. Other current receivables	136	V.5.1	1,170,331,654,220	1,087,123,367,646
5. Provision for current doubtful debts	137		(12,427,693,284)	(12,079,712,937)
IV. Inventories	140	V.6	1,721,866,016,782	1,674,164,636,972
1. Inventories	141		1,723,379,528,314	1,677,129,379,474
2. Provision for devaluation in inventory	149		(1,513,511,532)	(2,964,742,502)
V. Other current assets	150		199,442,055,998	71,854,725,743
1. Current prepaid expenses	151	V.7.1	46,277,420,347	24,211,392,234
2. Deductible value added tax	152		143,538,733,877	34,169,610,406
3. Taxes and other receivables from the State budget	153	V.16	9,625,901,774	13,473,723,103

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED BALANCE SHEET (continued)

B01-DN/HN

As at December 31, 2025

Currency: VND

ASSETS	Code	Note	Closing balance	Opening balance
B - NON-CURRENT ASSETS	200		4,071,072,719,249	4,075,291,423,374
I. Non-current receivables	210		429,364,888,364	983,722,026,057
1. Non-current trade receivables	211		6,250,000,000	6,250,000,000
2. Non-current advances to suppliers	212	V.4.2	4,846,000,000	103,618,779,409
3. Other non-current receivables	216	V.5.2	420,103,920,190	875,688,278,474
4. Provision for non-current doubtful debts	219		(1,835,031,826)	(1,835,031,826)
II. Fixed assets	220		1,735,059,606,138	1,142,580,668,401
1. Tangible fixed assets	221	V.8	1,494,897,304,994	946,401,220,161
<i>Historical cost</i>	222		2,197,316,326,162	1,683,166,389,766
<i>Accumulated depreciation</i>	223		(702,419,021,168)	(736,765,169,605)
2. Financial lease fixed assets	224	V.11	67,222,608,696	12,534,792,965
<i>Historical cost</i>	225		69,065,258,707	14,351,114,987
<i>Accumulated depreciation</i>	226		(1,842,650,011)	(1,816,322,022)
3. Intangible fixed assets	227	V.9	172,939,692,448	183,644,655,275
<i>Historical cost</i>	228		205,575,190,879	212,849,911,814
<i>Accumulated amortization</i>	229		(32,635,498,431)	(29,205,256,539)
III. Investment properties	230	V.10	713,878,072,233	726,261,996,196
Historical cost	231		1,089,604,840,717	1,067,361,388,909
Accumulated depreciation	232		(375,726,768,484)	(341,099,392,713)
IV. Non-current asset-in-progress	240		390,397,479,426	407,977,312,004
1. Long-term work in progress	241		72,490,000	-
2. Construction in progress	242	V.12	390,324,989,426	407,977,312,004
V. Long-term financial investments	250		379,166,837,139	448,075,603,755
1. Investment in joint ventures, associates	252	V.2.4	339,533,761,449	386,734,480,609
2. Capital investment in other entities	253	V.2.5	39,917,579,924	60,717,579,924
3. Provision for long-term investments	254	V.2.5	(1,284,504,234)	(376,456,778)
4. Held-to-maturity investments	255	V.2.1	1,000,000,000	1,000,000,000
VI. Other non-current assets	260		423,205,835,949	366,673,816,961
1. Non-current prepaid expenses	261	V.7.2	187,191,410,035	174,676,697,236
2. Deferred income tax assets	262		25,531,132,717	26,910,885,804
3. Goodwill	269	V.13	210,483,293,197	165,086,233,921
TOTAL ASSETS	270		10,342,976,732,789	8,961,749,070,732

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED BALANCE SHEET *(continued)*

B01-DN/HN

As at December 31, 2025

Currency: VND

RESOURCES	Code	Note	Closing balance	Opening balance
C - LIABILITES	300		7,495,513,367,921	6,591,661,344,545
I. Current liabilities	310		4,623,506,664,887	4,030,332,568,737
1. Current trade payables	311	V.14	1,059,974,370,602	444,524,576,353
2. Current advance from customers	312	V.15.1	260,353,262,117	180,933,260,569
3. Statutory obligations	313	V.17	218,229,671,512	75,198,592,065
4. Payables to employees	314		219,227,240,401	178,660,659,551
5. Current accrued expenses	315	V.16.1	59,697,379,827	66,662,990,182
6. Short-term unearned revenue	318	V.18.1	49,868,623,308	35,938,175,625
7. Other current payables	319	V.19.1	123,888,948,876	241,171,989,378
8. Short-term borrowings and finance lease liabilities	320	V.20.1	2,621,538,607,159	2,795,262,694,888
9. Provision for current payables	321		-	108,871,072
10. Bonus and welfare fund	322		10,728,561,085	11,870,759,054
II. Non-current liabilities	330		2,872,006,703,034	2,561,328,775,808
1. Non-current trade payables	331		-	5,800,920,000
2. Non-current advance from customers	332	V.15.2	14,525,286,492	14,682,836,736
3. Non-current accrued expenses	333	V.16.2	14,783,592,921	-
4. Long-term unearned revenue	336	V.18.2	39,364,036,534	45,682,785,833
5. Other non-current payables	337	V.19.2	699,045,285,245	1,227,524,195,178
6. Long-term loans and financial leases	338	V.20.2	2,104,288,501,842	1,267,484,651,356
7. Provision for non-current payables	342		-	153,386,705



SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED BALANCE SHEET (continued)

B01-DN/HN

As at December 31, 2025

Currency: VND

RESOURCES	Code	Note	Closing balance	Opening balance
D - OWNERS' EQUITY	400	V.21	2,847,463,364,868	2,370,087,726,187
I. Owners' equity	410		2,847,463,364,868	2,370,087,726,187
1. Contributions of owners	411		932,782,890,000	666,305,640,000
- <i>Common shares with voting rights</i>	<i>411a</i>		<i>932,782,890,000</i>	<i>666,305,640,000</i>
2. Share premiums	412		4,597,348,871	4,597,348,871
3. Other equity of shareholders	414		214,101,565,567	210,188,261,567
4. Treasury shares	415		(361,306,726)	(361,306,726)
5. Development investment fund	418		33,185,097,285	34,760,139,815
6. Retained earnings	421		720,579,392,323	558,020,923,166
- <i>Accumulated retained earnings to the end of previous year</i>	<i>421a</i>		<i>271,743,818,312</i>	<i>492,144,772,967</i>
- <i>Retained earnings of current year</i>	<i>421b</i>		<i>448,835,574,011</i>	<i>65,876,150,198</i>
7. Non-controlling interests	429		942,578,377,549	896,576,719,494
II. Other funding sources and funds	430		-	-
TOTAL RESOURCES	440		10,342,976,732,789	8,961,749,070,732

Ho Chi Minh City, March 30, 2026

Preparer

Chief Accountant

General Director





Tran Thai Son

Tran Thai Son

Nguyen Hai Ha

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED INCOME STATEMENT

B02-DN/HN

For the fiscal year ended December 31, 2025

Currency: VND

INDICATORS	Code	Note	Current year	Previous year
1. Revenue from sales of goods and rendering of services	01	VI.1	27,809,694,392,317	24,772,167,068,108
2. Revenue deductions	02	VI.2	30,720,675,601	12,889,934,475
3. Net revenue from sales of goods and rendering of services	10		27,778,973,716,716	24,759,277,133,633
4. Cost of goods sold	11	VI.3	25,925,168,493,467	23,027,206,705,509
5. Gross profit from sales of goods and rendering of services	20		1,853,805,223,249	1,732,070,428,124
6. Financial income	21	VI.4	837,670,917,400	157,192,915,817
7. Financial expenses	22	VI.5	408,230,523,810	212,388,566,626
<i>In which: Interest expenses</i>	23		<i>307,978,038,424</i>	<i>173,475,897,115</i>
8. Profit or loss in joint ventures and associates	24		26,827,705,798	57,517,045,099
9. Selling expenses	25	VI.6	1,047,063,087,286	926,929,842,032
10. General and administrative expenses	26	VI.7	684,212,575,083	608,864,953,733
11. Net operating profit	30		578,797,660,267	198,597,026,649
12. Other income	31	VI.8	115,619,792,307	74,285,776,288
13. Other expenses	32		21,134,946,457	11,257,514,691
14. Other profit	40		94,484,845,850	63,028,261,597
15. Total profit/(loss) before tax	50		673,282,506,117	261,625,288,246
16. Current corporate income tax expenses	51	VI.10	173,957,581,979	44,718,705,289
17. Deferred corporate income tax expenses	52	VI.11	781,723,059	10,285,666,621
18. Net profit after tax	60		498,543,201,079	206,620,916,336
19. Profit after tax of parent company	61		448,835,574,011	100,211,052,199
20. Profit after tax of non-controlling shareholders	62		49,707,627,068	106,409,864,137
21. Basic earnings per share	70	VI.12	4,803	1,068

Ho Chi Minh City, March 30, 2026

Preparer

Chief Accountant

General Director





Tran Thai Son

Tran Thai Son

Nguyen Hai Ha

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED CASH FLOW STATEMENT

B03-DN/HN

For the fiscal year ended December 31, 2025

(Indirect method)

Currency: VND

INDICATORS	Code	Note	Current year	Previous year
I. Cash flows from operating activities				
1. Profit before tax	01		673,282,506,117	261,625,288,246
2. Adjustments for:				
- Depreciation of fixed assets and allocation of goodwill	02		224,398,112,084	170,755,382,156
- Provisions	03		737,719,191	3,489,493,594
- Foreign exchange (gains)/losses from revaluation of monetary items denominated in foreign currencies	04		-	-
- (Gains)/losses from investment activities	05		(829,612,620,349)	(138,079,878,218)
- Interest expenses	06		307,978,038,424	173,475,897,115
- Other adjustments	07		-	-
3. Operating profit before changes in working capital	08		376,783,755,468	471,266,182,893
- (Increase)/decrease in receivables	09		(143,251,359,065)	216,894,975,790
- (Increase)/decrease in inventories	10		(96,734,854,029)	(243,767,920,254)
- Increase/(decrease) in payables	11		(41,525,008,896)	(188,330,986,110)
- (Increase)/decrease in prepaid expenses	12		(19,199,943,817)	(49,080,353,879)
- (Increase)/decrease in trading securities	13		-	-
- Interest paid	14		(244,487,774,143)	(156,815,734,441)
- Corporate income tax paid	15		(60,926,576,546)	(37,572,744,917)
- Other proceeds from operating activities	16		-	-
- Other payments on operating activities	17		(3,044,347,099)	(3,191,027,478)
Net cash flows from operating activities	20		(232,386,108,127)	9,402,391,604
II. Cash flows from investing activities				
1. Acquisition and construction of fixed assets and other non-current assets	21		(542,575,326,608)	(216,857,959,906)
2. Proceed from disposal of fixed assets and other non-current assets	22		107,562,791,488	73,978,792,714
3. Loans to other entities and payment for purchase of debt instruments of other entities	23		(2,696,681,660,410)	(647,221,577,203)
4. Collections from loans and proceeds from sale of debt instrument of other entities	24		2,433,721,940,817	378,311,535,855
5. Payment for investments in other entities	25		(921,705,092,538)	(75,142,859,265)
6. Proceed from sale of investments in other entities	26		899,868,703,753	70,400,000,000
7. Interests, dividends and profit received	27		181,371,294,981	55,026,808,906
Net cash flows from investing activities	30		(538,437,348,517)	(361,505,258,899)

SAIGON GENERAL SERVICE CORPORATION
CONSOLIDATED CASH FLOW STATEMENT (continued)

B03-DN/HN

For the fiscal year ended December 31, 2025

(Indirect method)

Currency: VND

INDICATORS	Code	Note	Current year	Previous year
III. Cash flows from financing activities				
1. Receipts from share issue, capital contribution of shareholders	31		4,912,000,000	319,700,500,000
2. Repayment to owners, repurchase of issued shares of the company	32		(1,895,000,000)	-
3. Drawdown of borrowings	33		19,301,536,273,415	16,739,628,558,859
4. Repayment of borrowings principal	34		(18,489,438,226,326)	(16,119,655,725,776)
5. Repayment of finance lease principal	35		(4,556,742,294)	(2,280,724,164)
6. Dividend, profit distributed to shareholders	36		(81,411,785,000)	(150,361,457,530)
<i>Net cash flows from financing activities</i>	40		<u>729,146,519,795</u>	<u>787,031,151,389</u>
Net cash flows during the year	50		(41,676,936,849)	434,928,284,094
Cash and cash equivalents at the beginning of the year	60	V.1	877,792,221,167	442,863,937,073
Impacts of foreign exchange differences	61		-	-
Cash and cash equivalents at the end of the year	70	V.1	<u>836,115,284,318</u>	<u>877,792,221,167</u>

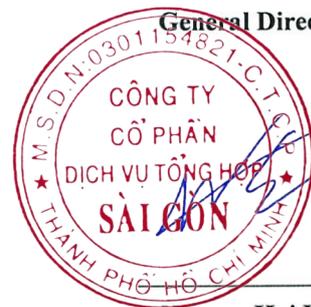
Ho Chi Minh City, March 30, 2026

Preparer

Chief Accountant

General Director





Tran Thai Son

Tran Thai Son

Nguyen Hai Ha

I. CORPORATE INFORMATION

1. Structure of ownership

Saigon General Service Corporation is a joint stock company established under Decision No. 3448/QĐ-UB issued by Ho Chi Minh City People's Committee on July 9, 2004 and adjusted under Decision No. 3449/QĐ-UB issued on the same day.

According to the 19th Certificate of Business Registration Amendment amendment on November 25, 2025, the Company's charter capital is VND 932,782,890,000.

The Company's shares are listed on the Ho Chi Minh City Stock Exchange since 2009 with the stock code SVC.

The parent company of the Company is Tasco Auto Joint Stock Company. The ultimate parent company of the Company is Tasco Joint Stock Company (listed on the HNX with stock code HUT).

2. Business activities

Principal business activities of the Company include:

- Commercial services: trading, distribution, repair and maintenance of automobiles, motorbikes and spare parts; trading in jewelry, construction materials; providing hospitality services;
- Property: trading property, land use rights; warehouse, office, trade center leasing; investment, development of property projects towards business of office buildings, apartments, villas and high-class resorts;
- Financial investment activities: Investments in subsidiaries, associates and shares of other entities operating in the fields of trading and services, property and infrastructure.

3. Normal course of business cycle

The Company's operating cycle is normally no more than 12 months.

4. The characteristics of the business in the year that affect the consolidated Financial Statements

According to the Company's Board of Management, during the year there were no events or activities that significantly affected the consolidated Financial Statements.

5. Corporate structure

As at December 31, 2025, the Company has 20 direct subsidiaries and 41 indirect subsidiaries, 2 direct associates and 5 indirect associates (as at December 31, 2024, the Company has 23 direct subsidiaries and 36 indirect subsidiaries, 3 direct associates and 5 indirect associates). Details are as follows:

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31, 2025	Dec 31, 2025
Directly owned subsidiary					
1	Saigon Automobile Service Joint Stock Company	Commercial business and automobile services	61A Cao Thang Street, Ban Co Ward, Ho Chi Minh City, Vietnam	52.87%	53.18%
2	Saigon Star Joint Stock Company	Commercial business and automobile services	510 National Highway 13, Ward 6, Hiep Binh Ward, Ho Chi Minh City, Vietnam	57.35%	57.35%
3	OtoS Joint Stock Company	Providing e-commerce services; advertising services; trading in automobiles and spare parts; provision of software and services related to information technology	68 Nam Ky Khoi Nghia Street, Saigon Ward, Ho Chi Minh City, Vietnam	80.86%	80.86%
4	Northwest Saigon Automobile Joint Stock Company	Commercial business and automobile services	43/7A Xuan Thoi Dong 2 Hamlet, Xuan Thoi Son Commune, Ho Chi Minh City, Vietnam	99.90%	99.90%
5	Savico Hanoi Corporation	Operating a commercial center, real estate business and sales and maintenance of cars	Numbers 7 and 9, Nguyen Van Linh Street, Group 17, Long Bien Ward, Hanoi City, Vietnam	70.00%	70.00%
6	Toyota Giai Phong Company Limited	Commercial business and automobile services	807 Giai Phong Street, Hoang Mai Ward, Hanoi City, Vietnam	100.00%	100.00%
7	Savico Da Nang Corporation	Real estate business; office and factory leasing; real estate consulting and brokerage; automobile and spare parts trading and maintenance services provision	66 Vo Van Tan Street, Thanh Khe Ward, Da Nang City, Vietnam	70.00%	70.00%
8	Da Nang Son Tra Corporation	Real estate business; hospitality and tourism services; Operating restaurant services	Bai Trem, Hoang Sa Street, Son Tra Ward, Da Nang City, Vietnam	98.29%	98.29%
9	Tasco Auto North Saigon Joint Stock Company	Commercial business and automobile services	No. 55/5, Binh Giao Quarter, Thuan Giao Ward, Ho Chi Minh City, Vietnam	92.55%	95.00%
10	Toyota Can Tho Company Limited	Commercial business and automobile services	K2-0, Vo Nguyen Giap Street, Thanh Thuan area, Hung Phu Ward, Can Tho City, Vietnam	64.00%	64.00%

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31. 2025	Dec 31. 2025
11	Saigon Cuu Long Automobil Corporation	Commercial business and automobile services	274, 30/4 Street, Tan An Ward, Can Tho City, Vietnam	91.67%	92.08%
12	Nam Song Hau Automobile Joint Stock Company	Commercial business and automobile services	Lot E1-1, Vo Nguyen Giap Street, Thanh Loi area, Hung Phu Ward, Can Tho City, Vietnam	99.00%	99.00%
13	Dong Hiep Automobile Trading and Service Company Limited	Commercial business and automobile services	No. 07, Ward 6, Ben Luc Commune, Tay Ninh Province, Vietnam	60.00%	60.00%
14	Binh Duong New City Automobile Service Joint Stock Company	Commercial business and automobile services	Lot C13, Hung Vuong Street, Complex Area, Binh Duong Ward, Ho Chi Minh City, Vietnam	83.66%	94.00%
15	Lam Dong Auto Company Limited	Commercial business and automobile services	No. 200 National Highway 20, Group 3, Duc Trong Commune, Lam Dong Province, Vietnam	57.00%	57.00%
16	Savico Southern Investment Development Joint Stock Company	Real estate business, consulting services, brokerage, real estate auctions; providing market research services and public opinion surveys; architectural and related technology consulting; provides construction design services	68 Nam Ky Khoi Nghia Street, Saigon Ward, Ho Chi Minh City, Vietnam	98.00%	98.00%
17	Southwest Star Auto Joint Stock Company	Commercial business and automobile services	91, Cach Mang Thang Tam Street, Binh Thuy Ward, Can Tho City, Vietnam	70.00%	70.00%
18	New Energy Automotive Corporation	Commercial business and automobile services	68 Nam Ky Khoi Nghia Street, Saigon Ward, Ho Chi Minh City, Vietnam	51.00%	51.00%
19	Savico Investment Company Limited	Real estate business, consulting services, brokerage, real estate auctions; providing market research services and public opinion surveys; architectural and related technology consulting; provides construction design services	66-68 Nam Ky Khoi Nghia Street, Ben Thanh Ward, Ho Chi Minh City, Vietnam	100.00%	100.00%

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31. 2025	Dec 31. 2025
20	Tasco Auto Retail Limited Company	Automobile and spare parts business, maintenance service provision, non-life insurance agency	9th Floor, Tasco Building, Lot HH 2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	70.59%	70.59%
Indirect owned subsidiaries					
1	Ben Thanh Automobile Corporation	Commercial business and automobile services	39 Che Lan Vien Street, Tay Thanh Ward, Ho Chi Minh City, Vietnam	43.74%	77.20%
2	Sai Gon Can Tho Automobile Service Trading Investment Joint Stock Company	Commercial business and automobile services	Lot 11C, Vo Nguyen Giap Street, Hung Phu Ward, Can Tho City, Vietnam	49.05%	92.78%
3	FX Auto Company Limited	Commercial business and automobile services	TK33/14 Nguyen Canh Chan Street, Cau Ong Lanh Ward, Ho Chi Minh City, Vietnam	29.81%	57.26%
4	Tan Phu Automobile TMDV Investment Joint Stock Company	Commercial business and automobile services	69 Che Lan Vien Street, Tay Thanh Ward, Ho Chi Minh City, Vietnam	38.19%	81.05%
5	Toyota Long Bien Company Limited	Commercial business and automobile services	Numbers 7 and 9, Nguyen Van Linh Street, Group 17, Viet Hung Ward, Hanoi City, Vietnam	70.00%	100.00%
6	Toyota Hai Duong Company Limited	Commercial business and automobile services	Zone 14, Thanh Dong Ward, Hai Phong City, Vietnam	35.70%	51.00%
7	Han River Automobile Joint Stock Company	Commercial business and automobile services	86 Duy Tan Street, Hoa Cuong Ward, Da Nang City, Vietnam	35.70%	51.00%
8	Binh Dinh Automobile Joint Stock Company	Commercial business and automobile services	Lot OTM5-19, Long Van New Urban Area, Quy Nhon Bac Ward, Gia Lai Province, Vietnam	35.70%	51.00%
9	Hung Thinh Automobile Joint Stock Company	Commercial business and automobile services	Lot 02, National Highway 1A, Qua Giang Village, Hoa Xuan Ward, Da Nang City, Vietnam	38.50%	55.00%
10	Gia Lai Automobile One Member Company Limited	Commercial business and automobile services	278 Le Duan Street, An Phu Ward, Gia Lai Province, Vietnam	35.70%	100.00%

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31, 2025	Dec 31, 2025
11	Kon Tum Automobile Joint Stock Company	Commercial business and automobile services	377A Phan Dinh Phung Street, Quang Ngai Province, Vietnam	35.38%	99.10%
12	Son Tra Automobile Company Limited	Commercial business and automobile services	286 Pham Hung Street, Hoa Xuan Ward, Da Nang City, Vietnam	35.70%	100.00%
13	Dai Thinh Automobile Joint Stock Company	Commercial business and automobile services	Lot 01, National Highway 1A, Qua Giang Village, Hoa Xuan Ward, Da Nang City, Vietnam	56.00%	80.00%
14	Saigon Long An Automobile Corporation	Commercial business and automobile services	220 Hung Vuong Street, Long An Ward, Tay Ninh Province, Vietnam	65.80%	99.00%
15	Saigon Tay Ninh Automobile Joint Stock Company	Commercial business and automobile services	No. 96 National Highway 22B, Hiep Hoa Quarter, Thanh Dien Ward, Tay Ninh Province, Vietnam	33.95%	72.40%
16	Da Nang Automobile Company Limited	Commercial business and automobile services	02 Nguyen Huu Tho Street, Hoa Cuong Ward, Da Nang City, Vietnam	35.00%	55.00%
17	Quang Nam Automobile Company Limited	Commercial business and automobile services	351A Hung Vuong Street, Tam Ky Ward, Da Nang City, Vietnam	35.00%	100.00%
18	Kien Giang Automobile Investment Service One Member Company Limited	Commercial business and automobile services	No. 68 Vo Van Kiet Street, Thanh Binh Hamlet, Thanh Loc Commune, An Giang Province, Vietnam	70.00%	100.00%
19	Savico New Era Joint Stock Company	Operating commercial centers, real estate business and car sales and maintenance	Kieu Bridge, Thien Truong Avenue, My Loc Ward, Ninh Binh Province, Vietnam	70.00%	100.00%
20	SVC North Development and Investment Limited Company	Commercial business and automobile services	Numbers 7 and 9, Nguyen Van Linh Street, Long Bien Ward, Hanoi City, Vietnam	63.72%	91.03%
21	Carpla Joint Stock Company	Manufacturing and consulting in the field of software and wholesale of used cars and spare parts	25th Floor, Tasco Building, Lot HH 2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	50.98%	80.00%
22	G-lynk Joint Stock Company	Commercial business and automobile services	Numbers 7 and 9, Nguyen Van Linh Street, Group 17, Bo De Ward, Hanoi City, Vietnam	63.70%	99.98%

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31, 2025	Dec 31, 2025
23	Ben Thanh Tay Ninh Automobile Corporation	Commercial business and automobile services	No. 224-226 National Highway 22B, Hiep Truong Quarter, Thanh Dien Ward, Tay Ninh Province, Vietnam	25.43%	58.14%
24	Toyota Ly Thuong Kiet Company Limited	selling automobiles and spare parts, providing maintenance services, and acting as a non-life insurance	No. 188 Le Trong Tan Street, Tay Thanh Ward, Ho Chi Minh City, Vietnam	65.00%	65.00%
25	Binh Thuan Automotive Service Joint Stock Company	Commercial business and automobile services	Lot 4/3, Street No. 4, Phan Thiet 1 Industrial Zone, Binh Thuan Ward, Lam Dong Province, Vietnam	39.99%	71.00%
26	Binh Thuan Automotive Joint Stock Company	Commercial business and automobile services	Lot 4/3, Road No. 4, Phan Thiet 1 Industrial Park, Binh Thuan Ward, Lam Dong Province, Vietnam	30.57%	70.00%
27	Toyota Tay Ninh Company Limited	Commercial business and automobile services	No. 50 Hoang Le Kha Street, Ward 3, Tan Ninh Commune, Tay Ninh Province, Vietnam	65.00%	100.00%
28	Vietnam Automotive Solutions Company Limited	Commercial business and automobile services	20th Floor, Tasco Building, Lot HH2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	100.00%	100.00%
29	G-Lynk Hai Duong Joint Stock Company	Commercial business and automobile services	An Dinh Street, Thanh Dong Ward, Hai Phong City, Vietnam	26.78%	75.00%
30	Carpla Media Company Limited	Telecommunications activities	25th Floor, Tasco Building, Pham Hung Street, Lot HH2-2, Tu Liem Ward, Hanoi City, Vietnam	50.98%	100.00%
31	Carpla Car Service Company Limited	Car maintenance and repair	25th Floor, Tasco Building, Pham Hung Street, Lot HH2-2, Tu Liem Ward, Hanoi City, Vietnam	50.98%	100.00%
32	Stargo Company Limited	Car rental	246 Truong Chinh Street, Kim Lien Ward, Hanoi City, Vietnam	68.50%	100.00%

SAIGON GENERAL SERVICE CORPORATION

B09-DN/HN

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio	Voting rights ratio
				Dec 31, 2025	Dec 31, 2025
33	VETC Digital Company Limited	Information technology services and other services related to computers	11th Floor, Tasco Building, Lot HH2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	50.98%	100.00%
34	Carpla Service Southeast region Company Limited	Car maintenance and repair	79/4 Binh Duong Boulevard, Binh Hoa Ward, Ho Chi Minh City, Vietnam	63.45%	100.00%
35	G-Lynk Hanoi Company Limited	Commercial business and automobile services	Numbers 7 and 9, Nguyen Van Linh Street, Group 17, Viet Hung Ward, Hanoi City, Vietnam	63.70%	100.00%
36	AG-25 Company Limited	Commercial business and automobile services	10/18 Tran Hung Dao Street, My Thoi Ward, An Giang Province, Vietnam	64.00%	100.00%
37	Geely An Giang Joint Stock Company	Commercial business and automobile services	10/18 Tran Hung Dao Street, My Thoi Ward, An Giang Province, Vietnam	48.00%	75.00%
38	Tasco Auto Saigon Joint Stock Company	Commercial business and automobile services	54 Nguyen Thi Thap Street, Tan Thuan Ward, Ho Chi Minh City, Vietnam	54.08%	86.00%
39	VETC RSA Company Limited	Direct support services for road transportation	14th Floor, Tasco Building, Lot HH2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	50.98%	100.00%
40	VETC Auto Parts Company Limited	Trading in automotive parts and accessories	220 Nguyen Huu Canh Street, Thanh My Tay Ward, Ho Chi Minh City, Vietnam	50.98%	100.00%
41	Au Viet Automobile Joint Stock Company	Commercial business and automobile services	02 Nguyen Huu Tho Street, Hoa Cuong Ward, Da Nang City, Vietnam	31.64%	51.00%

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

No	Name of the Company	Main activities	Address	Ownership ratio Dec 31, 2025	Voting rights ratio Dec 31, 2025
Direct associates					
1	Bac Au Automobile Corporation	Commercial business and automobile services	340-340A Nguyen Van Linh Street, Tan Thuan Ward, Ho Chi Minh City, Vietnam	39.81%	47.00%
2	Future Knowledge Investment Joint Stock Company	Property and education business	6th Floor, Tasco Building, Lot HH 2-2, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam	47.13%	47.13%
Indirect associates					
1	Dana Joint Stock Company	Commercial business and automobile services	56 Dien Bien Phu Street, Thanh Khe Ward, Da Nang City, Vietnam	28.19%	40.27%
2	Bac Au Hanoi Automobile Company Limited	Commercial business and automobile services	Numbers 7 and 9 Nguyen Van Linh Street, Group 17, Viet Hung Ward, Hanoi City, Vietnam	32.77%	25.00%
3	Savico Quang Nam Company Limited	Commercial business and automobile services	National Highway 1A, Van Long Village, Chien Dan Commune, Da Nang City,	35.00%	50.00%
4	Tasco Auto West Saigon Joint Stock Company	Commercial business and automobile services	1670 Vo Van Kiet Street, Binh Phu Ward, Ho Chi Minh City, Vietnam	10.64%	22.50%
5	Tasco Auto Can Tho Company Limited.	Commercial business and automobile services	Plot No. 2339 + 2340, Map Sheet No. 7, Residential Area Lot No. 8A, Nam Song Can Tho New Urban Area, Cai Rang Ward, Can Tho City, Vietnam	40.10%	43.75%

6. Employees

The total number of employees of the group as at December 31, 2025 is 5,338 people (as at December 31, 2024 was 5,571 people).

II. ACCOUNTING PERIOD, ACCOUNTING CURRENCY

1. Accounting period: The Company's fiscal year starts on January 01 and ends on December 31 of the calendar year.

2. Accounting currency

The accounting currency is Vietnamese Dong (VND).

III. APPLICABLE ACCOUNTING POLICIES AND ACCOUNTING STANDARDS**1. Applicable accounting policies**

The Company applies the Vietnamese Corporate Accounting System promulgated together with Circular 200/2014/TT-BTC dated December 22, 2014 and Circular 202/2014/TT-BTC of the Ministry of Finance issued on December 22, 2014 guiding the preparation and presentation of the consolidated Financial Statements.

These consolidated Financial Statements are prepared under principles in accordance with Vietnamese Accounting Standards. The accompanying consolidated Financial Statements are not intended to present the consolidated financial position, results of consolidated operations and consolidated cash flows in accordance with accounting principles and practices generally accepted in countries and jurisdictions other than Vietnam.

2. Declaration on compliance with Accounting Standards and Accounting System

Board of Management has prepared and presented the Company's consolidated Financial Statements in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and guidances related to preparation and presentation of the consolidated Financial Statements.

IV. SIGNIFICANT ACCOUNTING POLICIES

The following are the principal accounting policies adopted by the Company in the preparation of these consolidated Financial Statements. The accounting policies adopted by the Company in the preparation of these consolidated Financial Statements are consistent with the accounting policies adopted in the preparation of the consolidated Financial Statements of the most recent fiscal year.

1. Basis of consolidation of Financial Statements***Subsidiaries***

Subsidiaries are entities controlled by the Company. The financial statements of subsidiaries are included in the consolidated Financial Statements from the date that control commences until the date that control ceases.

Non-controlling interests

Non-controlling interest is measured as a percentage of the non-controlling shareholder's share in the net assets of the acquired entity at the acquisition date.

The Company's divestment in a subsidiary without loss of control is accounted for in the same manner as equity transactions. The difference between the change in ownership of the Company and its subsidiaries in the subsidiary's net assets and the receipts or expenditures from the divestment of the subsidiary is recognized in retained earnings of equity.

Control loss

When losing control at a subsidiary, the Company derecognizes the assets and liabilities of the subsidiary as well as non-controlling interests and other equity components. Gain or loss arising from this event is recognized in the consolidated Income Statement. After divestment, the remaining interest in the previous subsidiary (if any) is recognized at the carrying amount of the investment in the separate Financial Statements, after being adjusted accordingly for changes in equity since the date of acquisition if the Company and its subsidiaries still have significant influence over the investee, or stated at cost of the remaining investment if there is no significant influence.

*For the fiscal year ended December 31, 2025****Goodwill***

Goodwill in the consolidated Financial Statements is the difference between the cost of an investment and the investor's share of the book value of the net identifiable assets. Goodwill arising from business combinations is initially recognized at cost. After initial recognition, goodwill is measured at cost less accumulated amortization. Goodwill is amortized over its estimated useful life of not exceeding 10 years.

Goodwill resulting from the acquisition of an associate and a jointly controlled entity is included in the carrying amount of the associate and jointly controlled entity. Goodwill from the acquisition of subsidiaries is presented separately as another asset on the consolidated Balance Sheet.

When selling a subsidiary, associate or joint venture, the residual value of the goodwill that has not been fully depreciated is included in the profit/loss resulting from the sale of the respective company.

Associates

Associates are those companies over which the Company and its subsidiaries have significant influence, but not control over the financial and operating policies of the Company. Associates are accounted for using the equity method. The consolidated Financial Statements include the share enjoyed by the Company and its subsidiaries in the income and expenses of its associates, after adjustment for the accounting policies of the Company and its subsidiaries from the date of commencement to the date of cessation of significant influence over these entities. The carrying amount of investments accounted for using the equity method is also adjusted for changes in the investor's interest in the investee resulting from changes in equity of the investee that is not reflected in the consolidated statement of income (such as revaluation of fixed assets, or exchange rate differences due to conversion of financial statements, etc.).

When the share of the investee's losses that are shared by the Company and its subsidiaries exceeds the interests of the Company and its subsidiaries in the investee, it is accounted for using the equity method. The carrying amount of the investment (including long-term investments, if any) is reduced to zero and future losses are derecognized, less losses to the extent to which the Company and subsidiaries are obligated to pay or have paid on behalf of the investee.

Transactions offset on consolidation

Internal transactions and balances within the Company and its subsidiaries and unrealized income and expenses from intra-group transactions are eliminated in the preparation of the consolidated Financial Statements. Unrealized gains and losses arising from transactions with associates are deducted from the investment to the extent that the interests of the Company and its subsidiaries in the associate.

2. Recognition of cash and cash equivalents

Cash and cash equivalents comprise cash on hand, demand deposit and term deposit with maturity of not exceeding 03 month, cash in transit and short-term investments with maturity of not exceeding three months that can be easily transferred to cash without any risks in transferring at the date of the report. The identification of cash and cash equivalents is in accordance with Vietnamese Accounting Standard No. 24 "Cash Flow Statement".

3. Recognition of financial investments***Trading securities***

Trading securities are securities held by the Company and its subsidiaries for business purposes: trading for profit in a short time. Trading securities are initially recognized at cost, including purchase price and directly attributable acquisition costs. After initial recognition, trading securities are measured at cost less allowance for diminution in value of trading securities. Provisions for diminution in value of trading securities are made when the market prices of securities lower than their carrying amounts.

For the fiscal year ended December 31, 2025

For listed securities, the market price of securities is determined according to the closing price on the stock exchange of the most recent trading day up to the reporting date. For unlisted securities, provision for diminution in investment value is made if the investee incurs a loss and is determined by the difference between the original cost of the investment and the investee's equity according to proportion owned by the Company and the subsidiaries at the balance sheet date. After the provision is made, if the market price of the securities increases or the investee generates a profit to offset provisional losses, the allowance for diminution in investment value will be reversed. Provisions are reversed only to the extent that the carrying amounts of trading securities do not exceed their carrying amounts assuming no provisions have been recognized.

Held-to-maturity investments

Held-to-maturity investments are investments that the Board of Management of the Company and its subsidiaries have the intention and ability to hold to maturity. Held-to-maturity investments are initially recognized at cost. After initial recognition, if no provision for held-to-maturity investments has been made in accordance with other regulations, these investments are recognized at recoverable value. Any impairment of the investment, if it arises, is accounted for as financial expense in the Income Statement and is directly deducted from the investment value.

Investment in other entities

Investments in equity instruments of other entities are initially recognized at cost, including purchase price and directly attributable acquisition costs. After initial recognition, these investments are measured at cost less allowance for diminution in value of the investments. Provisions for devaluation of investments are made when the investee incurs a loss. Provisions for diminution in investment value are reversed when the investee subsequently generates a profit to offset provisioned losses. Provisions are reversed only to the extent that the carrying amount of investments does not exceed their carrying amount on the assumption that no provisions have been recognized.

4. Recognition of receivables

Receivables are amounts that can be collected from customers or other entities. Receivables are stated at carrying amount less provisions for doubtful debts.

The classification of receivables as trade receivables and other receivables complies with following principles:

- ***Trade receivables:*** Including commercial receivables arising from purchase - sale transactions among the Company, its subsidiaries and the buyers who are not in the same group of the Company and other subsidiaries, including receivables from export sales entrusted to other entities.
- ***Other receivables:*** Including non-commercial receivables, unrelated to purchase and sale transactions (such as receivables from loan interests, deposits, dividends and distributed profits; payments on behalf of third parties entitled to receive back; amounts receivables by the entrusted party for export on behalf of the entrusting party; receivables from property lending, fines, compensation, deficient property pending solution, etc).

Receivables monitoring

Receivables shall be recorded in detail to original terms and remaining recovery terms as at the reporting date, original currencies and each object. At the Financial Statements' preparation date, receivables which have remaining recovery terms of less than 12 months or a business cycle are classified as current receivables, receivables which have remaining recovery terms of over 12 months or a business cycle are classified as non - current receivables.

Receivables are recognized less than the recoverable amount.

Provision for doubtful debts

Provision for doubtful debts represents the amount of receivables that the Company and its subsidiaries are not expected to be able to collect at the balance sheet date. An increase or decrease in the provision account balance is recognized in general and administrative expenses during the year. Provision for bad debts is made for specific receivable, based on the overdue time to pay the principal according to the initial commitment (not taking into account the debt extension between the parties), or the expected loss.

For the fiscal year ended December 31, 2025

5. Recognition of inventories

Inventories are stated at the lower of cost and net realizable value. Cost is calculated using specific identification method for property projects, automobiles and motorcycles and weighted average for other inventory items and includes all related costs incurred to get inventory in current location and status. The cost of a property project includes the cost of land use rights, land improvement and construction costs. Net realizable value is the estimated selling price of the inventory, less the estimated costs of completion and selling expenses. Inventory valuation method: specific identification method for real estate projects, automobiles, motorbikes and weighted average for other inventory items.

The Company and its subsidiaries apply the perpetual inventory system.

The Company's inventory provision is made in accordance with current accounting regulations. Accordingly, the Company is allowed to make allowance for obsolete, damaged, or substandard inventories and in cases where the original cost of inventories is higher than their net realizable value at the end of the accounting period.

6. Recognition of tangible fixed assets

Cost

Tangible fixed assets are stated at cost less accumulated depreciation. The cost of a tangible fixed asset comprises its purchase price, import duties, non-refundable purchase taxes and any directly attributable costs of bringing the asset to its working condition and location for its intended use. Expenditure incurred after tangible fixed assets have been put into operation, such as repairs, maintenance and overhaul costs, is normally charged to the separate statement of income in the period in which the costs are incurred. In situations where it can be clearly demonstrated that the expenditure has resulted in an increase in the future economic benefits expected to be obtained from the use of an asset beyond its originally assessed standard of performance, the expenditure is capitalized as an additional cost of tangible fixed assets.

Depreciation

Depreciation is calculated using the straight-line method over the estimated useful lives of tangible fixed assets. The estimated useful lives are as follows:

<u>Fixed assets</u>	<u>Useful lives</u>
Buildings, structures	6 - 40 years
Machinery, equipment	2 - 15 years
Means of transport	5 - 10 years
Other fixed assets	3 - 13 years

7. Recognition of intangible fixed assets

Land use right

Land use rights with indefinite term are stated at cost and are not amortized. Land use rights with a definite term are stated at cost less accumulated amortization. The initial cost of a land use right includes the purchase price and other directly attributable costs of securing the land use right. Term land use rights are amortized on a straight-line basis over 20 to 50 years.

Computer software

The purchase price of new computer software that is not an integral part of the related hardware is capitalized and accounted for as an intangible asset. Computer software is amortized on a straight-line basis over 3 to 9 years.

For the fiscal year ended December 31, 2025

8. Recognition of investment properties**Cost**

Investment property is stated at cost less accumulated depreciation. The initial cost of the investment property includes the purchase price, cost of land use rights, and any directly attributable costs of bringing the asset to the condition necessary for the asset to function in the manner for which it is expected by the Board of Management. Expenses incurred after the investment property have been put into operation, such as repairs and maintenance, are recognized in the consolidated statement of income in the period in which they are incurred. In cases where it can be clearly demonstrated that these expenses increase the expected future economic benefits from the investment property in excess of the initially assessed standard of performance, these costs are capitalized as an incremental cost of the investment property.

Depreciation

Land use rights with indefinite term are stated at cost and are not amortized. Land use rights with a definite term are stated at cost less accumulated amortization. Depreciation is calculated on a straight-line basis over the estimated useful lives of the investment property. The estimated useful life is as follows:

<u>Investment property</u>	<u>Useful lives</u>
Land use right	18 – 50 years
Building and structures	5 – 45 years

9. Construction in progress

Projects that are being built and developed for future mixed use such as fixed assets, investment properties and properties for sale (inventory) are classified as construction in progress and is expressed at cost, until construction or development is completed or cost can be reliably measured for these assets, at that time they are classified and subsequently recognized as fixed assets, investment property or inventory, as disclosed in the accounting policies in the accompanying notes.

All direct costs related with acquiring and developing a project, costs incurred for the use right of the leased land, and all subsequent capital expenditures for project development that satisfy definition as expenses will be capitalized.

Borrowing costs are capitalized if directly related to the purchase, construction, or production of an asset which is qualified for capitalization. Capitalization of borrowing costs begins when the activities required to prepare the property are underway and construction and borrowing costs begin to arise. Capitalization of borrowing costs ceases when the asset is ready for use. Capitalization is suspended when the construction or production of a qualified asset is suspended. The capitalization rate is calculated by reference to the actual interest payable on loans for project development purposes, or the portion of project development costs financed by the mutual loan, amortized based on average interest rates.

10. Business Cooperation Contract

The Company and its subsidiaries recognized the capital contribution received from the partners of the business cooperation contract as other payable and the capital contribution of the Company and its subsidiaries to the partners of the business cooperation contract is other receivables. For profit and product sharing contracts over which the Company and its subsidiaries do not control the project, income arising from these contracts is recognized in the consolidated Income Statement under the agreement between the parties.

11. Tax accounting principle**a) Current corporate income tax**

Current income tax is calculated based on taxable income and the corporate income tax rate for the current year (20%). The difference between taxable income and accounting profit is due to the adjustment of temporary differences between tax and accounting, non-deductible expenses as well as the adjustment of non-taxable income and losses carried forward.

b) Deferred corporate income tax

Deferred income tax is the income tax payable or refundable on the temporary difference between the carrying amount of an asset and a liability for financial reporting purposes and the tax base. Deferred tax liability is recognized for all taxable temporary differences. Deferred tax assets are recognized only to the extent that it is probable that future taxable profit will be available against which the deductible temporary differences can be utilized.

Deferred corporate income tax assets

Deferred corporate income tax assets are corporate income tax amounts that will be recovered in the future, determined based on deductible temporary differences, the carry-forward value of unused tax losses and tax incentives.

Deferred tax assets are recognized only when it is probable that future taxable profits will be available against which the temporary differences can be utilized. At the end of each reporting period, deferred tax assets are reviewed and reduced to the extent that it is no longer probable that sufficient taxable profits will be available to allow all or part of the deferred tax assets to be utilized. Previously unrecognised deferred tax assets are also reviewed and recognized - to the extent that it is probable that future taxable profits will be available against which the deferred tax assets can be utilized.

Deferred tax liabilities are recognized for all taxable temporary differences. Deferred tax is measured at the tax rates that are expected to apply in the year when the asset is realized or the liability is settled. Deferred tax is recognized in the consolidated income statement, except when it relates to items charged or credited directly to equity.

Deferred income tax payable

Deferred corporate income tax liability is the amount of corporate income tax that will be payable in the future, determined based on deductible temporary differences and corporate income tax rates.

Offsetting

In preparing and presenting Financial Statements, deferred tax assets and deferred tax liabilities are offset only to the extent that they relate to income tax levied by the same tax authority.

c) Other taxes

Other taxes follows prevailing regulations of Vietnam.

The Company's tax report will be subject to inspection by the local tax authorities. Because the application of laws and regulations on taxes on different types of transactions can be interpreted in different ways, the tax amounts are presented on the financial statements can be changed at the last decision of the tax authorities.

12. Recognition of prepaid expenses**Prepaid expenses of land**

Prepaid land expenses include prepaid land rental, including those related to leased land for which the Company and its subsidiaries have received land use right certificates but are not eligible as intangible fixed assets under current legal regulations, and other costs incurred in connection with securing the use of the leased land. These costs are recognized in the consolidated statement of income on a straight-line basis over the remaining term of the contract.

Tools and supplies

Tools and supplies include assets held by the Company and its subsidiaries for use in the ordinary course of business, with the cost of each asset less than VND 30 million and therefore they are not qualified as fixed assets according to current regulations. The cost of tools and supplies is amortized on a straight-line basis over useful lives.

Other prepaid expenses

Other prepaid expenses mainly include renovation, repair, office lease expenses, etc. and are allocated using the straight-line method over the useful life.

For the fiscal year ended December 31, 2025

13. Recognition of payables

Payables are stated at cost. The classification of payables as trade payable and other payable follows the following principles:

- **Trade payables:** Include commercial payables arisen from purchases of goods, services or assets.
- **Other payables:** Include non-commercial, or unrelated to transactions of purchase, sale, provision of good and service (such as interest, dividends and profit payable, financial investment expenses; payable on behalf of a third party; payable due to borrowing property, fines, compensation, excess property pending settlement; Payables on social insurance, health insurance, unemployment insurance, union funds, etc).

Payables monitoring

Payables shall be specially recorded to original terms and remaining repayment terms as at the reporting date, original currencies and each object. At Financial Statement's preparation date, payables that have remaining repayment terms of less than 12 months or a business cycle are classified as current payables, payables that have remaining repayment terms of over 12 months or a business cycle are classified as non-current payables.

Payables are not recognised less than amount to be paid.

14. Recognition of borrowings and finance lease liabilities

Finance lease liabilities are recognized at the fair value of the leased assets.

Borrowings and finance lease liabilities shall be specially recorded to each object, terms, original currencies. As at the financial statement's preparation date, loans and finance lease liabilities that have remaining repayment terms of less than 12 months or a business cycle are classified as short-term loans and finance lease liabilities, ones that have remaining repayment terms of over 12 months or a business cycle are classified as long-term loans and finance lease liabilities.

15. Recognition and capitalization borrowing costs

Recognition of borrowing costs

Borrowing costs include interest expenses and expenses directly attributable to the borrowings (such as appraisal costs, audit costs, borrowing application cost and etc.).

Borrowing costs are recognized as financial expenses during the year as incurred (except capitalization cases according to regulations in Vietnamese Accounting Standards No. 16 "Borrowing costs").

Capitalized borrowing costs

Borrowing costs arising from a separate loan that are directly attributable to the investment in the construction or production of a work-in-progress that require a sufficiently long period (more than 12 months) to be put into use in accordance with the intended purpose or sale, these borrowing costs are capitalized. For separate borrowings for the construction of fixed assets and investment properties, interest is capitalized even if the construction period is less than 12 months. Gains arising from the temporary investment of loans are written off at the cost of the related assets.

For general borrowings which are used for investment in construction or production of unfinished assets, the capitalized borrowing cost is determined according to the capitalization rate to the accumulated weighted average cost arising for the investment in the capital construction or production of such assets. The capitalization rate is calculated at the weighted average interest rate of outstanding loans for the period, excluding separate loans for the purpose of forming a specific asset.

Capitalization of borrowing costs ceases when substantially all the activities necessary to prepare the qualifying asset for its intended use or sale have been completed. Borrowing costs incurred are then recognized as financial expenses during the year.

For the fiscal year ended December 31, 2025

16. Recognition of accrued expenses

Accrued expenses are those already recorded in operating expenses in the year but not actually paid at the end of year to ensure the matching principle between revenue and expenses. Accrued expenses are recognized based on reasonable estimates of amounts payable for used goods and services, including: Interest expense, audit fee, conference participation fee, study, business cooperation profit, etc.

Basis of determining accrued expenses

- *Electricity, water, telephone, audit fee, fee of conference participation, study:* Based on the payment notice of the service provider or the economic contract signed with the supplier.
- *Leave salary:* Based on the leave tracker and applicable unit price.
- *Interest expense of borrowings:* Based on the outstanding principal, term, and applicable interest rate.

17. Recognition of provision for payables

Provisions are recognised when the Company has a present obligation (legal or constructive) as a result of a past event; it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation; and a reliable estimate can be made of the amount of the obligation. Provisions are recognised when the conditions specified in Accounting Standard No. 18 “Provisions, Contingent Assets and Liabilities” are met.

Recognition of provision for payables

Provisions for payables are additionally created (or reversed) according to the higher (or smaller) difference between the provision for payables to be created this year compared to the unused provision for payables in the previous year.

18. Recognition of unearned revenue

Unearned revenue is recognized when the Company receives prepayments from customers relating to the following: Prepayment of property rentals by customers; The amount of revenue corresponds to the value of goods and services for customers in the traditional customer program.

19. Recognition of owner's equity

a) Common shares

Common shares are stated at par value. The amount received higher than the par value of the issued shares is recorded in the share premiums. Costs directly attributable to the issue of common stock, after deducting tax effects, are deducted from the share premiums.

b) Redemption and re-issuance of common shares (treasury shares)

Treasury shares are recognized for the repurchase of odd shares arising from the issuance of shares to pay dividends, or the issuance of shares from equity according to the approved issuance plan, or the repurchase of odd-lot of shares at the request of shareholders. In all other cases, when repurchasing shares previously recognized as equity, the par value of the repurchased shares must be deducted from the share capital. The difference between the par value of the repurchased shares and the settlement amount, including directly attributable costs, less taxes, is recognized in the share premiums.

c) Recognition of retained earnings

Retained earnings reflects the business results (profit and loss) after Corporate Income Tax and the distribution of profits or loss settlement of the Company. Retained earnings are tracked in detail according to the business results of each financial year (previous year, this year), and tracked in detail according to each content of profit distribution (appropriation of funds, supplementing the owner's investment capital, paying dividends and profits to shareholders, to investors).

20. Recognition of revenue***Revenue from sale of goods***

Sales of goods are recognized in the consolidated statement of income when the significant risks and rewards of ownership of the products or goods have transferred to the buyer. Revenue is not recognized if there are material uncertainties related to the recoverability of the receivables or to the possibility of sales returns. Sales revenue is recognized at the net amount after deducting the discount amount stated on the sales invoice.

Revenue from services rendered

The services provided mainly include repair and maintenance of automobiles and motorcycles. Revenue from services rendered is recognised in the consolidated statement of income in proportion to the stage of completion of the transaction at the end of the reporting period. The stage of completion is assessed based on the assessment of work performed. Revenue is not recognised if there are significant uncertainties regarding the recovery of the consideration due.

Revenue from lease

Lease revenue of property under operating leases contract is recognized in the consolidated statement of income on a straight-line basis over the term of the lease contract. Lease incentives are recognized as an integral part of total lease revenue.

**21. Financial income*****Interest income***

Interest income on deposits and loans is recognized on a time proportion basis based on the principal balance and applicable interest rates.

Income from securities trading

Income from securities trading is recognized in the consolidated income statement upon the notice of order matching of securities transactions from the Vietnam Securities Depository center (for listed securities) or upon completion of the asset transfer agreement (for unlisted securities).

Dividend, profit received

Dividend and profits receipts are recognized when the right to receive dividends and profits are established. Dividends paid by shares are not recognized as financial income. Dividends and profits received in relation to the period prior to the acquisition date of the investment are written down to the carrying amount of the investments.

22. Lease payments

Operating lease payments are recognized in the consolidated Income Statement on a straight-line basis over the term of the lease contract. Lease incentives received are recognized in the consolidated statement of income as an integral part of the total lease cost over the lease term.

23. Cost of goods sold

Cost of goods sold is recognized on the principle of matching with revenue.

In order to ensure the principle of prudence, expenses that exceed the normal level of inventories are immediately recognized in expenses during the period (after deducting compensation, if any), including: cost of direct materials consumed in excess of normal, labor costs, fixed overhead costs not allocated to the value of products in stock, inventory loss, loss, etc.

For the fiscal year ended December 31, 2025

24. Financial expenses

Financial expenses include: expenses or losses related to financial investment activities, borrowing and lending costs, joint venture and associate capital contribution costs, short-term securities transfer losses, securities sale transaction costs; provisions for impairment of trading securities, provisions for investment losses in other entities, losses arising from the sale of foreign currency, and exchange rate losses.

Interest expense (including provisions) for the reporting period is fully recognized in the year.

25. Selling and General & administrative expenses

Selling expenses: Selling expenses include actual expenses incurred in the process of selling products, goods, and providing services, including salaries and wages of sales staff (allowances, etc); social insurance, health insurance, trade union fee, unemployment insurance of sales staff; cost of raw materials, tools and equipment, depreciation of fixed assets in service of sales; product advertising costs, promotional costs, costs of preservation, packaging, transportation.

General & administrative expenses: General & administrative expenses include expenses for salaries of employees of the business management department (salaries, wages, allowances, etc); social insurance, health insurance, trade union funding, unemployment insurance of enterprise management staff; cost of office materials, labor tools, depreciation of fixed assets used for enterprise management; land rent, license tax; provision for bad debts; outsourced services (electricity, water, telephone, fax, etc); other monetary expenses (hospitality, customer conference, etc).

The Company did not incur any deductions in Selling and General & Administrative expenses during the year.

26. Earnings per share

The Company and its subsidiaries present basic and diluted earnings per share (EPS) for its ordinary shares. Basic earnings per share is calculated by dividing the profit or loss attributable to the ordinary shareholders of the Company (after deducting the allocation to the bonus and welfare fund and the operating fund of the Board of Directors and the Board of Supervisors for the reporting period) by the weighted average number of ordinary shares outstanding during the year. Diluted earnings per share is determined by adjusting the profit or loss attributable to ordinary shareholders and the weighted average number of ordinary shares outstanding, taking into account the effects of all potential ordinary shares, which comprise convertible bonds and share options.

27. Segment report

A segment is a distinguishable component of the Company and its subsidiaries that is engaged either in providing related products or services (business segment), or in providing products or services within a particular economic environment (geographical segment), which is subject to risks and rewards that are different from those of other segments. The primary segment of the Company and its subsidiaries is the business segment. The Company and its subsidiaries operate in a single geographical area - Vietnam.

28. Related parties

Parties are considered to be related parties of the Company and its subsidiaries if one party has the ability, directly or indirectly, to control the other party or exercise significant influence over the other party in making financial decisions and operations, or where the Company and its subsidiaries and the other party are subject to common control or significant influence. Related parties can be companies or individuals, including close family members of individuals considered to be related.

In considering any related party relationship, attention is directed more to the substance of the relationship than to the legal form.

Transactions and balances with related parties during the year are presented in Note VII.2.

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

V. ADDITIONAL INFORMATION FOR ITEMS IN THE CONSOLIDATED BALANCE SHEET

1. Cash and cash equivalents

	<u>Closing balance</u>	<u>Opening balance</u>
Cash on hand	11,586,149,485	12,507,475,443
Cash in bank	542,638,121,660	510,703,865,558
Cash in transit	290,000	7,840,860
Total	<u>554,224,561,145</u>	<u>523,219,181,861</u>
Cash equivalents	281,890,723,173	354,573,039,306
Total cash and cash equivalents	<u>836,115,284,318</u>	<u>877,792,221,167</u>

As at December 31, 2025, cash equivalents include term deposits with original terms to maturity not exceeding 3 months and earning annual interest rates from 1.8% to 4.75% (as at December 31, 2024, from 1.5% to 4.8%).

Information on cash equivalents pledged as collateral at banks with value of VND 76,396,775,169 to secure the Company's borrowings is presented in Note No. V.20.3.

2. Financial investments

2.1 Held to maturity investments

<i>Short-term</i>	<u>Closing balance</u>	<u>Opening balance</u>
Term deposits with original terms over 3 months and less than 1 year (*)	147,195,603,195	152,900,602,299
Total	<u>147,195,603,195</u>	<u>152,900,602,299</u>

(*) Including term deposits with original terms from over 3 months to 12 months at commercial banks with interest rates from 1.8%/year to 7.2%/year (as at December 31, 2024: 1.9%/year to 5.7%/year). Information on Held-to-maturity Investments pledged as collateral at banks to secure the Company's borrowings is presented in Note No. V.20.3.

<i>Long-term</i>	<u>Closing balance</u>	<u>Opening balance</u>
Long-term bonds	1,000,000,000	1,000,000,000
Total	<u>1,000,000,000</u>	<u>1,000,000,000</u>

All bonds held are pledged as collateral at the bank to secure the Company's borrowings.

2.2 Receivables from short-term loans

	<u>Closing balance</u>	<u>Opening balance</u>
Short-term loans receivables from third parties	<u>459,000,000,000</u>	<u>7,500,000,000</u>
Ben Thanh - Non nuoc Resort Corporation (*)	-	2,500,000,000
Short-term loans receivables from other businesses	459,000,000,000	-
Short-term loans receivables from other individuals	-	5,000,000,000
Short-term loans receivables from related parties (Presented in Note No. VII.2)	<u>10,050,000,000</u>	<u>7,000,000,000</u>
Total	<u>469,050,000,000</u>	<u>14,500,000,000</u>

(*) The entity became an related party during the year, therefore the balance as of December 31, 2025 is presented in Note No. VII.2.

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

2.3 Trading securities

	Closing balance			Opening balance				
	Quantity	Cost	Provision	Fair value	Quantity	Cost	Provision	Fair value
Listed securities								
Ho Chi Minh City Electric Power Trading Investment Corporation	1,350,000	13,500,000,000	(8,910,000,000)	4,590,000,000	1,350,000	13,500,000,000	(8,259,545,455)	5,130,000,000
Hai Phong Securities Joint Stock Company	771	2,052,543	-	7,710,000	771	2,052,543	-	7,864,200
Unlisted securities								
Ben Thanh - Non Nuoc Resort Corporation	1,477,294	14,772,940,000	(9,274,117,828)	(*)	1,477,294	14,772,940,000	(8,910,868,283)	(*)
Total		28,274,992,543	(18,184,117,828)			28,274,992,543	(17,170,413,738)	

(*) The Company has not determined the fair value because these investments have not been listed on the market. Vietnamese Accounting Standards and Vietnamese Corporate Accounting Standards do not provide guidance on how to calculate fair value using valuation techniques. The fair value of these investments may differ from the book value.

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

2.4 Investments in associates

	Closing balance		Opening balance	
	Cost	Consolidated value according to the equity method	Cost	Consolidated value according to the equity method
Toyota East Saigon Joint Stock Company	-	-	29,106,059,000	69,147,265,369
Bac Au Automobile Corporation	19,200,000,000	183,139,733,003	19,200,000,000	174,423,349,851
Dana Joint Stock Company	6,040,500,000	73,679,013,899	6,040,500,000	59,178,629,389
Tasco Auto Saigon Joint Stock Company	-	-	3,600,000,000	983,636,413
Bac Au Hanoi Automobile Company Limited	10,000,000,000	27,211,832,072	10,000,000,000	22,510,328,991
Savico Quang Nam Company Limited	6,500,000,000	6,035,131,895	6,500,000,000	6,198,902,819
Saigon Auto Gia Dinh Service Joint Stock Company	-	-	8,750,000,000	15,800,757,612
Tasco Auto West Saigon Joint Stock Company	13,500,000,000	10,793,248,927	-	-
Tasco Auto Can Tho Company Limited	-	(634,348,242)	-	-
Future Knowledge Investment Joint Stock Company	37,703,000,000	39,309,149,895	37,703,000,000	38,491,610,165
Total	92,943,500,000	339,533,761,449	120,899,559,000	386,734,480,609

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025
2.5 Investments in other entities

	Closing balance		Opening balance	
	Value	Provision	Value	Provision
Pacific Ocean Investment Construction Trading Joint Stock Company	14,000,000,000	-	14,000,000,000	-
Global Insurance Company	6,300,000,000	-	6,300,000,000	-
Vinh Mechanical Joint Stock Company	488,800,000	(376,456,778)	488,800,000	(376,456,778)
Thang Long Metal Wares Joint Stock Company	92,779,924	-	92,779,924	-
Auto Online Joint Stock Company	1,836,000,000	-	1,836,000,000	-
ETC Platform Consulting Joint Stock Company	-	-	38,000,000,000	-
Tasco Auto Da Nang Company Limited	15,000,000,000	(908,047,456)	-	-
Tasco Auto Binh Thuan Company Limited	2,200,000,000	-	-	-
Total	39,917,579,924	(1,284,504,234)	60,717,579,924	(376,456,778)

The Company has not yet assessed the fair value of long-term financial investments at the balance sheet date because current regulations do not provide specific guidance on determining the fair value of financial investments.

3. Current trade receivables

	Closing balance	Opening balance
Customers involved in the car business	1,133,983,691,264	621,242,003,332
Customers involved in car repair service activities	65,657,154,413	73,088,236,038
Customers involved in lease activities	35,274,791,465	18,671,178,032
Others	68,220,344,485	58,236,499,851
Total	1,303,135,981,627	771,237,917,253

In which:

Current receivables from related parties	439,101,883,079	23,812,231,643
Presented in Note No. VII. 2		

Information on current trade receivables pledged as collateral at banks to secure the Company's borrowings is presented in Note No. V.20.3.

4. Advances to suppliers
4.1 Current advances to suppliers

	Closing balance	Opening balance
Advances on land lease	80,937,814,965	90,428,673,529
Advances on goods purchase	260,605,886,915	94,566,150,134
Advances on showroom construction	44,028,396,823	-
Others	41,532,137,266	52,864,486,747
Total	427,104,235,969	237,859,310,410

4.2 Non-current advances to suppliers

	Closing balance	Opening balance
Advances on land lease	4,846,000,000	103,618,779,409
Total	4,846,000,000	103,618,779,409

In which:

Current advances to related parties	226,848,616,708	83,535,685,232
Presented in Note No. VII.2		

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

5. Other receivables

5.1 Other current receivables

	<u>Closing balance</u>	<u>Opening balance</u>
Deposit for used car business on behalf of customers	167,928,526,347	327,373,050,297
Dividend receivables	28,200,000,000	28,200,000,000
Support from suppliers	56,129,540,694	69,954,940,025
Advances for employees	30,990,334,430	45,254,370,066
Short-term deposit, mortgages	86,627,093,722	20,186,580,826
Deposit for securities investment partners	-	150,000,000,000
Business cooperation contract	679,145,994,727	283,976,321,730
Interest receivable from business cooperation contract	20,931,515,113	65,530,698,959
Receivables from dividend advance	-	26,000,000,000
Other receivables	100,378,649,187	70,647,405,743
Total	<u>1,170,331,654,220</u>	<u>1,087,123,367,646</u>

In which:

Other current receivables from related parties

194,142,560,420

111,371,504,019

Presented in Note No. VII.2

5.2 Other non-current receivables

	<u>Closing balance</u>	<u>Opening balance</u>
Receivables from business cooperation contracts with other partners	73,306,586,812	746,819,162,769
Long term deposit, mortgages	334,420,499,623	121,916,804,058
Other non-current receivables	12,376,833,755	6,952,311,647
Total	<u>420,103,920,190</u>	<u>875,688,278,474</u>

In which:

Other non-current receivables from related parties

13,296,270,300

94,127,000,000

Presented in Note No. VII.2

Information regarding other receivables pledged to the bank as collateral for the Company's borrowings is presented in Note No. V.20.3.

6. Inventories

	<u>Closing balance</u>		<u>Opening balance</u>	
	<u>Value</u>	<u>Provision</u>	<u>Value</u>	<u>Provision</u>
Goods in transit	7,762,630,817	-	15,687,537,271	-
Materials and spare parts	29,870,919,299	-	27,142,981,944	(512,388,092)
Work in progress (*)	93,661,078,879	-	89,131,658,741	-
Finished goods	562,020,795	-	1,997,567,537	(550,944,371)
Merchandise	1,591,522,878,524	(1,513,511,532)	1,543,158,680,961	(1,901,410,039)
Goods on consignment	-	-	10,953,020	-
Total	<u>1,723,379,528,314</u>	<u>(1,513,511,532)</u>	<u>1,677,129,379,474</u>	<u>(2,964,742,502)</u>

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

() Details of work in progress are as follows:*

	<u>Closing balance</u>	<u>Opening balance</u>
Nam Cau Cam Le Residential area Project	69,535,685,349	69,392,022,711
Tam Binh - Hiep Binh Phuoc Residential Area Project	1,115,331,902	1,115,331,902
Others	23,010,061,628	18,624,304,128
Total	<u>93,661,078,879</u>	<u>89,131,658,741</u>

Information regarding inventory pledged as collateral to the bank to secure the Company's borrowings is presented in Note No. V.20.3.

Details of the increase and decrease in the provision for inventory devaluation:

	<u>Current year</u>	<u>Previous year</u>
Opening balance	2,964,742,502	2,432,049,373
Increase/(Decrease) due to consolidated	(26,489,340)	259,185,023
Plus: Provision made in the year	538,806,440	1,418,561,104
Less: Utilization and reversal of provision in the year	(1,963,548,070)	(1,145,052,999)
Closing balance	<u>1,513,511,532</u>	<u>2,964,742,502</u>

7. Prepaid expenses

7.1 Current prepaid expenses

	<u>Closing balance</u>	<u>Opening balance</u>
Office lease and house rent	6,504,779,510	1,881,038,825
Tools and supplies	14,036,766,349	8,094,746,057
Prepaid land lease	-	1,960,800,000
Asset repair expenses	710,180,533	569,165,653
Other current prepaid expenses	25,025,693,955	11,705,641,699
Total	<u>46,277,420,347</u>	<u>24,211,392,234</u>

7.2 Non-current prepaid expenses

	<u>Closing balance</u>	<u>Opening balance</u>
Expenses for renovation, repair, and relocation of assets	9,218,454,896	25,873,459,868
Prepaid land lease	122,203,313,775	107,228,120,987
Tools and supplies	20,100,825,713	16,145,342,668
Other non-current prepaid expenses	35,668,815,651	25,429,773,713
Total	<u>187,191,410,035</u>	<u>174,676,697,236</u>

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

8. Tangible fixed assets	Buildings and structure	Machinery and equipment	Mean of transportation and transmission	Other tangible fixed assets	Total
COST					
Opening balance	1,066,290,719,760	332,313,924,756	262,659,346,666	21,902,398,584	1,683,166,389,766
Increase/(decrease) due to consolidated Reclassification	169,794,678,488 (714,204,218)	(37,610,492,926) (1,082,347,993)	104,136,526,012 1,312,698,749	(5,572,962,393) 483,853,462	230,747,749,181 -
Purchased during the year	14,843,410,034	23,740,090,470	347,996,270,939	3,076,118,277	389,655,889,720
Contruction investment	42,996,955,444	7,289,834,960	-	475,237,273	50,762,027,677
Disposal	(16,556,652,651)	(3,353,470,276)	(119,629,019,088)	(845,412,962)	(140,384,554,977)
Other increase/(decrease)	(9,686,751,680)	(178,860,000)	(6,733,199,890)	(32,363,635)	(16,631,175,205)
Closing balance	1,266,968,155,177	321,118,678,991	589,742,623,388	19,486,868,606	2,197,316,326,162
ACCUMULATED DEPRECIATION					
Opening balance	425,620,135,993	227,672,314,499	71,467,759,778	12,004,959,335	736,765,169,605
Increase/(decrease) due to consolidated Depreciation during the year	(105,438,660,950) 67,933,156,898	(27,078,396,963) 27,309,867,557	688,675,221 59,860,526,177	(1,483,868,657) 1,891,776,664	(133,312,251,349) 156,995,327,296
Reclassification	633,258,857	(652,162,484)	(438,767,030)	457,670,657	-
Disposal	(5,309,437,609)	(2,699,529,421)	(38,448,674,800)	(201,744,041)	(46,659,385,871)
Other increase/(decrease)	(9,686,751,680)	(178,860,000)	(1,471,863,197)	(32,363,636)	(11,369,838,513)
Closing balance	373,751,701,509	224,373,233,188	91,657,656,149	12,636,430,322	702,419,021,168
CARRYING AMOUNT					
Opening balance	640,670,583,767	104,641,610,257	191,191,586,888	9,897,439,249	946,401,220,161
Closing balance	893,216,453,668	96,745,445,803	498,084,967,239	6,850,438,284	1,494,897,304,994

Cost of tangible fixed assets fully depreciated but still in use as at December 31, 2025:

Cost of tangible fixed assets fully depreciated but still in use as at December 31, 2024:

Carrying amount of tangible fixed assets pledged as collateral at banks to secure the Company's borrowings as at December 31, 2025:

Carrying amount of tangible fixed assets pledged as collateral at banks to secure the Company's borrowings as at December 31, 2024:

VND 224,836,871,684

VND 258,579,237,478

VND 400,577,648,995

VND 408,812,645,802

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

9. Intangible fixed assets	Indefinite land use right	Definite land use right	Computer software	Total
COST				
Opening balance	29,307,299,091	147,422,626,594	36,119,986,129	212,849,911,814
Increase/(decrease) due to consolidated	-	(7,000,000,000)	(3,578,977,983)	(10,578,977,983)
Purchased during the year	-	-	3,723,722,665	3,723,722,665
Disposal	-	-	(419,465,617)	(419,465,617)
Closing balance	29,307,299,091	140,422,626,594	35,845,265,194	205,575,190,879
ACCUMULATED AMORTIZATION				
Opening balance	-	13,277,800,785	15,927,455,754	29,205,256,539
Increase/(decrease) due to consolidated	-	-	(1,878,949,730)	(1,878,949,730)
Amortization during the year	-	1,750,768,336	3,742,698,431	5,493,466,767
Disposal	-	-	(184,275,145)	(184,275,145)
Closing balance	-	15,028,569,121	17,606,929,310	32,635,498,431
CARRYING AMOUNT				
Opening balance	29,307,299,091	134,144,825,809	20,192,530,375	183,644,655,275
Closing balance	29,307,299,091	125,394,057,473	18,238,335,884	172,939,692,448

Cost of intangible fixed assets fully depreciated but still in use as at December 31, 2025:

Cost of intangible fixed assets fully depreciated but still in use as at December 31, 2024:

Carrying amount of intangible fixed assets pledged as collateral at banks to secure the Company's borrowings as at December 31, 2025:

Carrying amount of intangible fixed assets pledged as collateral at banks to secure the Company's borrowings as at December 31, 2024:

VND 98,542,805,599
VND 13,511,949,758
VND 14,689,316,440
VND 163,452,124,900

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

10. Investment property	Indefinite land use right	Definite land use right	Buildings, structures	Total
COST				
Opening balance	5,107,878,273	63,599,169,277	998,654,341,359	1,067,361,388,909
Increase/(decrease) due to consolidated	-	-	-	-
Purchased during the year	-	-	22,243,451,808	22,243,451,808
Reclassification from fixed assets	-	-	-	-
Closing balance	<u>5,107,878,273</u>	<u>63,599,169,277</u>	<u>1,020,897,793,167</u>	<u>1,089,604,840,717</u>
ACCUMULATED DEPRECIATION				
Opening balance	-	21,234,394,638	319,864,998,075	341,099,392,713
Increase/(decrease) due to consolidated	-	-	-	-
Depreciation during the year	-	2,647,798,416	31,979,577,355	34,627,375,771
Reclassification from fixed assets	-	-	-	-
Closing balance	<u>-</u>	<u>23,882,193,054</u>	<u>351,844,575,430</u>	<u>375,726,768,484</u>
CARRYING AMOUNT				
Opening balance	5,107,878,273	42,364,774,639	678,789,343,284	726,261,996,196
Closing balance	<u>5,107,878,273</u>	<u>39,716,976,223</u>	<u>669,053,217,737</u>	<u>713,878,072,233</u>

Cost of investment property fully depreciated but still in use as at December 31, 2025:

Cost of investment property fully depreciated but still in use as at December 31, 2024:

Carrying amount of investment property pledged as collateral at banks to secure the Company's borrowings as at December 31, 2025:

Carrying amount of investment property pledged as collateral at banks to secure the Company's borrowings as at December 31, 2024:

VND 61,663,261,195
VND 64,070,515,740
VND 545,644,077,293
VND 503,960,558,363

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

11. Financial leased assets

	Machinery and equipment	Transportation, transmission vehicles	Total
Cost			
Opening balance	14,351,114,987	-	14,351,114,987
Increase/(Decrease) due to consolidated	(15,230,744,617)	5,141,107,490	(10,089,637,127)
Finance lease during the year	879,629,630	63,924,151,217	64,803,780,847
Closing balance	-	69,065,258,707	69,065,258,707
Accumulated depreciation			
Opening balance	1,816,322,022	-	1,816,322,022
Increase/(Decrease) due to consolidated	(3,257,008,210)	257,055,360	(2,999,952,850)
Depreciation during the year	1,440,686,188	1,585,594,651	3,026,280,839
Closing balance	-	1,842,650,011	1,842,650,011
Carrying amount			
Opening balance	12,534,792,965	-	12,534,792,965
Closing balance	-	67,222,608,696	67,222,608,696

12. Construction in progress

Major construction in progress

	Closing balance	Opening balance
104 Pho Quang project	267,400,650,953	267,400,650,953
Mercure Son Tra, Da Nang project	106,361,001,018	104,343,906,220
Others	16,563,337,455	36,232,754,831
Total	390,324,989,426	407,977,312,004

13. Goodwill

	Value
Cost	
Opening balance	192,327,794,290
Increase in the year	69,652,720,687
Decrease in the year	-
Closing balance	261,980,514,977
Allocation value	
Opening balance	27,241,560,369
Increase in the year	24,255,661,411
Decrease in the year	-
Closing balance	51,497,221,780
Carrying amount	
Opening balance	165,086,233,921
Closing balance	210,483,293,197

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

14. Current trade payables	Cost/ Repayable value at the end of the year	Cost/ Repayable value at beginning of the year
Payables to Ford supplier	74,747,492,972	55,036,955,639
Payables to Hino supplier	-	7,787,461,592
Payables to Hyundai supplier	108,529,561,502	72,439,665,262
Payables to Toyota supplier	7,024,130,956	13,991,958,694
Payables to Isuzu supplier	61,086,560,757	87,894,847,113
Payables to Vinfast supplier	-	38,037,051,633
Payables to Nissan supplier	1,949,300,200	21,195,470,600
Payables to Mitsubishi supplier	15,413,438,691	8,676,124,498
Payables to Volvo supplier	224,861,144,813	1,980,775,226
Payables to Lynk&Co supplier	380,021,288,529	-
Payables to Geely supplier	25,387,611,935	-
Other suppliers	160,953,840,247	137,484,266,096
Total	1,059,974,370,602	444,524,576,353
<u>In which:</u>		
Current trade payables to related parties	652,719,759,945	17,661,331,255
Presented in Note No. VII.2		
15. Advances from customers		
15.1 Current advance from customers	Closing balance	Opening balance
Advances from customers buying cars	212,685,642,524	134,208,951,939
Advances from customers transferring property	7,000,000,000	7,495,031,126
Advances from customers leasing shopping centers	16,496,619,977	16,236,538,800
Advances from other customers	24,170,999,616	22,992,738,704
Total	260,353,262,117	180,933,260,569
<u>In which</u>		
Advance from related parties	54,881,165,221	53,988,995
Presented in Note No. VII.2		
15.2 Non-current advances from customers	Closing balance	Opening balance
Advances from customers buying cars	6,011,796,481	7,853,870,964
Advances from customers use services	8,513,490,011	6,828,965,772
Total	14,525,286,492	14,682,836,736
16. Accrued expenses		
16.1 Current accrued expenses	Closing balance	Opening balance
Salary and related expenses	13,861,970,339	23,683,146,887
Training costs	5,030,120,517	5,282,357,018
Provision for repairs and renovations	363,157,000	6,000,000,000
Interest expenses	7,653,426,229	2,833,986,156
Business cooperation interest	562,184,308	1,609,643,836
Other current accrued expenses	32,226,521,434	27,253,856,285
Total	59,697,379,827	66,662,990,182
16.2 Non-current accrued expenses	Closing balance	Opening balance
Profit from business cooperation	13,849,643,836	-
Other non-current accrued expenses	933,949,085	-
Total	14,783,592,921	-

In which, the accrued expenses to related parties are presented in Note No. VII.2.

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

17. Statutory obligations

	Opening balance		In the year			Closing balance	
	Receivables in December 31, 2024	Payables in December 31, 2024	Payables in the year	Offset amount/paid amount in the	Increase/(decrease) due to consolidated	Receivables in December 31, 2025	Payables in December 31, 2025
Output VAT	506,862,206	25,673,959,017	207,477,269,294	177,516,994,392	(172,574,363)	5,283,381	54,960,080,731
VAT on imported goods	-	-	258,903,091	258,903,091	-	-	-
Corporate income tax	7,986,274,112	31,498,121,036	172,739,020,560	60,926,576,546	(477,940,610)	7,310,896,087	142,157,246,415
Personal income tax	172,899,960	10,442,674,289	59,163,348,811	58,447,985,441	34,809,315	153,479,319	11,173,426,333
Housing tax, land rent expenses	4,802,595,998	7,085,848,026	17,377,829,821	17,996,147,888	4,802,595,995	2,148,152,160	8,615,682,116
Fees, charges and others	5,090,827	497,989,697	4,141,052,266	3,322,811,110	4,005,064	8,090,827	1,323,235,917
Total	13,473,723,103	75,198,592,065	461,157,423,843	318,469,418,468	4,190,895,401	9,625,901,774	218,229,671,512

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025
18. Unearned revenue

18.1 Current unearned revenue	Closing balance	Opening balance
Current unearned revenue from property lease	15,534,208,904	9,113,878,002
Current unearned revenue from conditional sales activities	7,661,401,041	8,880,549,974
Other unearned revenue	26,673,013,363	17,943,747,649
Total	49,868,623,308	35,938,175,625

18.2 Non-current unearned revenue

	Closing balance	Opening balance
Non-current unearned revenue from property lease	32,082,399,995	38,552,799,995
Non-current unearned revenue from conditional sales activities	7,281,636,539	7,129,985,838
Total	39,364,036,534	45,682,785,833

19. Other payables

19.1 Other current payables	Closing balance	Opening balance
Capital contribution received from the partner of the business cooperation contract	15,340,971,000	15,000,000,000
Interest payable from business cooperation contract	268,800,000	30,379,511,018
Insurance premiums collected on behalf of insurance agents	14,205,796,177	17,476,149,304
Dividends payable	219,721,520	219,721,520
Operating fund allocation for the Board of Directors and the Board of Supervisors	2,971,764,021	3,027,536,326
Remuneration for managers of member units	9,072,718,981	8,754,268,048
Deposits received from car rental and business contracts	30,279,344,916	57,309,629,504
Payables on acquisition of subsidiary	-	50,000,000,000
Interest payable	5,399,206,599	950,773,590
Other current payables	46,130,625,662	58,054,400,068
Total	123,888,948,876	241,171,989,378

19.2 Other non-current payables

	Closing balance	Opening balance
Long-term deposit received from lease contracts	71,712,533,175	58,680,567,168
Capital contribution received from the partner of the business cooperation contract	534,776,957,407	1,107,343,359,701
Interest payable	78,847,517,816	22,206,390,413
Payables on capital support	-	20,000,000,000
Land lease payable	-	6,018,364,638
Other non-current payables	13,708,276,847	13,275,513,258
Total	699,045,285,245	1,227,524,195,178

In which:

Other current payables to related parties	18,318,373,978	56,021,833,744
Other non-current payables to related parties	252,548,822,362	763,694,590,113

Presented in Note No. VII.2

SAIGON GENERAL SERVICE CORPORATION

B09-DN/HN

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

For the fiscal year ended December 31, 2025

20. Borrowings and finance lease liabilities

20.1. Short-term borrowings and finance lease liabilities

	Opening balance Value/Repayable value	In the year			Closing balance Value/Repayable value
		Increase due to consolidated	Increase in the year	Decrease due to consolidated	
Short-term borrowings	2,709,412,035,555	214,442,678,570	18,304,497,557,659	447,398,709,508	2,523,921,153,477
Vietnam Joint Stock Commercial Bank for Industry and Trade (VietinBank)	999,938,252,182	-	7,699,284,738,272	251,472,608,300	769,015,884,638
Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank)	1,144,184,498,241	-	6,368,047,428,532	150,222,427,638	813,136,075,028
Joint Stock Commercial Bank for Investment and Development of Vietnam (BIDV)	445,868,319,682	40,679,745,000	2,867,635,328,299	16,528,323,350	402,715,855,135
Vietnam Prosperity Joint Stock Commercial Bank (VPBank)	-	13,581,323,000	72,252,563,000	-	28,780,213,000
Military Commercial Joint Stock Bank (MBBank)	823,482,000	-	25,157,168,000	-	-
Vietnam International Commercial Joint Stock Bank (VIB)	1,677,979,050	-	31,547,955,600	-	-
Shinhan Bank Vietnam Limited (Shinhan Bank)	-	-	5,142,214,000	-	5,142,214,000
Prosperity and Growth Commercial Joint Stock Bank (PGBank)	41,080,688,400	-	244,128,208,188	9,629,170,220	85,983,395,750
Asia Commercial Joint Stock Bank (ACB)	-	-	56,180,530,001	3,546,180,000	-
Saigon - Hanoi Joint Stock Bank (SHB)	-	570,000,000	253,479,899,000	-	18,735,530,000
United Overseas Bank (Vietnam) Limited (UOB)	-	159,611,610,570	419,498,999,767	-	196,367,657,336
Vietnam Technological and Commercial Joint Stock Bank (Techcombank)	-	-	73,182,145,000	-	12,000,155,000
Woori Bank Vietnam Limited (Woori Bank)	-	-	75,062,040,000	-	25,995,060,000
Toyota Financial Services Vietnam Company Limited	-	-	13,898,340,000	-	13,898,340,000
Others	75,838,816,000	-	100,000,000,000	16,000,000,000	152,150,773,590

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

	Opening balance		In the year		Closing balance	
	Value/Repayable value	Increase due to consolidated	Increase in the year	Decrease due to consolidated	Value/Repayable value	Value/Repayable value
Current portion of long-term borrowings	85,850,659,333	9,034,077,252	100,617,453,682	43,350,000	97,841,386,585	97,617,453,682
Vietnam Joint Stock Commercial Bank for Industry and Trade (VietinBank)	20,299,123,920	4,795,584,468	72,306,382,076	-	28,094,708,388	69,306,382,076
Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank)	10,502,383,276	-	3,775,656,000	-	10,502,383,276	3,775,656,000
Joint Stock Commercial Bank for Investment and Development of Vietnam (BIDV)	3,660,500,000	3,064,043,604	4,653,149,474	-	6,724,543,604	4,653,149,474
Vietnam Prosperity Joint Stock Commercial Bank (VPBank)	173,400,000	412,500,000	3,276,300,000	43,350,000	542,550,000	3,276,300,000
Military Commercial Joint Stock Bank (MBBank)	47,433,000,000	-	2,187,000,000	-	47,433,000,000	2,187,000,000
Tien Phong Commercial Joint Stock Bank (TPBank)	1,603,395,001	-	-	-	1,603,395,001	-
Shinhan Bank Vietnam Limited (Shinhan Bank)	2,178,857,136	-	-	-	2,178,857,136	-
BIDV - Sumi Trust Leasing Company Limited	-	761,949,180	14,418,966,132	-	761,949,180	14,418,966,132
Total	2,795,262,694,888	223,476,755,822	18,405,115,011,341	447,442,059,508	18,354,873,795,384	2,621,538,607,159
20.2. Long-term loans and finance lease liabilities						
Vietnam Joint Stock Commercial Bank for Industry and Trade (VietinBank)	208,937,486,607	20,780,866,055	670,757,239,756	-	108,837,964,822	791,637,627,596
Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank)	54,853,820,408	-	-	-	50,009,042,232	4,844,778,176
Joint Stock Commercial Bank for Investment and Development of Vietnam (BIDV)	31,084,543,413	12,681,736,015	7,129,520,000	14,818,663,413	9,727,249,474	26,349,886,541
Vietnam Prosperity Joint Stock Commercial Bank (VPBank)	332,350,000	1,237,500,000	11,994,000,000	332,350,000	3,310,366,666	9,921,133,334
Military Commercial Joint Stock Bank (MBBank)	582,057,304,166	-	-	-	43,566,554,166	538,490,750,000
Tien Phong Commercial Joint Stock Bank (TPBank)	3,166,666,682	-	-	-	3,166,666,682	-
Shinhan Bank Vietnam Limited (Shinhan Bank)	1,863,571,429	-	5,218,956,000	2,606,251,803	2,548,275,630	1,927,999,996
Asia Commercial Joint Stock Bank (ACB)	358,748,000	-	889,000,000	889,000,000	358,748,000	-
BIDV - Sumi Trust Leasing Company Limited	8,530,160,651	2,603,326,230	67,859,500,000	7,012,901,436	18,213,759,246	53,766,326,199
Others	376,300,000,000	-	385,050,000,000	-	84,000,000,000	677,350,000,000
Total	1,267,484,651,356	37,303,428,300	1,148,898,215,756	25,659,166,652	323,738,626,918	2,104,288,501,842

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SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

20.3 Information about Outstanding short-term, long-term borrowings

a) Short-term creditors

Creditors	Annual interest (%)
VietinBank	3 - 7.3
Vietcombank	3 - 6.8
BIDV	4.1 - 7.1
VPBank	6.5 - 9.5
Shinhan Bank	4.68
PGBank	5.3 - 7
SHB	8.5 - 11.5
UOB	5.4 - 6.25
Techcombank	5.5 - 8
Woori Bank	4.8 - 5.25
Toyota Financial Services Vietnam Co., Ltd	5.5
Others	7.5 - 8.5

b) Long-term creditors

Creditors	Annual interest (%)	Maturity (months)
VietinBank	7 - 10	36 - 120
Vietcombank	7.4 - 8	60 - 72
BIDV	8.2 - 9.1	84
VPBank	8	48 - 60
MBBank	9.97 - 10.17	120
Shinhan Bank	8.2	60
BIDV - Sumi Trust Leasing Co., Ltd	8.4	60
Others	5 - 11.5	15 - 240

c) Details of assets used to secure the borrowings are as follows:

	Closing balance	Opening balance
Cash and cash equivalents	76,396,775,169	114,898,854,419
Trade receivables	142,034,984,847	126,951,031,447
Inventories	760,226,244,400	848,344,844,098
Deposit, mortgages	14,500,000,000	8,122,858,056
Tangible fixed assets	410,510,919,232	408,812,645,802
Intangible fixed assets	148,474,041,635	163,452,124,900
Prepaid expenses	-	58,196,208,000
Investment properties	489,539,322,331	503,960,558,363
Held-to-maturity investment - Short-term	90,337,429,413	85,401,873,642
Held-to-maturity investment - Long-term	1,000,000,000	-
Investment in subsidiaries within the group	75,000,000,000	816,900,000,000
Total	2,208,019,717,027	3,135,040,998,727

d) Long-term borrowings are repaid according to the following schedule:

	Closing balance	Opening balance
Within a year	97,617,453,682	85,850,659,333
In the second year	407,090,899,314	91,322,840,472
From the third to the fifth year	1,276,696,100,994	340,828,492,725
After the fifth year	420,501,501,534	835,333,318,159
Total	2,201,905,955,524	1,353,335,310,689
Less: Payable within 12 months	97,617,453,682	85,850,659,333
Payable after 12 months	2,104,288,501,842	1,267,484,651,356

SAIGON GENERAL SERVICE CORPORATION

B09-DN/HN

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

For the fiscal year ended December 31, 2025

21. Owners' equity	Share capital	Share premium	Other equity	Treasury shares	Development investment fund	Retained earnings	Non-controlling interest	Total
21.1 Changes in owners' equity	Content							
Opening balance of previous year	666,305,640,000	4,597,348,871	202,499,789,000	(361,306,726)	34,760,139,815	745,747,586,472	786,381,519,565	2,439,930,716,997
Increase/(decrease) due to consolidated Profit in the year	-	-	-	-	-	-	90,677,184,964	90,677,184,964
Dividend distribution	-	-	-	-	-	100,211,052,199	106,409,864,137	206,620,916,336
Allocate operating funds to the BOD and the BOS	-	-	-	-	-	(66,620,064,000)	(98,536,103,055)	(165,156,167,055)
Allocate bonus and welfare fund	-	-	-	-	-	(625,921,997)	(1,731,576,840)	(2,357,498,837)
Capital increase in subsidiaries from retained earnings	-	-	-	-	-	(493,414,967)	(620,137,205)	(1,113,552,172)
Capital contribution from NCI	-	-	5,200,000,000	-	-	(2,707,000,000)	(7,293,000,000)	(4,800,000,000)
Changes in subsidiaries ownership ratios	-	-	-	-	-	-	-	-
Acquiring subsidiaries	-	-	2,500,000,000	-	-	-	-	322,407,500,000
Other increase/(decrease)	-	-	(11,527,433)	-	-	(3,519,914,645)	12,588,068,032	(527,678,000,000)
Closing balance of previous year	666,305,640,000	4,597,348,871	210,188,261,567	(361,306,726)	34,760,139,815	558,020,923,166	896,576,719,494	2,370,087,726,187
Issuance of Share capital (*)	266,477,250,000	-	-	-	-	(266,477,250,000)	-	-
Increase/(decrease) due to consolidated Profit in the year	-	-	-	-	-	(21,286,691,651)	171,814,482,319	150,527,790,668
Dividend distribution from profit in the previous year	-	-	-	-	-	448,835,574,011	49,707,627,068	498,543,201,079
Dividend advanced from profit in current year	-	-	-	-	-	-	(72,090,449,727)	(72,090,449,727)
Allocate bonus and welfare fund	-	-	-	-	-	-	(11,979,340,307)	(11,979,340,307)
Allocate operating funds to the BOD and the BOS	-	-	-	-	-	(340,253,050)	(340,996,950)	(681,250,000)
Capital increase in subsidiaries from retained earnings	-	-	3,913,304,000	-	-	(3,913,304,000)	-	-
Capital contribution from NCI	-	-	-	-	-	-	4,912,000,000	4,912,000,000
Capital return to NCI	-	-	-	-	-	-	(1,895,000,000)	(1,895,000,000)
Changes in subsidiaries ownership ratios	-	-	-	-	-	5,328,264,988	(98,507,873,237)	(93,179,608,249)
Other increase/(decrease)	-	-	-	-	(1,575,042,530)	980,058,359	5,132,142,388	4,537,158,217
Closing balance	932,782,890,000	4,597,348,871	214,101,565,567	(361,306,726)	33,185,097,285	720,579,392,323	942,578,377,549	2,847,463,364,868

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025
21.2 Details of owner's equity

	Closing balance		Opening balance	
	VND	%	VND	%
Capital contribution of shareholders	932,782,890,000	99.99%	666,200,640,000	99.98%
Total	932,782,890,000	99.99%	666,200,640,000	99.98%
Treasury shares	105,000,000	0.01%	105,000,000	0.02%
Total	932,887,890,000	100.00%	666,305,640,000	100.00%

21.3 Capital transactions with owners and dividend, profit distribution:

	Current year	Previous year
Contributed capital		
+ At the beginning of the year	666,305,640,000	666,305,640,000
+ Increase in the year	266,477,250,000	-
+ Decrease in the year	-	-
+ At the end of the year	932,782,890,000	666,305,640,000
Dividends and profits distributed	-	66,620,064,000

21.4 Shares

	Closing balance	Opening balance
Authorized shares	93,278,289	66,630,564
Issued shares	93,278,289	66,630,564
- Common shares	93,278,289	66,630,564
- Preference shares	-	-
Repurchased shares	10,500	10,500
- Common shares	10,500	10,500
- Preference shares	-	-
Outstanding shares	93,267,789	66,620,064
- Common shares	93,267,789	66,620,064
- Preference shares	-	-
Par value of outstanding shares:	VND 10,000	

22. Off Balance Sheet Items
22.1 Operating lease assets

	Closing balance	Opening balance
The total future minimum lease payments under irrevocable operating leases over the following terms:		
1st year or less	222,460,821,408	194,186,281,108
From 2nd year to 5th year	820,221,248,801	728,244,822,200
Over 5 years	1,541,862,702,425	1,542,899,672,026
Total	2,584,544,772,634	2,465,330,775,334

22.2 Goods held on behalf of a third party

	Closing balance	Opening balance
Goods held on behalf of a third party	714,006,024,866	625,811,637,457
Total	714,006,024,866	625,811,637,457

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

VI. ADDITIONAL INFORMATION FOR ITEMS IN THE CONSOLIDATED INCOME STATEMENT

1. Revenue from sales of goods and rendering of services

	<u>Current year</u>	<u>Previous year</u>
Revenue from sale of goods	24,744,268,231,516	22,288,791,718,590
Revenue from rendering of services	2,799,595,546,149	2,216,934,066,412
Revenue from investment property lease	265,830,614,652	266,441,283,106
Total	<u>27,809,694,392,317</u>	<u>24,772,167,068,108</u>

In which:

Revenue from related parties

Presented in Note No. VII.2

	<u>Current year</u>	<u>Previous year</u>
	<u>809,041,226,255</u>	<u>193,359,345,214</u>

2. Revenue deductions

	<u>Current year</u>	<u>Previous year</u>
Sale discounts	1,288,791,371	1,266,034,651
Sale rebates	610,390,000	5,129,640,646
Sale returns	28,821,494,230	6,494,259,178
Total	<u>30,720,675,601</u>	<u>12,889,934,475</u>

3. Cost of goods sold

	<u>Current year</u>	<u>Previous year</u>
Cost of goods sold	23,666,800,862,854	21,355,882,682,982
Cost of services provided	2,098,145,735,231	1,534,908,889,290
Cost of investment property lease	161,646,637,012	135,848,429,080
(Reversal)/Provision for devaluation of inventory	(1,424,741,630)	566,704,157
Total	<u>25,925,168,493,467</u>	<u>23,027,206,705,509</u>

4. Financial income

	<u>Current year</u>	<u>Previous year</u>
Interest income	33,774,780,848	8,811,611,906
Dividend, profit received	173,328,162	2,756,100,000
Sale interests on deferred payments, payment discounts	1,774,756,041	2,277,184,321
Gains from disposal of investments	678,393,794,336	48,400,000,000
Gains from business cooperation contracts	115,717,939,697	72,658,068,837
Gain from acquisition of associate as subsidiary	-	10,860,444,444
Other financial income	7,836,318,316	11,429,506,309
Total	<u>837,670,917,400</u>	<u>157,192,915,817</u>

5. Financial expenses

	<u>Current year</u>	<u>Previous year</u>
Interest expenses	307,978,038,424	173,475,897,115
Losses from business cooperation contracts	70,843,986,787	30,964,652,875
Losses from disposal of investments	21,441,581,110	1,808,724,112
(Reversal)/Provision for devaluation of short-term and long-term investments	1,921,708,932	1,414,315,157
Other financial expenses	6,045,208,557	4,724,977,367
Total	<u>408,230,523,810</u>	<u>212,388,566,626</u>

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

6. Selling expenses

	Current year	Previous year
Salaries and employee expenses	563,853,626,913	496,928,553,704
Cost of materials, tools, supplies	48,038,624,100	32,846,441,762
Depreciation costs of fixed assets	88,534,750,283	67,993,730,870
Sales commission and insurance	35,360,348,413	25,930,833,775
Outsourced services expenses	203,922,191,779	191,259,581,139
Other expenses	107,353,545,798	111,970,700,782
Total	1,047,063,087,286	926,929,842,032

7. General and Administrative expenses

	Current year	Previous year
Salaries and employee expenses	362,918,497,232	309,185,113,240
Fixed asset depreciation and goodwill allocation	61,744,380,388	55,481,240,071
Outsourced services expenses	194,651,726,096	196,070,909,601
Others	64,897,971,367	48,127,690,821
Total	684,212,575,083	608,864,953,733

8. Other income

	Current year	Previous year
Sales bonuses and support from suppliers	53,053,024,664	9,701,515,241
Sales commission received from insurance agents	679,486,965	118,961,464
Income from disposal of tangible fixed assets	384,275,125	9,734,676,769
Adjustment to reduce late payment penalty	-	7,674,917,757
Gains from buying a subsidiary at a discount	-	17,651,368,051
Compensation from property insurance	16,900,743,354	-
Other income	44,602,262,199	29,404,337,006
Total	115,619,792,307	74,285,776,288

In which:

Other income from related parties	16,129,816,782	13,322,224,198
Presented in Note No VII.2		

9. Operating expenses

	Current year	Previous year
Cost of goods sold	23,666,800,862,854	21,355,882,682,982
Labor and employee expenses	1,366,743,265,019	1,141,831,238,460
Fixed asset depreciation and goodwill allocation	224,398,112,084	170,755,382,156
Provision cost	(1,184,032,355)	3,234,247,408
Outsourced services expenses	2,065,610,629,646	1,661,843,184,371
Other expenses	344,073,242,916	228,668,830,112
Total	27,666,442,080,164	24,562,215,565,489

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS *(continued)*

B09-DN/HN

For the fiscal year ended December 31, 2025

10. Current Corporate Income Tax

	<u>Current year</u>	<u>Previous year</u>
Corporate income tax (CIT) on taxable income of the current year	172,156,433,843	51,163,743,013
CIT adjustment of previous years to current year	1,801,148,136	(6,445,037,724)
Total current Corporate Income Tax	<u>173,957,581,979</u>	<u>44,718,705,289</u>

The current Corporate Income Tax payables is based on taxable profit for the year. The taxable profit of the Company for the year differs from the profit as reported in the Income Statement because it excludes items of income or expenses that are taxable or deductible in other years and it further excludes items that are not taxable or deductible. The Company's liability for current tax is calculated using tax rates that have been enacted at balance sheet date.

11. Deferred corporate income tax expense

Deferred corporate income tax expense arising during the year is the tax expense recorded corresponding to the loss carried forward of the subsidiaries in the future.

12. Basic earnings per share

Basic earnings per share is calculated by dividing the profit or loss after tax attributable to ordinary shareholders of the Company by the weighted average number of ordinary shares outstanding during the year.

The Company uses the following information to calculate basic earnings per share:

	<u>Current year</u>	<u>Previous year</u>
Accounting profit after corporate income tax of the parent company	448,835,574,011	100,211,052,199
Profit attributable to common stockholders of the parent company	448,835,574,011	100,211,052,199
Bonus and welfare fund for the year	(908,182,550)	(625,921,997)
Average common shares outstanding during the year (*)	93,267,789	93,267,789
Basic earnings per share	<u>4,803</u>	<u>1,068</u>

(*) Outstanding common shares include 26,647,725 shares issued during the year from retained earnings after-tax (Note V.21). Therefore, the basic earnings per share for the current year are calculated based on the number of outstanding common shares as of December 31, 2025, which is 93,267,789 shares. Simultaneously, the basic earnings per share in the previous year are restated based on the current number of outstanding shares, which is 93,267,789 shares. The basic earnings per share in the previous year change from VND 1,495 per share to VND 1,068 per share.

VII. OTHER INFORMATION

1. Subsequent events after balance sheet date

In the opinion of the Board of Management, in all material respects, there are no unusual events occurring after the balance sheet date that affect the financial position and operations of the Company that require adjustment or presentation in the consolidated Financial Statements for the fiscal year ended December 31, 2025.

2. Transactions with related parties

A party is considered as related party if it can control or have significant effects on financial or business decisions of the other party. Related parties comprise enterprises and individuals that directly, or indirectly through one or more intermediaries, control, or are controlled by, or are under common control with the Company. Associates and individuals owning, directly or indirectly, an interest in the voting right of the Company and its subsidiaries that gives them significant influence over the enterprise, key management personnel, including directors and officers of the Company and close members of the family of these individuals and companies associated with these individuals also constitute related parties.

SAIGON GENERAL SERVICE CORPORATION**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS** *(continued)***B09-DN/HN***For the fiscal year ended December 31, 2025***2.1 Transactions with key management members and related individuals**

Key management members and related individuals include: members of the Board of Directors, the Board of Management, the Board of Supervisors and close family members of these individuals.

Transactions with key management members:**Remuneration, salary of Board of Directors, General Director, Board of Supervisors and Chief Accountant**

During the year, the Company paid remuneration and salaries to members of the Board of Directors, the Board of Management, the Board of Supervisors and Chief accountant of the Company as follows:

Name	Title	Remuneration, salary
Ngo Duc Vu	Chairman of BOD	350,000,000
Nguyen Hai Ha	Member of BOD, General Director	1,677,572,000
Ngo Van Danh	Member of BOD, Deputy General Director	1,212,000,000
Nguyen Van Oanh	Member of BOD	320,000,000
Tran Hai Anh	Deputy General Director (Dismissed on September 11, 2025)	750,000,000
Nguyen Thanh Toai	Deputy General Director (Appointed on September 11, 2025)	385,500,000
Tran Thai Son	Chief accountant (Appointed from March 18, 2025)	720,000,000
Tran Thi Linh	Chief accountant (Until March 17, 2025)	135,000,000
Ben Thanh Group	Organization has representative who is a member of the Board of Supervisors	798,000,000
Total		6,348,072,000

2.2 Other related parties**a. List of other related parties to the Company includes:**

Related parties	Relationship
Tasco Joint Stock Company	Ultimate parent company
Tasco Auto Joint Stock Company	Parent company
Ben Thanh Group	Major shareholder
Toyota East Saigon Joint Stock Company	Associate (Until April 21, 2025)
Bac Au Automobile Corporation	Associate
Dana Joint Stock Company	Associate
Tasco Auto Saigon Joint Stock Company	Associate (subsidiary from February 28, 2025)
Bac Au Hanoi Automobile Company Limited	Associate
Future Knowledge Investment Joint Stock Company	Associate
Savico Quang Nam Company Limited	Associate
Saigon Auto Gia Dinh Service Joint Stock Company	Associate (Until November 21, 2025)
New Energy Holdings Company Limited	Company in the same Group
Bac Au Saigon Automobile Company Limited	Company in the same Group
VETC Joint Stock Company	Company in the same Group
Tasco Land Company Limited	Company in the same Group
Tasco Insurance Company Limited	Company in the same Group
Tasco BOT MTV Company Limited	Company in the same Group
Tasco 6 Company Limited	Company in the same Group
Tasco Quang Binh Limited Company	Company in the same Group
Tasco Hai Phong One Member Limited Company	Company in the same Group

SAIGON GENERAL SERVICE CORPORATION**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS** *(continued)***B09-DN/HN***For the fiscal year ended December 31, 2025*

Related parties <i>(continued)</i>	Relationship
Tasco Nam Thai Joint Stock Company	Company in the same Group
VETC Electronic Toll Collection Company Limited	Company in the same Group
Sweden Auto Company Limited	Company in the same Group
Premium EV Company Limited	Company in the same Group
Tasco Auto Retail Ltd Company	Company in the same Group (subsidiary from December 01, 2025)
Tasco Auto Distribution Ltd Company	Company in the same Group
British Sport Cars Company Limited	Company in the same Group
SVC Yacht Joint Stock Company	Same Mr. Nguyen Hai Ha is General Director
DNP Holding Joint Stock Company	Company in the same Group (from December 01, 2025)
Tasco Investment Company Limited	Company in the same Group (from April 08, 2025)
Hong Hai Tourist Corporation	Having the same Member of Board of Directors
CMC Joint Stock Company	Company in the same Group (from December 01, 2025)
Saigon Dankia Water Supply Corporation	Company in the same Group (from December 01, 2025)
Binh Phuoc Water Supply and Sewerage Joint Stock Company	Company in the same Group (from December 01, 2025)
Binhthuan Water Supply Sewerage Joint Stock Company	Company in the same Group (from December 01, 2025)
Gia Lai Water Supply Sewerage Joint Stock Company	Company in the same Group (from December 01, 2025)
Ninh Hoa Urban Joint Stock Company	Company in the same Group (from December 01, 2025)
Tasco Auto West Saigon Joint Stock Company	Company in the same Group
Tasco Auto Can Tho Company Limited	Company in the same Group
Saigon Water Infrastructure Corporation	Company in the same Group (from December 01, 2025)
DNP-Water Joint Stock Company	Company in the same Group (from December 01, 2025)
Tasco Energy Joint Stock Company	Company in the same Group (from December 01, 2025)
Dong Nai Plastics Joint Stock Company	Company in the same Group (from December 01, 2025)
Hanoi Water Manufacturing Joint Stock Company No 3	Company in the same Group (from December 01, 2025)
Tan Phu Vietnam Joint Stock Company	Company in the same Group (from December 01, 2025)
DNP - Bac Giang Water Infrastructure Investment Company Limited	Company in the same Group (from December 01, 2025)
Great Auto Company Limited	Company in the same Group (from December 31, 2025)
DNP - Tien River Raw Water Company Limited	Company in the same Group (from December 01, 2025)
Tay Ninh Water Supply Sewerage Joint Stock Company	Company in the same Group (from December 01, 2025)
Tasco Auto Binh Thuan Company Limited	Company in the same Group
Vietnam Medical and Pharmaceutical Investment Joint Stock Company	Company in the same Group (from December 01, 2025)
Tasco Auto Da Nang Company Limited	Company in the same Group (subsidiary in the period from January 10, 2025 to November 30, 2025)
Tasco Auto Southern Company Limited	Company in the same Group
Ben Thanh - Non Nuoc Resort Corporation	Having the same Member of Board of Directors
Greenlynk Automotives Joint Stock Company	Indirect associates of Tasco Auto Joint Stock Company

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025
b. Transaction with related parties

<i>Sales and rendering of services (VI.1)</i>	<u>Current year</u>	<u>Previous year</u>
Tasco Joint Stock Company	5,033,972,391	3,251,169,909
Tasco Auto Joint Stock Company	7,913,437,208	354,744,000
Toyota East Saigon Joint Stock Company (**)	1,499,542,636	1,082,343,364
Toyota Binh Thuan Company Limited (**)	-	1,498,786,214
Toyota Ly Thuong Kiet Company Limited	-	2,878,469,728
Binh Thuan Automotive Service Joint Stock Company	-	15,256,664,231
Binh Thuan Automotive Joint Stock Company	-	12,429,367,083
Ben Thanh Tay Ninh Automobile Corporation	-	14,843,800,142
Saigon Auto Gia Dinh Service Joint Stock Company (**)	41,043,233,052	42,677,291,604
Saigon Phu Lam Automobile Investment Trading Service Joint Stock Company	-	2,692,811,396
Savico Quang Nam Company Limited	113,500,000	90,000,000
Greenlynk Automotives Joint Stock Company	329,699,780,187	1,809,059,159
Dana Joint Stock Company	11,292,691,963	7,779,680,042
Bac Au Hanoi Automobile Company Limited	67,753,402,071	14,477,502,020
Bac Au Automobile Corporation	5,333,150	34,366,000
Bac Au Saigon Automobile Company Limited	9,495,003,706	11,576,295,547
Ana Services Company Limited (**)	-	5,454,546
Tasco Land Company Limited	1,147,697,580	1,162,014,000
Tasco Insurance Company Limited	97,581,325,565	53,891,374,471
VETC Electronic Toll Collection Company Limited	8,470,633,648	1,082,051,364
Ben Thanh Group	-	32,215,500
DNP Holding Joint Stock Company	283,847,007	10,206,000
Hong Hai Tourist Corporation	124,402,525	336,317,730
SVC Yacht Joint Stock Company	2,671,909	1,370,000,000
Toyota Tay Ninh Company Limited	-	1,706,600,000
Sweden Auto Company Limited	462,870,121	1,030,761,164
Saigon Dankia Water Supply Corporation (*)	12,064,509	-
Binh Phuoc Water Supply and Sewerage Joint Stock Company (*)	19,161,279	-
Binhthuan Water Supply Sewerage Joint Stock Company (*)	26,369,040	-
Gia Lai Water Supply Sewerage Joint Stock Company (*)	22,000,000	-
Tay Ninh Water Suplly Sewerage Join Stock Company (*)	37,000,000	-
CMC Joint Stock Company	209,343,033	-
DNP-Water Joint Stock Company	145,112,906	-
Ninh Hoa Urban Joint Stock Company (*)	14,903,217	-
Saigon Water Infrastructure Corporation	64,490,310	-
Tasco Energy Joint Stock Company (*)	5,806,452	-
Dong Nai Plastics Joint Stock Company (*)	44,000,000	-
Tasco Auto West Saigon Joint Stock Company	12,727,599,910	-
Tan Phu Vietnam Joint Stock Company (*)	160,500,000	-
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	22,000,000	-
Tasco Auto Retail Ltd Company (***)	132,749,190,780	-
DNP - Tien River Raw Water Company Limited (*)	15,000,000	-
Tasco Auto Distribution Ltd Company	58,640,779,341	-

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

Sales and rendering of services (continued)

	Current year	Previous year
Tasco Auto Can Tho Company Limited	5,725,979,403	-
Tasco Auto Da Nang Company Limited	226,891,722	-
Tasco Auto Southern Company Limited	42,269,445	-
Tasco Investment Company Limited	16,207,301,689	-
Toyota Binh Thuan Company Limited	118,500	-
Total	809,041,226,255	193,359,345,214

Revenue deductions (VI.2)

	Current year	Previous year
Dana Joint Stock Company	126,000,000	-
Total	126,000,000	-

Goods, service purchase

	Current year	Previous year
Tasco Auto Joint Stock Company	1,831,135,224	2,067,145,454
Toyota East Saigon Joint Stock Company (**)	6,229,250	13,216,900
Toyota Binh Thuan Company Limited (**)	2,582,000	671,676,903
Toyota Ly Thuong Kiet Joint Stock Company	-	1,406,104,164
Savico Investment Company Limited	-	2,250,988,051
Tasco Auto Saigon Joint Stock Company (***)	4,712,347	2,769,343
Binh Thuan Automotive Service Joint Stock Company	-	18,371,882,838
Binh Thuan Automotive Joint Stock Company	-	12,968,556,820
Ben Thanh Tay Ninh Automobile Corporation	-	26,948,225,952
Saigon Auto Gia Dinh Service Joint Stock Company (**)	37,871,245,309	44,116,608,133
Saigon Phu Lam Automobile Investment Trading Service Joint Stock Company	-	45,995,200
Greenlynk Automotives Joint Stock Company	935,220,153,274	300,985,203,737
Dana Joint Stock Company	855,350,451	976,205,046
Bac Au Hanoi Automobile Company Limited	120,908,673,548	7,374,520,481
Bac Au Saigon Automobile Company Limited	102,142,744,144	3,985,359,131
Ana Services Company Limited (**)	-	581,185,000
Tasco Land Company Limited	1,136,363,636	38,201,550
Tasco Insurance Company Limited	20,093,049,558	10,657,078,641
VETC Electronic Toll Collection Company Limited	1,113,917,523	666,580,663
SVC Yacht Joint Stock Company	148,927,545	1,067,050,338
Toyota Tay Ninh Company Limited	-	1,308,781,818
Bac Au Automobile Corporation	-	-
Sweden Auto Company Limited	133,623,466,486	65,592,840,208
Tasco Auto Distribution Ltd Company	401,659,141,853	-
Binh Phuoc Water Supply and Sewerage Joint Stock Company (*)	1,437,702	-
Gia Lai Water Supply Sewerage Joint Stock Company (*)	649,064	-
CMC Joint Stock Company	1,150,000,000	-
DNP-Water Joint Stock Company	800,000,000	-
Saigon Water Infrastructure Corporation	590,909,091	-
Hanoi Water Manufacturing Joint Stock Company No 3 (*)	963,636,363	-
Tasco Joint Stock Company	1,587,843,043	-
Tasco Auto West Saigon Joint Stock Company	5,338,429,919	-
Tan Phu Vietnam Joint Stock Company	1,012,834,904	-

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS *(continued)*
B09-DN/HN
For the fiscal year ended December 31, 2025

<i>Goods, service purchase (continued)</i>	Current year	Previous year
VETC Joint Stock Company	15,236,068,065	-
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	677,272,727	-
Tasco Auto Retail Ltd Company (***)	110,031,481,835	-
Tasco Auto Can Tho Company Limited	148,805,761	-
Tasco Auto Da Nang Company Limited	438,472,524	-
Ben Thanh Group	33,584,996,900	-
Tasco Investment Company Limited	2,049,450,909	-
Hong Hai Tourist Corporation	20,925,926	-
Total	1,930,250,906,881	502,096,176,371
<i>Dividends, profit received (VI.4)</i>	Current year	Previous year
Toyota East Saigon Joint Stock Company	-	6,060,497,000
Toyota Ly Thuong Kiet Company Limited	-	6,300,000,000
Savico Investment Company Limited	-	-
Dana Joint Stock Company	-	7,248,600,000
Binh Thuan Automotive Service Joint Stock Company	-	4,400,000,000
Ben Thanh Tay Ninh Automobile Corporation	-	1,250,000,000
Công ty TNHH Savico Quảng Nam	-	-
Saigon Auto Gia Dinh Service Joint Stock Company (**)	1,225,000,000	2,450,000,000
Saigon Phu Lam Automobile Investment Trading Service Joint Stock Company	-	500,000,000
Binh Thuan Automotive Joint Stock Company	-	375,000,000
Total	1,225,000,000	28,584,097,000
<i>Financial income (VI.4)</i>	Current year	Previous year
Tasco Joint Stock Company	-	5,738,580,795
Bac Au Hanoi Automobile Company Limited	899,506,852	188,164,383
Bac Au Saigon Automobile Company Limited	-	101,021,918
Ben Thanh - Non Nuoc Resort Corporation (*)	381,369,863	-
Greenlynk Automotives Joint Stock Company	93,186,301	-
Tasco Auto West Saigon Joint Stock Company	29,150,685	-
Tasco Auto Can Tho Company Limited	17,427,945	-
Tasco Auto Joint Stock Company	6,452,659,311	8,104,207,249
Total	7,873,300,957	14,131,974,345
<i>Interest income from business cooperation contract (VI.4)</i>	Current year	Previous year
Tasco Joint Stock Company	6,479,208,194	-
Total	6,479,208,194	-
<i>Interest expense from business cooperation contract (VI.5)</i>	Current year	Previous year
Tasco Auto Joint Stock Company	12,240,000,000	20,897,635,855
New Energy Holdings Company Limited	30,558,789,448	29,794,652,875
Tasco Investment Company Limited	19,929,460,276	-
Total	62,728,249,724	50,692,288,730
<i>Interest expenses (VI.5)</i>	Current year	Previous year
Tasco Auto Joint Stock Company	62,040,334,002	-
Tasco Auto West Saigon Joint Stock Company	12,493,151	-
Total	62,052,827,153	-

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS *(continued)*

B09-DN/HN

For the fiscal year ended December 31, 2025

	Current year	Previous year
<i>Other financial expenses (VI.5)</i>		
Tasco Auto Distribution Ltd Company	1,292,957	-
Total	1,292,957	-
<i>Other income (VI.8)</i>		
Dana Joint Stock Company	16,717,464	10,226,928
Tasco Insurance Company Limited	864,961,956	4,177,804,650
VETC Electronic Toll Collection Company Limited	99,285,000	49,630,000
Sweden Auto Company Limited	1,652,465,744	9,084,562,620
SVC Yacht Joint Stock Company	890,636	-
Greenlynk Automotives Joint Stock Company	1,013,278,638	-
Tasco Auto Joint Stock Company	152,696,527	-
Tasco Auto Retail Ltd Company	5,141,464,929	-
Premium EV Company Limited	780,000,000	-
Tasco Auto Distribution Ltd Company	5,027,385,479	-
Tasco Auto Can Tho Company Limited	1,202,917,395	-
Tasco Investment Company Limited	177,753,014	-
Total	16,129,816,782	13,322,224,198
<i>Borrowings</i>		
Tasco Auto Joint Stock Company	450,050,000,000	430,700,000,000
New Energy Holdings Company Limited	19,000,000,000	-
Total	469,050,000,000	430,700,000,000
<i>Loans</i>		
Bac Au Hanoi Automobile Company Limited	-	65,000,000,000
Bac Au Saigon Automobile Company Limited	-	10,000,000,000
Greenlynk Automotives Joint Stock Company	-	7,000,000,000
Tasco Auto Can Tho Company Limited	2,800,000,000	-
Tasco Auto West Saigon Joint Stock Company	5,000,000,000	-
Total	7,800,000,000	82,000,000,000
<i>Dividend payment</i>		
Ben Thanh Group	-	39,115,940,000
Tasco Auto Joint Stock Company	-	36,034,482,000
Total	-	75,150,422,000
<i>Business cooperation</i>		
Tasco Auto Joint Stock Company	262,000,000,000	128,000,000,000
Tasco Joint Stock Company	-	132,000,000,000
Total	262,000,000,000	260,000,000,000
<i>Principal business cooperation received</i>		
Tasco Auto Joint Stock Company	254,008,959,573	279,500,000,000
Tasco Joint Stock Company	-	13,200,000,000
Total	254,008,959,573	292,700,000,000

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

<i>Deposit</i>	Current year	Previous year
Tasco Auto Joint Stock Company	-	1,000,000,000
Total	-	1,000,000,000

(*) The entities became related parties during the year, therefore transactions are disclosed from the date of becoming related parties to December 31, 2025.

(**) The entities cease to be related parties during the year, therefore transactions are disclosed from January 1, 2025 to the date the entity ceases to be related.

(***) The related entities became subsidiaries during the year, therefore transactions are disclosed from January 1, 2025 to the date the entity became a subsidiary.

c. Balances with related parties at the balance sheet date:

<i>Receivables from current loans (V.2.2)</i>	Closing balance	Opening balance
Ben Thanh - Non Nuoc Resort Corporation	2,250,000,000	-
Tasco Auto West Saigon Joint Stock Company	5,000,000,000	-
Tasco Auto Can Tho Company Limited	2,800,000,000	-
Greenlynk Automotives Joint Stock Company	-	7,000,000,000
Total	10,050,000,000	7,000,000,000

<i>Current trade payables (V.3)</i>	Closing balance	Opening balance
Tasco Auto Joint Stock Company	7,592,742,963	65,036,400
Saigon Auto Gia Dinh Service Joint Stock Company (**)	-	13,314,283,181
Greenlynk Automotives Joint Stock Company	332,036,783,354	917,518,800
Dana Joint Stock Company	1,756,307,055	797,916,814
Bac Au Hanoi Automobile Company Limited	4,619,399,234	618,753,735
Bac Au Saigon Automobile Company Limited	240,626,743	136,003,574
Ana Services Company Limited (**)	-	6,000,000
Tasco Insurance Company Limited	13,632,303,386	6,124,025,824
VETC Electronic Toll Collection Company Limited	2,010,421,972	10,694,700
Tasco Land Company Limited	1,324,109,412	1,278,215,400
Hong Hai Tourist Corporation	-	4,775,375
SVC Yacht Joint Stock Company	-	431,749,181
Sweden Auto Company Limited	310,238,388	107,258,659
Saigon Dankia Water Supply Corporation (*)	13,029,670	-
Binh Phuoc Water Supply and Sewerage Joint Stock Company (*)	20,694,181	-
Binhthuan Water Supply Sewerage Joint Stock Company (*)	24,979,363	-
Gia Lai Water Supply Sewerage Joint Stock Company (*)	23,760,000	-
CMC Joint Stock Company	116,732,573	-
DNP Holding Joint Stock Company	138,909,325	-
DNP-Water Joint Stock Company	168,879,742	-
Ninh Hoa Urban Joint Stock Company (*)	16,095,474	-
Saigon Water Infrastructure Corporation	48,913,535	-
Dong Nai Plastics Joint Stock Company (*)	47,520,000	-
Bac Au Automobile Corporation	5,760,465	-
Hanoi Water Manufacturing Joint Stock Company No 3 (*)	2,160,000	-
Tasco Joint Stock Company	2,163,559,197	-
Tasco Auto West Saigon Joint Stock Company	24,020,975,782	-
Tan Phu Vietnam Joint Stock Company (*)	323,443,800	-
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	47,896,217	-

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025

<i>Current trade payables (continued)</i>	Closing balance	Opening balance
Great Auto Company Limited (*)	76,589,323	-
DNP - Tien River Raw Water Company Limited (*)	16,200,000	-
Tasco Auto Distribution Ltd Company	30,165,534,150	-
Tasco Auto Binh Thuan Company Limited	4,377,580	-
Tasco Auto Can Tho Company Limited	4,457,516,942	-
Tasco Auto Da Nang Company Limited	407,272,073	-
Tasco Auto Southern Company Limited	139,713,221	-
Tasco Investment Company Limited (*)	13,122,166,991	-
Tasco Energy Joint Stock Company	6,270,968	-
Total	439,101,883,079	23,812,231,643
<i>Current advances to suppliers (V.4)</i>	Closing balance	Opening balance
Greenlynk Automotives Joint Stock Company	150,481,725,124	73,972,558,492
Sweden Auto Company Limited	-	9,520,968,000
Tasco Insurance Company Limited	199,364,452	9,212,000
VETC Electronic Toll Collection Company Limited	137,448,113	32,946,740
Tasco Auto Joint Stock Company	20,000,000,000	-
Tasco Auto West Saigon Joint Stock Company	10,358,522	-
Tan Phu Vietnam Joint Stock Company (*)	23,562	-
VETC Joint Stock Company	195,324,200	-
Great Auto Company Limited (*)	2,119,470,000	-
Tasco Auto Distribution Ltd Company	50,900,661,791	-
Tasco Auto Da Nang Company Limited	2,804,240,944	-
Total	226,848,616,708	83,535,685,232
<i>Other current receivables (V.5.1)</i>	Closing balance	Opening balance
Greenlynk Automotives Joint Stock Company	8,636,611,624	8,423,127,816
Tasco Joint Stock Company	87,176,313,326	33,857,023,353
Bac Au Automobile Corporation	28,228,714,651	28,200,000,000
Tasco Auto Joint Stock Company	49,069,530,313	39,292,876,712
Sweden Auto Company Limited	3,886,689,517	1,578,251,682
Tasco Insurance Company Limited	114,098,831	20,224,456
Dana Joint Stock Company	372,893,386	-
Ben Thanh - Non Nuoc Resort Corporation	180,821,918	-
Tasco Auto West Saigon Joint Stock Company	9,036,438,356	-
Bac Au Hanoi Automobile Company Limited	948,506,849	-
Tasco Auto Distribution Ltd Company	3,255,296,194	-
Tasco Auto Can Tho Company Limited	2,308,019,511	-
VETC Electronic Toll Collection Company Limited	816,625,944	-
Binh Phuoc Water Supply and Sewerage Joint Stock Company (*)	10,000,000	-
Tasco Energy Joint Stock Company (*)	102,000,000	-
Total	194,142,560,420	111,371,504,019
<i>Other non-current receivables (V.5.2)</i>	Closing balance	Opening balance
Tasco Joint Stock Company	-	87,120,000,000
Tasco Auto Joint Stock Company	12,696,270,300	1,000,000,000
VETC Electronic Toll Collection Company Limited	-	7,000,000
Sweden Auto Company Limited	600,000,000	6,000,000,000
Total	13,296,270,300	94,127,000,000

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025

<i>Current trade payables (V.14)</i>	Closing balance	Opening balance
Tasco Auto Joint Stock Company	-	900,000,000
Dana Joint Stock Company	57,586,407	1,200,000
Bac Au Hanoi Automobile Company Limited	29,944,335,946	570,408,250
Bac Au Saigon Automobile Company Limited	101,334,425,441	1,114,950,296
Ana Service Company Limited (**)	-	627,679,800
Tasco Insurance Company Limited	1,539,030,593	819,987,004
VETC Electronic Toll Collection Company Limited	75,160,002	16,301,423
Sweden Auto Company Limited	8,332,383,426	295,416,680
Saigon Auto Gia Dinh Service Joint Stock Company (**)	-	13,285,648,622
SVC Yacht Joint Stock Company	-	29,611,200
Toyota East Saigon Joint Stock Company (**)	-	127,980
CMC Joint Stock Company	216,000,000	-
DNP-Water Joint Stock Company	880,000,000	-
Greenlynk Automotives Joint Stock Company	380,206,210,723	-
Hanoi Water Manufacturing Joint Stock Company No 3 (*)	2,850,000,000	-
Tasco Joint Stock Company	544,980,150	-
Tasco Auto West Saigon Joint Stock Company	4,365,300,000	-
Tan Phu Vietnam Joint Stock Company (*)	314,018,319	-
VETC Joint Stock Company	1,998,775,200	-
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	745,000,000	-
Great Auto Company Limited (*)	85,250,000,000	-
Tasco Auto Distribution Ltd Company	25,387,611,935	-
Tasco Auto Da Nang Company Limited	626,040,023	-
Tasco Investment Company Limited (*)	2,326,000,000	-
Tasco Land Company Limited	540,000,000	-
Ben Thanh Group	5,186,901,780	-
Total	652,719,759,945	17,661,331,255
<i>Current advances from customers (V.15.1)</i>	Closing balance	Opening balance
Tasco Auto West Saigon Joint Stock Company	560,000	-
Tasco Insurance Company Limited	581,179,665	53,988,995
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	8,640,000	-
Bac Au Saigon Automobile Company Limited	4,003,086,476	-
Tasco Auto Distribution Ltd Company	47,636,394,080	-
Vietnam Medical and Pharmaceutical Investment Joint Stock Company (*)	1,277,880,000	-
Tasco Auto Da Nang Company Limited	1,373,425,000	-
Total	54,881,165,221	53,988,995
<i>Other current payables (V.19.1)</i>	Closing balance	Opening balance
Tasco Auto Joint Stock Company	6,930,694,570	2,450,773,590
Tasco Insurance Company Limited	5,624,192,828	3,853,866,165
VETC Electronic Toll Collection Company Limited	825,231,750	6,043,275
Greenlynk Automotives Joint Stock Company	1,257,495,292	1,023,495,292
Sweden Auto Company Limited	-	2,867,302,410
New Energy Holdings Company Limited	-	45,820,353,012

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
B09-DN/HN
For the fiscal year ended December 31, 2025

<i>Other current payables (continued)</i>	<u>Closing balance</u>	<u>Opening balance</u>
Hanoi Water Manufacturing Joint Stock Company No 3 (*)	702,843	-
Tasco Auto West Saigon Joint Stock Company	3,012,493,151	-
Tasco Auto Distribution Ltd Company	96,163,544	-
Saigon Dankia Water Supply Corporation (*)	22,000,000	-
Binh Phuoc Water Supply and Sewerage Joint Stock Company (*)	22,000,000	-
Binhthuan Water Supply Sewerage Joint Stock Company (*)	45,900,000	-
Gia Lai Water Supply Sewerage Joint Stock Company (*)	22,000,000	-
Tay Ninh Water Supply Sewerage Joint Stock Company (*)	37,000,000	-
CMC Joint Stock Company	46,500,000	-
DNP Holding Joint Stock Company	16,000,000	-
DNP-Water Joint Stock Company	28,500,000	-
Ninh Hoa Urban Joint Stock Company (*)	22,000,000	-
Saigon Water Infrastructure Corporation	46,000,000	-
Dong Nai Plastics Joint Stock Company (*)	44,000,000	-
Tan Phu Vietnam Joint Stock Company (*)	160,500,000	-
DNP - Bac Giang Water Infrastructure Investment Company Limited (*)	22,000,000	-
Tasco Land Company Limited	22,000,000	-
Tasco Energy Joint Stock Company (*)	15,000,000	-
Total	<u>18,318,373,978</u>	<u>56,021,833,744</u>
<i>Other non-current payables (V.19.2)</i>	<u>Closing balance</u>	<u>Opening balance</u>
Bac Au Hanoi Automobile Company Limited	1,766,821,500	1,766,821,500
Tasco Insurance Company Limited	1,700,983,046	141,200,000
Ana Services Company Limited (**)	-	300,000,000
Greenlynk Automotives Joint Stock Company	-	138,886,200
SVC Yacht Joint Stock Company	-	540,292,000
Tasco Auto Joint Stock Company	215,847,517,816	158,206,390,413
New Energy Holdings Company Limited	33,000,000,000	602,601,000,000
CMC Joint Stock Company	86,000,000	-
DNP Holding Joint Stock Company	72,500,000	-
DNP - Tien River Raw Water Company Limited (*)	15,000,000	-
VETC Electronic Toll Collection Company Limited	60,000,000	-
Total	<u>252,548,822,362</u>	<u>763,694,590,113</u>
<i>Short-term borrowings (V.20.1)</i>	<u>Closing balance</u>	<u>Opening balance</u>
Tasco Auto Joint Stock Company	152,150,773,590	71,200,000,000
Total	<u>152,150,773,590</u>	<u>71,200,000,000</u>
<i>Long-term borrowings (V.20.2)</i>	<u>Closing balance</u>	<u>Opening balance</u>
Tasco Auto Joint Stock Company	658,350,000,000	376,300,000,000
New Energy Holdings Company Limited	19,000,000,000	-
Total	<u>677,350,000,000</u>	<u>376,300,000,000</u>

(*) The entities became related parties during the year, therefore the opening balance is not presented in the related party balance.

(**) The entities are no longer related parties at the end of the year.

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
For the fiscal year ended December 31, 2025

B09-DN/HN

3. Segment report

Segments by business sector: The Company's revenue is mainly composed of the following segments: Sales revenue, automobile services, real estate business revenue, and financial activity revenue. Detailed figures on business performance and asset of the Company's business segments for the fiscal year ended December 31, 2025 are as follows:

The business performance of the Company's business segments is as follows:

	Automobile business	Property	Finances	Other activities	Total
Net revenue	27,310,748,283,746	377,026,771,304	-	91,198,661,666	27,778,973,716,716
Other segment income	236,638,042,711	22,350,504,418	595,145,119,363	10,364,956,705	864,498,623,197
Direct segment cost	(25,709,797,097,172)	(116,453,697,361)	-	(98,917,698,934)	(25,925,168,493,467)
Other segment direct costs	(1,824,987,717,669)	(210,401,062,437)	(73,528,959,771)	(30,588,446,302)	(2,139,506,186,179)
Operating segment profit	12,601,511,616	72,522,515,924	521,616,159,592	(27,942,526,865)	578,797,660,267

Unallocated income	115,619,792,307				
Unallocated costs	(21,134,946,457)				
Profit before tax	673,282,506,117				
Corporate income tax expense	(174,739,305,038)				
Profit after corporate income tax	498,543,201,079				

Assets and liabilities of the Company's business segments are as follows:

	Automobile business	Property	Finances	Other activities	Total
Assets					
Current segment assets	4,921,553,477,389	323,251,438,608	474,750,000,000	552,349,097,543	6,271,904,013,540
Non-current segment assets	2,198,590,786,773	1,377,270,836,594	179,014,610,707	290,665,352,458	4,045,541,586,532
Unallocated assets				25,531,132,717	
Total assets	7,120,144,264,162	1,700,522,275,202	653,764,610,707	843,014,450,001	10,342,976,732,789
Liabilities					
Current segment liabilities	3,876,061,538,689	450,859,224,437	16,443,747,649	280,142,154,112	4,623,506,664,887
Non-current segment liabilities	125,613,786,189	2,581,639,458,077	-	164,753,458,768	2,872,006,703,034
Unallocated liabilities					
Total liabilities	4,001,675,324,878	3,032,498,682,514	16,443,747,649	444,895,612,880	7,495,513,367,921

SAIGON GENERAL SERVICE CORPORATION
NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
For the fiscal year ended December 31, 2025

B09-DN/HN

3. Segment report

Segments by business sector: The Company's revenue is mainly composed of the following segments: Sales revenue, automobile services, real estate business revenue, and financial activity revenue. Detailed figures on business performance and asset of the Company's business segments for the fiscal year ended December 31, 2024 are as follows:

The business performance of the Company's business segments is as follows:

	Automobile business	Property	Finances	Other activities	Total
Net revenue	24,487,467,921,480	271,809,212,153	-	-	24,759,277,133,633
Other segment income	20,933,249,461	2,499,177,705	120,408,589,543	70,868,944,207	214,709,960,916
Direct segment cost	(22,898,061,171,146)	(129,145,534,363)	-	-	(23,027,206,705,509)
Other segment direct costs	(1,525,142,071,801)	(169,511,593,733)	(22,565,043,982)	(30,964,652,875)	(1,748,183,362,391)
Operating segment profit	85,197,927,994	(24,348,738,238)	97,843,545,561	39,904,291,332	198,597,026,649

Unallocated income					74,285,776,288
Unallocated costs					(11,257,514,691)
Profit before tax					261,625,288,246
Corporate income tax expense					(55,004,371,910)
Profit after corporate income tax					206,620,916,336

Assets and liabilities of the Company's business segments are as follows:

	Automobile business	Property	Finances	Other activities	Total
Assets					
Current segment assets	4,217,063,172,848	256,601,681,967	28,274,992,543	384,517,800,000	4,886,457,647,358
Non-current segment assets	1,343,409,182,968	1,484,671,765,483	599,161,837,676	621,137,751,443	4,048,380,537,570
Unallocated assets					26,910,885,804
Total assets	5,560,472,355,816	1,741,273,447,450	627,436,830,219	1,005,655,551,443	8,961,749,070,732
Liabilities					
Current segment liabilities	3,664,462,896,508	359,843,972,092	-	6,025,700,137	4,030,332,568,737
Non-current segment liabilities	170,230,164,277	1,788,497,611,531	-	602,601,000,000	2,561,328,775,808
Unallocated liabilities					-
Total liabilities	3,834,693,060,785	2,148,341,583,623	-	608,626,700,137	6,591,661,344,545

SAIGON GENERAL SERVICE CORPORATION

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)

B09-DN/HN

For the fiscal year ended December 31, 2025

4. Comparative figures

The comparative figures in the consolidated Financial Statements are the figures on the Company's audited consolidated Financial Statements for the fiscal year ended December 31, 2024 audited by BDO Audit Services Company Limited.

Ho Chi Minh City, March 30, 2026

Preparer



Tran Thai Son

Chief accountant



Tran Thai Son

General Director



M.S.D.N: 0301154821-C.T.C.T
CÔNG TY
CỔ PHẦN
DỊCH VỤ TỔNG HỢP
SÀI GÒN
THÀNH PHỐ HỒ CHÍ MINH

Nguyen Hai Ha

SAIGON GENERAL SERVICE CORPORATION