VIETNAM NATIONAL CONSTRUCTION CONSULTANT CORPORATION - JSC	**SOCIALIST REPUBLIC OF VIETNAM**
No: 1638 /VNCC-TCKT	**Independence - Freedom - Happiness**
----------	*Hanoi, Oct 30, 2026*

Explanation of the Parent Company's Financial Statements and Consolidated Financial Statements for QIII/2026

To: - State Securities Commission of Vietnam
- Hanoi Stock Exchange

Vietnam National Construction Consultant Corporation – JSC (VNCC), stock code VGV, Explanation of the Parent Company's Financial Statements and Consolidated Financial Statements for QIII/2026:

I. Parent Company's Financial Statements

Profit after tax in the Parent Company's Financial Statements for QIII/2026: VND 3,014,658,763, representing a decrease of VND 6,696,568,859 compared to the same period in 2025 (which is VND 9,711,227,622), The reasons are:

1. Net revenue from sales and services in QIII/2026 VND 176,496,152,043 increased VND 70,938,944,160 compared to the same period in 2025: VND 105,557,207,883), primarily due to a higher volume of consulting service contracts being certified/accepted by Employers, and recognized as revenue during the reporting period.

2. Gross profit from sales and provision of services increased by 10,298,510,060 VND.

3. Increase in General and Administrative Expenses of VND 19,507,740,821 was primarily driven by a provision for doubtful debts amounting to VND 12,472,713,000, Payroll expenses increased by 5,093,373,663 VND.

II. Consolidated Financial Statements

Profit after tax in the Consolidated Financial Statements: VND 13,787,716,245, representing a decrease of VND 3,007,540,707 compared to the same period in 2025 (which is VND 16,795,256,952), The reasons are:

1. Net revenue from sales and services in QIII/2026 VND 339,917,657,523 increased VND 91,282,052,464 compared to the same period in 2025: VND 248,635,605,059), primarily due to a higher volume of consulting service contracts being certified/accepted by Employers, and recognized as revenue during the reporting period.

2. The increase in general and administrative expenses:

No	Explanation	QIII/2026	Q1II/2025	Variance (Increase/decrease)
(1)	(2)	(3)	(4)	(5) = (3)-(4)
1	Consolidated Financial Statements – Vietnam National Construction Consultant Corporation - JSC	51,045,839,823	28,252,251,178	22,793,588,645
2	Parent Company - Vietnam National Construction Consultant Corporation – JSC (VNCC)	27,062,176,864	7,554,436,043	19,507,740,821
3	The financial statements of subsidiaries include			
3.1	Vietnam Investment Consulting and Construction Designing JSC (CDC)	11,508,595,684	9,498,867,823	2,009,727,861
3.2	Union of Survey and Construction JSC (USCO)	4,661,527,041	3,611,589,662	1,049,937,379

The reason for increase is primarily that the parent company's recognition of provisions for doubtful debts in the period.

The above constitutes the explanation of Vietnam Construction Consultancy Corporation – JSC regarding the Parent Company's Financial Statements and the Consolidated Financial Statements for QIII/2026, submitted to the State Securities Commission of Vietnam and the Hanoi Stock Exchange for consideration and approval,

Respectfully yours,

GENERAL DIRECTOR

TỔNG CÔNG TY TƯ VẤN XÂY DỰNG VIỆT NAM

Arch. Nguyen Minh Hong

Cc:
- As above;
- BOD, Board of Supervisors (*for reporting*)
- Dept: Planning & Investment, Marketing & business developments (*for coordination*);
- Archives: Office, Finance & Accounting.

TỔNG CÔNG TY TƯ VẤN XÂY DỰNG VIỆT NAM - CTCP

Digitally signed by TỔNG CÔNG TY TƯ VẤN XÂY DỰNG VIỆT NAM - CTCP
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