CÔNG TY CỔ PHẦN TẬP ĐOÀN MGROUP
Digitally signed by CÔNG TY CỔ PHẦN TẬP ĐOÀN MGROUP
DN: C=VN, S=Hồ Chí Minh, CN=CÔNG TY CỔ PHẦN TẬP ĐOÀN MGROUP, OID.0.9.2342.19200300.100.1.1=MST:0312267721
Reason: I am the author of this document
Location: your signing location here
Date: 2026.10.30 11:25:43+07'00'
Foxit Reader Version: 10.1.0

MGROUP
GROUP CORPORATION

THE SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom – Happiness

No. 17/2026/CBTT-MGROUP

Ho Chi Minh City, October 30, 2026

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

Dear: **Hanoi Stock Exchange**

Complying with the provisions of Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding the disclosure of information on the stock market, MGROUP Corporation discloses consolidated financial statements (FS) for the 3rd quarter of 2026 with the Hanoi Stock Exchange as follows::

1. Name of company : **MGROUP CORPORATION**
   - Stock symbol : MGR
   - Address of headoffice : 19th Floor, Block A, Indochina Park Tower, No. 4 Nguyen Dinh Chieu, Tan Dinh Ward, Ho Chi Minh City.
   - Phone/Tel : 028.7106.8910 Fax:
   - Email : info@mgroup.vn Website: www.mgroup.vn
2. Content of information disclosure:
   - Consolidated Financial Statement Quarter 3/2026 of MGROUP Group Corporation:

☐ Separate financial statements (Listed organization does not have subsidiaries and superior accounting units have affiliated units);

☑ Consolidated financial statements (Listed organization has subsidiaries);

☐ General financial statements (Listed organization has an accounting unit under the organization of its own accounting apparatus).

+ Cases subject to explanation of causes:

+ The audit organization gives an opinion that is not a fully accepted opinion for the financial statements (for the audited financial statements in 2025):

☐ Yes ☐ No

- Written explanation in case of accumulation:

☐ Yes ☐ No

+ Profit after tax in the reporting period has a difference of 5% or more before and after audit, turning from loss to profit or vice versa (for audited financial statements in 2025):

☐ Yes ☐ No

- Written explanation in case of accumulation:

☐ Yes ☐ No

+ Profit after corporate income in the statement of business results of the reporting period changes by 10% or more compared to the report of the same period of the previous year:

☑ Yes ☐ No

- Written explanation in case of accumulation:

☑ Yes ☐ No

+ Profit after tax in the reporting period suffers a loss, transferred from profit in the same reporting period of the previous year to loss in this period or vice versa:

☐ Yes ☐ No

- Written explanation in case of accumulation:

☐ Yes ☐ No

3. This information is published on the company information disclosure website at info.mgroup.vn on October 30,2026

We would like to commit that the information published above is true and fully responsible before the law for the content of the disclosed information.

Attachments:

- *Consolidated financial statements for the 3rd quarter of 2026;*
- *Explanation of business changes in consolidated report quarter 3/2026.*

REPRESENTATIVE OF THE ORGANIZATION
Authorized person to disclose information
(Signed, state full name, position, seal)

M.S.D.N: 0312267121 - C.T.C.P
CÔNG TY CỔ PHẦN TẬP ĐOÀN MGROUP
THÀNH PHỐ HỒ CHÍ MINH

MAI NAM CHUONG

MGROUP GROUP CORPORATION	THE SOCIALIST REPUBLIC OF VIETNAM
—∞—	**Independence - Freedom – Happiness**
	—∞—
No: *13/2026/CV-MGROUP*	*Ho Chi Minh City, October 30, 2026*
Ref: Explanation of business changes in consolidated report Quarter 3/2026.	

Dear: **State Securities Commission;**

Hanoi Stock Exchange.

MGROUP Group Corporation operates under the Business Registration Certificate No. 0312267721 issued by the Department of Planning and Investment of Ho Chi Minh City.

Pursuant to Circular No. 96/2020/TT-BTC dated 16/11/2020 guiding the disclosure of information on the securities market.

We would like to explain the business fluctuations on the consolidated financial statements of Q3 of 2026 compared to the consolidated financial statements of Q3 of 2025 (Q3 consolidated losses and differences of more than 10% compared to the same period last year):

No	Target	Q3/ 2026	Q3/ 2025	Difference	Proportion
01	Turnover	1.839.083.951	4.382.427.269	-2.543.343.318	-72,31%
02	Gross profit	459.361.643	2.348.362.938	-1.889.001.295	24,32%
03	Business management costs	0	0	0	-100%
04	Other expenses	354.215.229	3.453.733.765	-3.099.518.536	-11,43%
05	Other income	-58.031	-4.572.699	4.514.668	-1,29%

06	Profit after tax	87.667.759	-1.180.508.159	1.268.175.918	6,91%

The profit on the consolidated report for the 3rd quarter of 2026 was VND 87,667,759 because the company's revenue reached VND 1,839,083,951 and gross profit reached VND 459,361,643, while business management expenses were saved to VND 354,215,229, financial expenses were VND 0 and other profits were VND -58,031.

Profit after tax on the consolidated report for the 3rd quarter of 2026 is 1,268,175,918 VND or 6.91%, this difference is mainly due to the fact that in the 3rd quarter of 2026, MGROUP Group Joint Stock Company has reduced management expenses -3,099,518,536 VND or -11.43%, other expenses are stable, there are no financial costs related to divestment as in Q3.2025..

Above are the explanations of MGROUP Group Corporation on business fluctuations on the consolidated financial statements for the 3rd quarter of 2026.

Respect!

MGROUP GROUP CORPORATION
REPRESENTATIVE
GENERAL DIRECTOR

CÔNG TY CỔ PHẦN TẬP ĐOÀN MGROUP

MAI DUC HOAN

Recipients:
- *As above;*
- *Archive office*