

Vietnam Technological and Commercial Joint Stock Bank

Consolidated financial statements

For the period from 1 January 2026 to 30 June 2026

Vietnam Technological and Commercial Joint Stock Bank

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Vietnam Technological and Commercial Joint Stock Bank

GENERAL INFORMATION

THE BANK

Vietnam Technological and Commercial Joint Stock Bank (“the Bank”) is a commercial joint stock bank registered and incorporated in the Socialist Republic of Vietnam.

The Bank was incorporated pursuant to Business License No. 12/GP-NHNN issued by the State Bank of Vietnam (“the SBV”) on 18 March 2026 to replace Business License No. 0038/GP-NHNN on 6 March 2018 and decisions to amend and supplement the Bank’s Business License for respective periods. The operating duration is 99 years since 6 August 1993.

The Bank currently conducts commercial banking activities in accordance with the regulations, the Law on Credit Institutions and of the State Bank of Vietnam, under Business License No. 12/GP-NHNN on 18 March 2026, issued by the State Bank of Vietnam.

BOARD OF DIRECTORS

Members of the Board of Directors of the Bank for the period from 1 January 2026 to 30 June 2026 and until the date of these consolidated financial statements are as follows:

<i>Name</i>	<i>Position</i>
Mr Ho Hung Anh	Chairman
Mr Nguyen Dang Quang	The first Vice Chairman
Mr Nguyen Thieu Quang	Vice Chairman
Mr Nguyen Canh Son	Vice Chairman
Mr Ho Anh Ngoc	Vice Chairman
Ms Nguyen Thu Lan	Vice Chairwoman
Mr Saurabh Narayan Agarwal	Member
Mr Pham Nghiem Xuan Bac	Independent Member
Mr Eugene Keith Galbraith	Independent Member

BOARD OF SUPERVISION

Members of the Board of Supervision of the Bank for the period from 1 January 2026 to 30 June 2026 and until the date of these consolidated financial statements are as follows:

<i>Name</i>	<i>Position</i>
Mr Hoang Huy Trung	Head of Board of Supervision cum Member in charge
Ms Bui Thi Hong Mai	Member in charge
Ms Do Thi Hoang Lien	Member

Vietnam Technological and Commercial Joint Stock Bank

GENERAL INFORMATION (continued)

THE EXECUTIVE TEAM

Members of the Executive Team for the period from 1 January 2026 to 30 June 2026 and until the date of these consolidated financial statements are as follows:

Name	Position
Mr Jens Lottner	Chief Executive Officer cum Chief Human Resources Officer
Mr Pham Quang Thang	Deputy Chief Executive Officer cum Chief Corporate Affairs Officer (until 31 January 2026)
Mr Nguyen Anh Tuan	Deputy Chief Executive Officer (from 1 February 2026) cum Chief Retail Banking Group Officer
Ms Tran Thi Thu Lan	Deputy Chief Executive Officer cum Acting Chief Credit Officer (from 1 July 2026)
Ms Nguyen Thu Lan	Chief Corporate & Institutional Banking Group Officer (until 30 June 2026)
Ms Mustaphy Sanchita	Chief Risk Officer
Mr Alexandre Charles Emmanuel Macaire	Chief Finance Officer
Mr Nguyen Anh Tuan	Chief Information Officer (until 31 January 2026)
Mr Chu Hong Ngoc	Chief Information Officer cum Chief Operations Officer (from 1 February 2026)
Ms Thai Minh Diem Tu	Chief Marketing Officer
Mr Santhosh Mahendiran	Chief Data and Analytics Officer
Mr Prasenjit Chakravarti	Chief Corporate Strategy and Transformation Officer
Ms Nguyen Thi Van Hoai	Acting Chief Corporate Affairs Officer (from 1 February 2026)
Ms Phan Thi Hai Yen	Chief Corporate & Institutional Banking Group Officer (from 1 July 2026)
Mr Pham Hy Hieu	Chief AI Transformation Officer (from 19 May 2026)

LEGAL REPRESENTATIVE

Mr Ho Hung Anh	Chairman
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REGISTERED OFFICE

6 Quang Trung Street, Cua Nam Ward, Hanoi, Vietnam.

CONSOLIDATED STATEMENT OF FINANCIAL POSITION
as at 30 June 2026

	Notes	30 June 2026 VND million	31 December 2025 VND million
ASSETS			
Cash and gold	5	3,909,425	4,360,821
Balances with the State Bank of Vietnam (“the SBV”)	6	95,127,975	82,162,772
Balances with and credit granting to other credit institutions (“CIs”)	7	85,416,520	114,958,312
Balances with other CIs	7.1	72,701,055	108,143,393
Credit granting to other CIs	7.2	12,896,615	6,996,069
Provision for credit granting to other CIs	7.3	(181,150)	(181,150)
Held-for-trading securities	8	342,780	4,815,777
Held-for-trading securities		348,048	4,816,831
Provision for held-for-trading securities		(5,268)	(1,054)
Loans to customers		835,813,283	757,118,751
Loans to customers	9	847,335,568	767,617,129
Provision for loans to customers	10	(11,522,285)	(10,498,378)
Debts purchased	11	17,800	30,647
Debts purchased		19,617	32,561
Provision for debts purchased		(1,817)	(1,914)
Investment securities	12	179,944,154	145,526,404
Available-for-sale securities	12.1	180,698,281	145,942,288
Provision for investment securities	12.2	(754,127)	(415,884)
Long-term investments	13	3,076,756	3,246,622
Investments in associates	13.1	27,397	32,263
Other long-term investments		3,050,508	3,215,508
Provision for long-term investments	13.2	(1,149)	(1,149)
Fixed assets	14	12,324,755	12,122,934
Tangible fixed assets	14.1	6,185,743	6,343,732
Cost		9,702,967	9,539,276
Accumulated depreciation		(3,517,224)	(3,195,544)
Intangible fixed assets	14.2	6,139,012	5,779,202
Cost		10,546,242	9,535,997
Accumulated amortization		(4,407,230)	(3,756,795)
Other assets	15	57,103,475	68,001,097
Receivables		43,068,933	56,111,402
Accrued interest and fee receivables		11,375,555	9,787,070
Deferred income tax assets		45,870	40,487
Other assets		2,623,560	2,070,439
Provision for other on-balance sheet assets		(10,443)	(8,301)
TOTAL ASSETS		1,273,076,923	1,192,344,137

CONSOLIDATED STATEMENT OF FINANCIAL POSITION (continued)
as at 30 June 2026

	<i>Notes</i>	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
LIABILITIES			
Due to the Government and the SBV	16	8,245,783	4,323,867
Deposits and borrowings from the Government, the SBV		8,245,783	4,323,867
Deposits and borrowings from other financial institutions and other CIs	17	164,019,459	144,982,976
Deposits from other financial institutions and other CIs	17.1	90,685,022	83,014,313
Borrowings from other financial institutions and other CIs	17.2	73,334,437	61,968,663
Deposits from customers	18	662,447,730	618,911,535
Derivatives and other financial liabilities	19	2,214,942	2,416,947
Valuable papers issued	20	212,079,904	215,330,128
Other liabilities	21	35,071,955	26,877,242
Accrued interest and fee payables		13,509,983	9,448,719
Other liabilities		21,561,972	17,428,523
TOTAL LIABILITIES		1,084,079,773	1,012,842,695
SHAREHOLDERS' EQUITY			
Share capital		82,324,295	78,626,366
Charter capital		70,862,404	70,862,404
Share premium		(124)	(124)
Other capital		11,462,015	7,764,086
Reserves		28,659,714	28,644,562
Retained earnings		68,178,258	62,773,576
Non-controlling interests		9,834,883	9,456,938
TOTAL SHAREHOLDERS' EQUITY	23	188,997,150	179,501,442
TOTAL LIABILITIES AND SHAREHOLDERS' EQUITY		1,273,076,923	1,192,344,137

CONSOLIDATED STATEMENT OF FINANCIAL POSITION (continued)
as at 30 June 2026

CONSOLIDATED OFF-BALANCE SHEET ITEMS

	<i>Notes</i>	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Guarantees for borrowings		17,918,424	14,965,995
Commitments for currency contracts		516,003,437	417,321,503
- <i>Commitments to buy spot foreign currencies</i>		2,435,909	6,372,664
- <i>Commitments to sell spot foreign currencies</i>		10,712,649	7,295,512
- <i>Commitments to buy - foreign exchange swap contracts</i>		251,553,460	201,786,532
- <i>Commitments to sell - foreign exchange swap contracts</i>		251,301,419	201,866,795
Letters of credit (L/C)		67,997,062	64,314,200
Other guarantees		153,555,432	122,225,620
Other commitments		189,186,491	182,638,941
- <i>Commitments for cross-currency swap in foreign currencies</i>		84,861,891	76,639,219
- <i>Commitments for cross-currency swap in VND</i>		81,102,919	72,529,169
- <i>Commitments for interest rate swap in foreign currencies</i>		9,163,034	21,908,409
- <i>Commitments for interest rate swap in VND</i>		1,884,276	2,147,380
- <i>Valuable paper forward commitments</i>		6,835,829	4,723,478
- <i>Other commitments</i>		5,338,542	4,691,286
Cancellable unused credit limit		432,442,632	377,201,795
Interest and receivable fees not yet collected	36	4,153,152	3,465,579
Written-off debts	37	67,302,944	64,226,095
Assets and other documents	38	117,067,672	148,708,761
		1,565,627,246	1,395,068,489

Prepared by:

Approved by:

Approved by:

Ms Bui Thi Thu Hien
Accountant

Ms Nguyen Thi Tra My
Chief Accountant

Mr Alexandre Charles
Emmanuel Macaire
Chief Finance Officer

Hanoi, Vietnam

20 July 2026

CONSOLIDATED STATEMENT OF PROFIT OR LOSS
for the period from 1 January 2026 to 30 June 2026

	<i>Notes</i>	<i>Quarter II</i>		<i>Accumulated</i>	
		<i>2026</i>	<i>2025</i>	<i>For the period from 1 January 2026 to 30 June 2026</i>	<i>For the period from 1 January 2025 to 30 June 2025</i>
		<i>VND million</i>	<i>VND million</i>	<i>VND million</i>	<i>VND million</i>
Interest and similar income	24	22,861,342	16,303,607	42,558,347	31,253,631
Interest and similar expenses	25	(12,098,340)	(7,166,531)	(22,273,292)	(13,811,162)
Net interest and similar income		10,763,002	9,137,076	20,285,055	17,442,469
Fees and commission income		5,004,364	3,052,422	9,297,340	5,630,964
Fees and commission expenses		(1,342,166)	(945,431)	(2,486,685)	(1,695,841)
Net fees and commission income	26	3,662,198	2,106,991	6,810,655	3,935,123
Net gain/(loss) from trading foreign currencies	27	(68,527)	415,158	515,290	869,969
Net gain from held-for-trading securities	28	28,494	31,979	71,265	210,405
Net gain from investment securities	29	81,770	599,870	320,505	1,050,319
Other operating income		2,105,280	1,730,032	3,095,020	3,471,931
Other operating expenses		(1,635,335)	(1,309,593)	(2,486,576)	(2,657,548)
Net gain from other operating activities	30	469,945	420,439	608,444	814,383
Income from investments in other entities	31	4,899	31,518	4,841	31,561
Total operating income		14,941,781	12,743,031	28,616,055	24,354,229
Operating expenses	32	(4,620,127)	(3,830,693)	(8,489,139)	(7,115,608)
Profit before provision for credit losses		10,321,654	8,912,338	20,126,916	17,238,621
Provision expenses for credit losses	33	(651,638)	(1,013,750)	(1,586,930)	(2,103,805)
Profit before tax		9,670,016	7,898,588	18,539,986	15,134,816
Current corporate income tax expenses	22.1	(1,948,060)	(1,549,782)	(3,868,447)	(2,771,518)
Deferred corporate income tax income/(expenses)	22.3	4,686	(1,196)	5,383	(2,177)
Corporate income tax expenses		(1,943,374)	(1,550,978)	(3,863,064)	(2,773,695)
Profit after tax		7,726,642	6,347,610	14,676,922	12,361,121
Non-controlling interests		(376,583)	(100,246)	(655,782)	(165,797)
Net profit contributed to the Bank's shareholders		7,350,059	6,247,364	14,021,140	12,195,324

Prepared by:

Approved by:

Approved by:

Ms Bui Thi Thu Hien
Accountant

Ms Nguyen Thi Tra My
Chief Accountant

Mr Alexandre Charles
Emmanuel Macaire
Chief Finance Officer

Hanoi, Vietnam
20 July 2026

CONSOLIDATED CASH FLOW STATEMENT (continued)
for the period from 1 January 2026 to 30 June 2026

	Notes	For the period from 1 January 2026 to 30 June 2026 VND million	For the period from 1 January 2025 to 30 June 2025 VND million
CASH FLOWS FROM OPERATING ACTIVITIES			
Interest and similar income receipts		41,386,089	30,284,838
Interest and similar expense payments		(18,490,006)	(13,356,464)
Net fees and commission receipts		6,709,811	3,767,433
Net receipts from trading activities (foreign currencies and securities)		1,249,517	2,139,350
Other income/(expenses)		145,703	(96,283)
Recovery of loans previously written-off	30	374,569	539,553
Payments for employees and other operating expenses		(8,092,027)	(7,763,923)
Current income taxation paid for the period	22.1	(5,384,300)	(6,185,624)
Net cash flows from operating activities before changes in operating assets and liabilities		17,899,356	9,328,880
Changes in operating assets			
(Increase)/Decrease in balances with and credit granting to other CIs		(3,575,533)	768,462
Increase in trading securities		(31,263,611)	(2,642,244)
Increase in loans to customers		(79,718,439)	(78,588,046)
Utilisation of provision	10	(563,449)	(739,819)
Decrease in other operating assets		10,299,972	2,275,012
Changes in operating liabilities			
Decrease in due to the Government and the SBV		(4,306,723)	-
Increase in deposits and borrowings from other CIs		19,036,484	4,825,215
Increase in deposits from customers (including the State Treasury)		51,764,834	11,721,882
Increase/(Decrease) in valuable papers issued (excluding valuable papers issued classified into financing activities)		(3,250,224)	31,915,321
Increase/(Decrease) in derivatives and other financial liabilities		(202,005)	161,628
Increase in other liabilities		7,291,436	2,187,690
Use of reserves	23.1	(272)	(469)
Net cash flows used in operating activities		(16,588,174)	(18,786,488)
CASH FLOWS FROM INVESTING ACTIVITIES			
Payments for purchases of fixed assets		(168,276)	(307,088)
Proceeds from disposals of fixed assets		50,767	1,844
Payments for disposals of fixed assets		-	(2,286)
Payments for investments in other entities		165,000	-
Proceeds from investments in other entities		-	(10,283)
Dividends received and profit shared from long-term investments	31	9,706	31,561
Net cash flows from/(used in) investing activities		57,197	(286,252)

CONSOLIDATED CASH FLOW STATEMENT (continued)
for the period from 1 January 2026 to 30 June 2026

	<i>Notes</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
CASH FLOWS FROM FINANCING ACTIVITIES			
Proceeds from issuance of shares		2,755	1,376,714
Dividends payment to shareholders		(5,051,697)	-
Net cash flows from/(used in) financing activities		(5,048,942)	1,376,714
Net cash flows for the period		(21,579,919)	(17,696,026)
Cash and cash equivalents at the beginning of the period	34	191,827,343	147,484,415
Cash and cash equivalents at the end of the period	34	170,247,424	129,788,389

Prepared by:

Approved by:

Approved by:

Ms Bui Thi Thu Hien
Accountant

Ms Nguyen Thi Tra My
Chief Accountant

Mr Alexandre Charles
Emmanuel Macaire
Chief Finance Officer

Hanoi, Vietnam

20 July 2026

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

1. GENERAL INFORMATION

Vietnam Technological and Commercial Joint Stock Bank (“the Bank”) is a commercial joint stock bank registered and incorporated in the Socialist Republic of Vietnam.

Establishment and operations

The Bank was incorporated pursuant to Business License No. 12/GP-NHNN issued by the State Bank of Vietnam (“the SBV”) on 18 March 2026 to replace Business License No. 0038/GP-NHNN on 6 March 2018 and decisions to amend and supplement the Bank’s Business License for respective periods. The operating duration is 99 years since 6 August 1993.

The Bank currently conducts commercial banking activities in accordance with the regulations, the Law on Credit Institutions and of the State Bank of Vietnam, under Business License No. 12/GP-NHNN on 18 March 2026, issued by the State Bank of Vietnam.

Charter capital

As at 30 June 2026, the charter capital of the Bank is VND 70,862,404,140,000 (31 December 2025: VND 70,862,404,140,000).

Network

The Bank’s Head Office is located at 6 Quang Trung, Cua Nam Ward, Hanoi. As at 30 June 2026, the Bank has one (1) Head Office, two (2) representative offices, three hundred and four (304) branches, transaction offices nationwide and five (5) subsidiaries, one (1) associate.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

1. GENERAL INFORMATION (continued)

Subsidiaries

As at 30 June 2026, the Bank has five (5) subsidiaries as follows:

<i>No.</i>	<i>Name</i>	<i>Business License No.</i>	<i>Industry</i>	<i>% owned by the Bank</i>
1	Techcom Securities Joint Stock Company	125/GP-UBCK dated 30 May 2018 and amended by License No. 71/GPDC-UBCK dated 15 June 2026 granted by the State Securities Commission	Securities activities	79.81551%
2	Vietnam Technological and Commercial Joint Stock Bank - Asset Management Company Limited	0104003519 dated 18 June 2008 granted by Hanoi Department of Planning and Investment which was amended for the 28 th time by 0102786255 on 1 December 2025	Debt and asset management	100.00%
3	Techcom Capital Management Joint Stock Company	57/GP-UBCK dated 30 January 2019 and amended by License No. 07/GPDC-UBCK dated 24 January 2025 granted by the State Securities Commission	Fund management; Investment portfolio management; Securities investment consulting	88.99956%
4	Techcom Nonlife Insurance Joint Stock Company	99/GP/KDBH dated on 2 October 2024 granted by the Ministry of Finance	Non-Life Insurance and Health insurance	68.00%
5	Techcom Life Insurance Joint Stock Company	100/GP/KDBH dated on 16 July 2025 granted by the Ministry of Finance	Life Insurance and Health insurance	80.00%

Associate

As at 30 June 2026, the Bank has one (1) associate as follows:

<i>No.</i>	<i>Name</i>	<i>Business License No.</i>	<i>Industry</i>	<i>% owned by the Bank</i>
1	Mobifone Digital Payment Joint Stock Company (****)	0111115052 dated 27 June 2025 granted by the Hanoi Department of Finance	Payment gateway	11.00%

(***) The Bank is an investor with significant influence over Mobifone Digital Payment Joint Stock Company (the “Company”) because its representative for the capital contribution also serves as a key member of the Company’s management.

Employees

As at 30 June 2026, the Bank and its subsidiaries have 13,277 employees (31 December 2025: 12,705 employees).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

2. ACCOUNTING PERIOD AND CURRENCY

2.1 Accounting period

The annual accounting period of the Bank starts on 1 January and ends on 31 December.

The interim accounting period of the Bank starts on January 1 and ends on 30 June.

2.2 Accounting currency

Currency used in accounting of the Bank is Vietnam dong ("VND") and is rounded to the nearest VND million for presentation of consolidated financial statements.

3. APPLIED ACCOUNTING STANDARDS AND SYSTEM

3.1 Statement of compliance

The interim consolidated financial statements have been prepared in accordance with Vietnamese Accounting Standards, Vietnamese Accounting System applicable to credit institutions as issued by the State Bank of Vietnam, and relevant legal regulations governing the preparation and presentation of interim financial statements. These standards and legal regulations may differ in certain material respects from International Financial Reporting Standards and accounting principles and practices generally accepted in other countries. Accordingly, the accompanying interim consolidated financial statements are not intended to present the consolidated financial position, consolidated results of operations, and consolidated cash flows of Techcombank in accordance with accounting principles and practices generally accepted in countries and jurisdictions other than Vietnam. Furthermore, these interim consolidated financial statements are not intended for use by those who are unfamiliar with Vietnamese accounting principles, procedures, and practices applicable to credit institutions.

3.2 Basis of preparation

The consolidated financial statements of the Bank are prepared in accordance with Accounting System for Credit Institutions applicable to credit institutions in Vietnam required under Decision No. 479/2004/QĐ-NHNN issued on 29 April 2004 and the circulars amending and supplementing Decision No. 479/2004/QĐ-NHNN, the Financial Reporting Regime applicable to credit institutions required under Decision No. 16/2007/QĐ-NHNN dated 18 April 2007, and the circulars amending and supplementing a number of articles of Decision No. 16/2007/QĐ-NHNN and other Vietnamese Accounting Standards promulgated by the Ministry of Finance as per:

- ▶ Decision No.149/2001/QĐ-BTC dated 31 December 2001 on the Issuance and Promulgation of Four Vietnamese Standards on Accounting (series 1);
- ▶ Decision No.165/2002/QĐ-BTC dated 31 December 2002 on the Issuance and Promulgation of Six Vietnamese Standards on Accounting (series 2);
- ▶ Decision No. 234/2003/QĐ-BTC dated 30 December 2003 on the Issuance and Promulgation of Six Vietnamese Standards on Accounting (series 3);
- ▶ Decision No.12/2005/QĐ-BTC dated 15 February 2005 on the Issuance and Promulgation of Six Vietnamese Standards on Accounting (series 4); and
- ▶ Decision No.100/2005/QĐ-BTC dated 28 December 2005 on the Issuance and Promulgation of Four Vietnamese Standards on Accounting (series 5).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

3. APPLIED ACCOUNTING STANDARDS AND SYSTEM (continued)

3.3 Basis of consolidation

The consolidated financial statements comprise the financial statements of the Bank and its subsidiaries. Subsidiaries are fully consolidated from the date of acquisition, being the date on which the Bank obtains control, and continue to be consolidated until the date that such control ceases. In case the Bank divests its equity interest in a subsidiary resulting in loss of control over the subsidiary, the Bank only consolidates the financial result of the subsidiary from the beginning of the period up to the date of the divestment without consolidating the net assets of the subsidiary. Furthermore, the Bank makes adjustments of indirect impact of the divestment transactions on the consolidated cash flow statement.

The financial statements of subsidiaries are prepared for the same reporting period as the parent bank, using consistent accounting policies.

All intra-company balances, income and expenses and unrealized gains or losses result from intra-company transactions are eliminated in full.

Non-controlling interests represent the portion of the profit or loss and net assets not held by the Bank and are presented separately in the consolidated statement of profit or loss and within equity in the consolidated statement of financial position.

3.4 Basis of assumptions and uses of estimates

The preparation of the consolidated financial statements requires the Executive Team to make estimates and assumptions that affect the reported amount of assets and liabilities and disclosure of contingent liabilities. These estimates and assumptions also affect the income, expenses and the resultant provisions. Therefore, such estimates are necessarily based on assumptions involving varying degrees of subjectivity and uncertainty and actual results may differ resulting in future changes in such relating items.

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

4.1 Changes in accounting policies and disclosures

The accounting policies adopted by the Bank in the preparation of the consolidated financial statements are consistent with those followed in the preparation of the consolidated financial statements for the period from 1 January 2025 to 31 December 2025.

4.2 Cash and cash equivalents

Cash and cash equivalents comprise of cash, gold, balances with the SBV, treasury bills and other short-term valuable papers eligible for rediscount with the SBV; balances with other financial institutions and other CIs that are without a term and mature not exceeding three months from the transaction date and securities with recovery or maturity of three months or less from date of purchase.

4.3 Balances with and credit granting to other financial institutions and credit institutions

Deposits with other credit institutions comprise demand deposits and deposits with other credit institutions that have an original term of no more than three months. Loans to other credit institutions are loans with an original term of no more than twelve months.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.3 **Balances with and credit granting to other financial institutions and credit institutions** (continued)

Deposits with other credit institutions (excluding demand deposits) and loans to other credit institutions are recorded at principal amount less credit risk provisions.

Demand deposits with other credit institutions are recorded at cost.

The credit risk classification of balances with and credit granting to other financial institutions and credit institutions and provision for credit risks thereof are provided in accordance with

Circular 31 and Decree 86. Accordingly, the Bank makes a provision for credit losses on balances (except for current accounts) with credit institutions, foreign bank branches and credit granting to other financial institutions and credit institutions according to the method as described in *Note 4.6*.

4.4 **Held-for-trading securities**

4.4.1 *Classification and recognition*

Held-for-trading securities include debt securities and equity securities acquired and held for resale. Held-for-trading securities are initially recognized at cost.

Held-for-trading securities shall be recorded when the investors acquire ownership, in particular:

- ▶ Listed securities are recorded at the time of order matching (T+0);
- ▶ Unlisted securities are recorded at the time in which the ownership is acquired as prescribed in regulations of law.

4.4.2 *Measurement*

Held-for-trading securities are recognized at cost less risk provision and provision for diminution in value of securities.

Provision for diminution in value of securities is made as described in *Note 4.7.3*.

Provision for credit losses on corporate bonds (including bonds issued by other credit institutions) which have not been listed on the stock market or have not yet been registered for trading on the Upcom trading system is made in accordance with Circular 31 and Decree 86 as described in *Note 4.6*.

Provision for held-for-trading securities which is mentioned above is reversed when the recoverable amount of held-for-trading securities increases after making provision as a result of an objective event. Provision is reversed up to the gross value of these securities before provision.

Gains or losses from the sales of held-for-trading securities are recognized in the consolidated statement of profit or loss.

4.4.3 *De-recognition*

Held-for-trading securities are derecognized when the rights to receive cash flows from these securities are terminated or the Bank transfers substantially all the risks and rewards of ownership of these securities.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.5 Loans to customers

Loans to customers are presented at the principal amounts outstanding as at the end of the reporting period less any provision made for loans to customers.

Short-term loans have maturity of less than or equal to one year from disbursement date. Medium-term loans have maturity from over one year to five years from disbursement date. Long-term loans have maturity of more than five years from disbursement date.

The classification of credit risk for loans to customers and corresponding provision are made under Circular 31 and Decree 86 as described in *Note 4.6*.

4.6 Debt classification and provision for credit losses

The Bank applied quantitative method as regulated under Article 10 of Circular 31 on classification the following assets: balances with and credit granting to other CIs, other foreign bank branches; purchases and trusted purchase of corporate bonds (including bonds issued by other CIs) which have not yet been listed on stock exchanges or have not yet been registered for trading on the Upcom trading system (not including buying unlisted bonds by entrusted capital that the entrusting party bears the risk); loans to customers; entrustments for credit granting; buying, selling loans in accordance with regulations; buying, selling Government bonds on stock market; buying certificates of deposit issued by other CIs and foreign bank branches, debts arising from the issuance of letters of credit, reimbursement of letters of credit, negotiation letters of credit, and purchase of documents without recourse presented under letters of credit, except for purchase of documents without recourse under letters of credit issued by the Bank (here refer as “debts”).

In accordance with the requirements of Circular 31, general provision is made at 0.75% of total outstanding debt balances as at the end of the reporting period excluding loans classified into loss group debts, balances with credit institutions, foreign bank branches and balances with overseas credit institutions; loans; buying forwards valuable papers among other credit institutions, foreign bank branches in Vietnam; balances of buying certificates of deposit, bonds issued by other CIs and foreign bank branches; repurchase agreements of Government bonds.

Specific provision is made based on the outstanding principal balance less discounted value of collaterals multiplied by provision rates which are determined based on the debt classification as at the end of the reporting period. The basis to determine the value and discounted value for each type of collaterals is specified in Decree 86.

Collateral used for deduction when calculating the specific provision amount must meet the following conditions:

- a. The collateral must comply with legal regulations regarding the securing of obligations and other relevant laws;
- b. The bank has the right to dispose of the collateral in accordance with the agreement and applicable laws when the customer fails to fulfill their obligations under the agreement; and
- c. The period must not exceed 01 (one) year for non-real estate collateral and 02 (two) years for real estate collateral, counting from the time the bank acquires the right to dispose of the collateral in accordance with the agreement and applicable laws.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.6 Debt classification and provision for credit losses (continued)

The debt classification and specific provision rates for each group are presented as follows:

<i>Group</i>		<i>Description</i>	<i>Provision rate</i>
1	Current	(a) Current debts that are assessed as fully and timely recoverable for both principals and interests; or (b) Debts which are overdue for a period of less than 10 days and assessed as fully recoverable for both overdue principals and interests, and fully and timely recoverable for both remaining principals and interests.	0%
2	Special mention	(a) Debts which are overdue for a period from 10 days to 90 days; or (b) Debts with first-time adjusted repayment terms that are unmatured.	5%
3	Sub-standard	(a) Debts which are overdue for a period from 91 days to 180 days; or (b) Debts with first-time extend repayment terms that are unmatured; or (c) Debts which interests are exempted or reduced because customers do not have sufficient capability to repay all interests under agreements; or (d) Debts under one of the following cases which have not been recovered in less than 30 days from the date of the recovery decision: ▪ Debts violating Clauses 1, 3, 4, 5, 6 under Article 134 of Law on CIs; or ▪ Debts violating Clauses 1, 2, 3, 4 under Article 135 of Law on CIs; or ▪ Debts violating Clauses 1, 2, 5, 9 under Article 136 of Law on CIs. (e) Debts required to be recovered under inspection conclusions; or (f) Debts that need to be recovered under premature debt recovery decisions of the Bank due to borrowers' breach of agreements with the Bank but are not yet recovered in less than 30 days since the effective dates of recovery decisions; or (g) When the SBV requires under regulatory inspection conclusions and related credit information.	20%

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.6 Debt classification and provision for credit losses (continued)

Group		Description	Provision rate
4	Doubtful	(a) Debts which are overdue for a period from 181 days to 360 days; or (b) Debts which the repayment terms are restructured for the first time but still overdue for a period of less than and equal to 90 days under that restructured repayment term; or (c) Second-time reschedule debts which are unmatured; or (d) Debts which are specified in point (d) of Group 3 overdue for a period of from 30 days to 60 days from the effective dates of recovery decisions; or (e) Debts required to be recovered under inspection conclusions but still outstanding with an overdue period up to 60 days since the recovery date as required by regulatory inspection conclusions; or (f) Debts that need to be recovered under premature debt recovery decisions of the Bank due to borrowers' breach of agreements with the Bank, but are not yet recovered from 30 days to 60 days since the effective dates of recovery decisions; or (g) When the SBV requires under regulatory inspection conclusions and related credit information.	50%
5	Loss	(a) Debts which are overdue for a period of more than 360 days; or (b) Debts which the repayment terms are restructured for the first time but still overdue for a period of 91 days or more under that first restructured repayment term; or (c) Debts which the repayment terms are restructured for the second time but still overdue under that second restructured repayment term; or (d) Debts which the repayment terms are restructured for the third time or more, regardless of being overdue or not; or (e) Debts which are specified in point (d) of Loan group 3 and overdue for a period of more than 60 days from the effective dates of recovery decisions; or (f) Debts required to be recovered under regulatory inspection conclusions but still outstanding with an overdue period of more than 60 days since the recovery date as required by regulatory inspection conclusions; or (g) Debts that need to be recovered under premature debt recovery decisions of the Bank due to borrowers' breach of agreements with the Bank, but are not yet recovered in more than 60 days since the effective dates of recovery decisions; or (h) Debts of CIs under special control as announced by the SBV, or debts of foreign bank branches of which capital and assets are blocked; or (i) When the SBV requires under regulatory inspection conclusions and related credit information.	100%

Bad debts are debts classified under Groups 3, 4, and 5

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.6 *Debt classification and provision for credit losses* (continued)

Debts/loans may be classified into groups with lower level of risk in the following cases:

- ▶ For overdue debts, the Bank shall reclassify them into groups with lower level of risk (including group 1) when they fully meet the following conditions:
 - Borrowers have fully paid the overdue principal and interest (including interest on overdue principal), and those in the next repayment terms within at least three (3) months with respect to medium-term and long-term debts; one (1) month with respect to short-term debts, from the date of full payment of overdue principal and interest;
 - Proof of the borrower's debt repayment is available;
 - The Bank possess sufficient information and documents to evaluate borrowers' ability to fully pay the remaining principal and interest by the predetermined due dates.
- ▶ For debts with rescheduled repayment terms, the Bank shall reclassify them into groups with lower level of risk (including group 1) when they fully meet the following conditions:
 - Borrowers have fully paid the principal and interest varying according to the rescheduled repayment term in at least three (3) months with respect to medium-term and long-term debts; one (1) month with respect to short-term debts, from the start date of full repayment of such principal and interest;
 - Proof of the borrower's debt repayment is available;
 - The Bank possess sufficient information and documents to evaluate borrowers' ability to fully pay the remaining principal and interest by the rescheduled due dates.

Debts/loans may be classified into groups with higher level of risk in the following cases:

- ▶ The indicators such as profitability, solvency, debt-to-capital ratio, cash flow, debt repayment ability of borrowers decrease progressively after three (3) continual debt assessment and classification sessions;
- ▶ Borrowers fail to provide sufficient, timely and truthful information at the request of the Bank to assess borrowers' debt repayment ability;
- ▶ Debts/loans are classified into group 2, group 3, group 4 for one (1) year or more, but are not eligible for being reclassified into groups with lower level of risk;
- ▶ Loans are granted by the act of credit extension subject to administrative penalties prescribed by law.

When a customer has more than one debt with the Bank and one of the outstanding debts is classified into a higher risk group, the Bank is required to classify the entire remaining debts of such customer into the higher risk group.

When participating in a syndicated loan as a participant, the Bank classifies loans (including syndicated loans) of the customer into the higher risk group between the assessment of the leading bank and its own assessment.

If a customer is classified by the Bank into the risk group which is lower than the risk group provided by the National Credit Information Center of Vietnam ("CIC"), the Bank is required to adjust the risk group of such customer following the risk group provided by the CIC.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.6 *Debt classification and provision for credit losses* (continued)

Debt classification and provisioning policies for loans from margin activities and advances to investors of Techcom Securities Joint Stock Company ("TCBS") – a subsidiary of the Bank

Provisioning for loans from margin activities and advances to investors ensures alignment with reports of TCBS and is calculated as the difference between the market value of securities used as respective collaterals for loans and the outstanding balance of such loans. Increase or decrease in balances of provision is recognized in the "Provision expenses for credit losses" item in the consolidated statement of profit or loss.

4.7 *Investment securities*

4.7.1 *Classification*

Investment securities include available-for-sale investment securities and held-to-maturity investment securities. The Bank initially recognizes investment securities at cost and classifies investment securities into proper categories at purchase date. According to Official Letter No. 2601/NHNN-TCKT dated 14 April 2009 by the SBV, for investment securities, the Bank is allowed to reclassify maximum of one time after initial recognition.

Held-to-maturity investment securities

Held-to-maturity investment securities are debt securities with fixed maturities and fixed or determinable payments, where the Bank has positive intention and ability to hold until maturity.

Available-for-sale investment securities

Available-for-sale investment securities are debt or equity securities which are held for an indefinite period and may be sold at any time.

4.7.2 *Recognition*

The Bank recognizes investment securities on the date that it acquires substantially all the risks and rewards of ownership of these securities.

4.7.3 *Measurement*

Equity securities

Available-for-sale equity securities are recorded at cost less provision for diminution in value of securities determined.

As for listed securities, the actual market price of securities is the price on a nearest closing day having transactions to the end of the reporting period. If the listed securities are not traded in 30 days before making provisions, provisions are made for each securities investment in accordance with regulations prescribed in Note 4.9.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.7 *Investment securities* (continued)

4.7.3 *Measurement* (continued)

As for unlisted securities of unregistered public companies and state-owned enterprises equitized through public offering (Upcom), the actual market price is the average price within the last 30 transaction days before the end of the reporting period announced by the Stock exchange. If the listed securities of a joint-stock company in Upcom are not traded in 30 days before the end of the reporting period, provisions are made for each securities investment in accordance with regulations prescribed in *Note 4.9*.

Measurement policies for unlisted equity securities classified as available-for-sale securities of Techcom Securities Joint Stock Company ("TCBS") – a subsidiary of the Bank

Available-for-sale (AFS) financial assets are initially recognized at actual acquisition cost (for unlisted securities of the securities issuers) or at the transaction matching price of securities on the stock exchanges (for listed securities). The cost of AFS financial assets includes all directly related costs incurred in acquiring these financial assets, such as brokerage fees, transaction fees and banking fees. After initial recognition, investments in equity instruments that do not have quoted market prices in an active market, and investments whose fair value cannot be reliably measured, shall be carried at cost.

At the reporting date, the Bank assessed whether there is any objective evidence that equity instruments that do not have quoted market prices in an active market are impaired. Increase or decrease in balances of provision is recognized in the "*Net gain from investment securities*" item in the consolidated statement of profit or loss.

Debt securities

Debt securities are initially stated at cost, including transaction costs and other directly attributable costs. They are subsequently recognized at amortized cost (affected by premium/discount amortization) less provision for credit risk and diminution. Premium and discounts arising from purchases of debt securities are amortized to the consolidated statement of profit or loss on a straight-line basis from the acquisition date to the maturity date.

Post-acquisition interest income of available-for-sale debt securities and held-to-maturity debt securities is recognized in the consolidated statement of profit or loss on an accrual basis. The accrued interest before the Bank purchases debt securities will be deducted from the value of the accrued interest account when received.

Provision for diminution in value of securities is made when the carrying value is higher than the market value. Provision for diminution is recognized in the "*Net gain/(loss) from investment securities*" item of the consolidated statement of profit or loss.

For Government bonds, Government-guaranteed bonds and municipal bonds, the Bank does not make provision for these investments.

For corporate bonds that are listed, registered for transactions, the market price of bonds is the latest transaction price at the Stock Exchange within 10 days to the end of reporting period. If there is no transaction within 10 days to the end of reporting period, no provision is calculated for these investments.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.7 *Investment securities* (continued)

4.7.3 *Measurement* (continued)

The Bank is required to make provision for credit risk for corporate bonds (including bonds issued by other CIs) which have not yet been listed on stock exchanges or have not yet been registered for trading on the Upcom trading system under Circular 31 and Decree 86 as described in *Note 4.6*.

Other unlisted debt securities (excluding unlisted corporate bonds mentioned above) are stated at cost less provision for diminution in value determined by market value of securities. If there is no market value or market value cannot be determined reliably, these securities will be recognized at their carrying amount.

Provision for investment securities will be reversed when a subsequent increase in the recoverable amount of the investment securities is due to an objective event occurring after the provision is recognized. Provision is reversed only up to the carrying amount of these securities before provision has been made.

4.7.4 *De-recognition*

Investment securities are derecognized when the contractual rights to the cash flows from these securities expired or when the substantial risks and rewards of ownership of these securities have been transferred.

4.8 *Repurchase and reverse repurchase agreements*

Securities sold under agreements to repurchase at a specific date in the future are not derecognized from the consolidated financial statements. The corresponding cash received is recognized as a borrowing in the consolidated statement of financial position. The difference between the sale price and repurchase price is recognized in the consolidated statement of profit or loss based on the interest rate stipulated in the contract.

Conversely, securities purchased under agreements to resell at a specific date in the future are not recognized in the consolidated financial statements. The corresponding cash payment is recognized as a loan in the consolidated statement of financial position and the difference between the purchase price and resale price is recognized in the consolidated statement of profit or loss based on the interest rate stipulated in the contract.

4.9 *Long-term investments*

4.9.1 *Investments in associates*

Investments in associates are accounted for using the equity method. An associate is an entity over which the Bank has significant influence but is neither a subsidiary nor a joint venture of the Bank.

Under the equity method, the investment is initially recognized in the consolidated statement of financial position at cost, and subsequently adjusted for changes in the Bank's share of the investee's net assets after the acquisition.

The Bank's share of the profit/(loss) of the associate after acquisition is recognized in the consolidated statement of profit or loss. In addition, when changes are recognized directly in the associate's equity, the Bank recognizes its share of such changes in equity. The cumulative post-acquisition changes are adjusted against the carrying amount of the investment in the associate. Dividends received/profits distributed from the associate are deducted from the carrying amount of the investment.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.9 Long-term investments (continued)

4.9.1 Investments in associates (continued)

The financial statements of the associate are prepared for the same reporting period as the Bank's consolidated financial statements and use accounting policies consistent with those of the Bank. Appropriate consolidation adjustments have been made where necessary to ensure consistency in accounting policies applied by the Bank.

4.9.2 Other long-term investments

Other long-term investments represent investments in other entities in which the Bank holds less than or equal to 11% of voting rights. These investments are initially recorded at cost at the investment date and recognized subsequently at cost less provision for diminution in the value of other long-term investments (if any).

4.9.3 Provision for impairment of other long-term investments

For equity investments in investee entities whose shares are listed, a provision for impairment is recognized when the closing price on the latest trading day prior to the date of preparation of the annual financial statements is lower than the original cost of the investment as at the end of the reporting period; for equity investments in investee entities whose shares are registered for trading on the Unlisted Public Company Market (Upcom), a provision for impairment is recognized when the average reference price over the 30 most recent consecutive trading days prior to the date of preparation of the annual financial statements, as published by the Stock Exchange, is lower than the original cost of the investment as at the end of the reporting period.

In other cases, provision for diminution in the value of other long-term investment is made when the investee suffers loss. Provision for impairment is determined as the total actual contributed capital of parties to the investee company less (-) the actual owner's equity multiplied (x) by the Bank's ownership percentage in the investee company. Provision is reversed when the recoverable amount of the investments increases after the provision is made. A provision is reversed only to the extent that the investment's carrying amount does not exceed the carrying amount that would have been determined if no provision had been recognized.

4.10 Tangible fixed assets

4.10.1 Cost

Tangible fixed assets are stated at cost less accumulated depreciation. The initial cost of a tangible fixed asset comprises its purchase price, including import duties and 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 the tangible fixed assets have been put into operation, such as repairs and maintenance and overhaul costs, is normally charged to the consolidated statement of profit or loss for the period in which the costs are incurred. 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 item of tangible fixed assets beyond its originally assessed standard of performance, the expenditure is capitalized as an additional cost of tangible fixed assets.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.10 *Tangible fixed assets* (continued)

4.10.2 *Depreciation*

Depreciation of fixed assets is computed on a straight-line basis over the estimated useful lives of tangible fixed assets which are as follows:

▶ buildings and structures	8 - 50 years
▶ machines and equipment	3 - 10 years
▶ vehicles	6 - 10 years
▶ other fixed assets	3 - 10 years

4.11 *Intangible fixed assets*

4.11.1 *Land use rights*

Definite land use rights

Definite land use rights are stated at cost less accumulated amortization. The initial cost of a land use right comprises its purchase price in conjunction with securing the land use right and expenses for compensation for site clearance, ground leveling and registration fees. Amortization is computed on a straight-line basis over the time using land.

Indefinite land use rights

Indefinite land use rights are stated at cost and are not amortized. The initial cost of land use rights comprises its purchase price in conjunction with securing the land right and expenses for compensation for site clearance, ground leveling and registration fees.

4.11.2 *Computer software*

The cost of acquiring new software, which is not an integral part of the related hardware, is capitalized and treated as an intangible asset. Software costs are amortized on a straight-line basis for the period from 4 to 8 years.

4.11.3 *Other intangible fixed assets*

Other intangible fixed assets are stated at cost less accumulated amortization. Amortization is computed on a straight-line basis for the period from 4 to 8 years.

4.12 *Operating lease payments*

Payments made under operating leases are recognized in the consolidated statement of profit or loss on a straight-line basis over the term of the lease. Lease incentives received are recognized in the consolidated statement of profit or loss as an integral part of the total lease expense.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.13 Other receivables

Accounts receivable other than receivables from credit activities of the Bank are initially recognized at cost and subsequently presented at cost less provision.

Receivables are subject to review for impairment based on the number of overdue months from the original maturity date of receivables or expected loss of current debts in case the debts are not due for payment yet but the corporate debtors have fallen into bankruptcy or are in the process of dissolution, or of individual debtors who are missing, escaped, prosecuted, on trial or deceased. Provision expense incurred is recorded in "Operating expenses" item of the consolidated statement of profit or loss in the period.

For overdue receivables, the Bank uses provision rates based on the overdue months as below:

<u>Status of aging</u>	<u>Provision rate</u>
From six (6) months up to under one (1) year	30%
From one (1) year up to under two (2) years	50%
From two (2) years up to under three (3) years	70%
From three (3) years and above	100%

4.14 Business combination and goodwill

Business combinations are accounted for using the purchase method. The cost of a business combination is measured as the fair value of assets given, equity instruments issued and liabilities incurred or assumed at the date of exchange plus any costs directly attributable to the business combination. Identifiable assets and liabilities and contingent liabilities assumed in a business combination are measured initially at fair values at the date of business combination.

Goodwill acquired in a business combination is initially measured at cost being the excess of the cost the business combination over the Group's interest in the net fair value of the acquirer's identifiable assets, liabilities and contingent liabilities. If the cost of the business combination exceeds the fair value of the acquiree's net assets, the difference shall be immediately recognized as operating expenses if the amount is small, or systematically amortized on a straight-line basis over the estimated useful life, not exceeding ten (10) years, if the amount is significant.

4.15 Other provision

A provision other than provisions described in Notes 4.3, 4.4, 4.5, 4.7, 4.9 and 4.13 is recognised if, as a result of a past event, the Bank has a present legal or constructive obligation that can be estimated reliably, and it is probable that an outflow of economic benefits will be required to settle the obligation. Provisions are determined by discounting the expected future cash flows at a pre-tax rate that reflects current market assessments of the time value of money and the specific risk exposure to the liability.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.16 Other payables

Other payables are stated at cost.

4.17 Technical reserves

4.17.1 Nonlife Insurance and health insurance

The establishment of technical reserves Techcom Nonlife Insurance Joint Stock Company is carried out in accordance with the provisioning methods selected by the Company and approved by the Ministry of Finance. The methods for setting up provisions for non-life insurance and health insurance are as follows:

(i) Unearned premium reserves

The unearned premium reserve is established using the daily pro-rata method, based on the following formula:

$$\text{Unearned premium reserves} = \frac{\text{Premium x Remaining insurance days under insurance, reinsurance contracts}}{\text{Total number of insurance days under insurance, reinsurance contracts}}$$

(ii) Claims reserve

The claims reserve includes reserve for claims outstanding but not yet resolved, and claims incurred but not reported (IBNR) losses at the end of the accounting period.

- Outstanding claim reserve is established based on the estimated claim payments for each claim for which the insurer is liable, which is either notified to the insurer or requested for payment but is still unresolved at the end of the accounting period after deducting recoveries from reinsurance cessions; and
- The reserve for incurred but not reported (IBNR) claims is established at a rate of 3% of premiums for each line of insurance business.

(iii) Catastrophe reserve

The catastrophe reserve for non-life insurance is made annually until it reaches 100% of the retained premium for the financial year and is established based on the retained premium. The catastrophe reserve is recorded as other liabilities.

On 28 December 2005, the Ministry of Finance issued Decision No. 100/2005/QD-BTC governing the publication of four new accounting standards, including Vietnamese Accounting Standard ("VAS") 19 - Insurance Contract. Accordingly, from January 2006, the provision of catastrophe reserve is no longer required since it represents "possible claims under contracts that do not exist at the reporting date". However, since the Ministry of Finance has not issued detailed guidance for the implementation of VAS 19 and according to current regulations, the Bank continues to make catastrophe reserve on the consolidated financial statements at the current rate of 1% of the total retained premium for each type of non-life insurance activities.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.17 Technical reserves (continued)

4.17.1 Nonlife Insurance and health insurance (continued)

(iv) Equalization reserve

Equalization reserve is established for health insurance operations, with an annual provisioning rate of 1% of the retained premium and recognized as other liabilities.

Technical reserves related to direct insurance and inward reinsurance activities are presented as Other Liabilities; while technical reserves related to outward reinsurance activities are presented as Other Assets in the consolidated statement of financial position.

Changes in technical reserves arising during the period from direct insurance and inward reinsurance activities are recognized in Fees and commission expenses, whereas changes in technical reserves related to outward reinsurance activities are recognized in Fees and commission income in the consolidated statement of profit or loss.

4.17.2 Life Insurance

The technical reserves for the Universal Life product at Techcom Life Insurance Joint Stock Company are established in accordance with the method approved by the Ministry of Finance. Life insurance technical reserves include:

(i) Unearned Premium Reserve

Unearned Premium Reserve is a provision for unearned income from fees that have been paid as at the reporting date and is calculated based on gross premiums for all insurance contracts with a term of one (01) year or less that remain at the reporting date.

(ii) Mathematical reserve

- The insurance risk provision for each insurance contract is the greater of the provision calculated using the unearned premium method or the provision calculated using the cash flow method, in order to cover all future costs of paying insurance risk benefits throughout the term of the contract.
- The technical provision for the general-linked portion of each insurance contract equals: the total surrender value of the general-linked insurance contracts plus an additional provision to ensure payment of account value for contracts expected to experience an insurance event during the year.
- The provision for each insurance contract for other insurance benefits includes a provision for future contract maintenance bonus benefits.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.17 Technical reserves (continued)

4.17.2 Life Insurance (continued)

(iii) *Claims reserve*

The claims reserve includes reserve for claims outstanding but not yet resolved, and claims incurred but not reported (IBNR) losses at the end of the accounting period.

- Outstanding claim reserve is established based on the estimated claim payments for each claim for which the insurer is liable, which is either notified to the insurer or requested for payment but is still unresolved at the end of the accounting period; and
- The reserve for incurred but not reported (IBNR) claims is established at a rate of 3% of premiums for each line of insurance business, Not applicable to life insurance contracts with a term of more than one (1) year.

(iv) *Equalization reserve*

Equalization reserve is established for health insurance operations, with an annual provisioning rate of 1% of the life insurance company's profit before tax until this provision reaches 5% of the insurance premiums collected during the financial year.

Technical reserves related to direct insurance and inward reinsurance activities are presented as Other Liabilities; while technical reserves related to outward reinsurance activities are presented as Other Assets in the consolidated statement of financial position.

Changes in technical reserves arising during the period from direct insurance and inward reinsurance activities are recognized in Fees and commission expenses, whereas changes in technical reserves related to outward reinsurance activities are recognized in Fees and commission income in the consolidated statement of profit or loss.

(v) *Guaranteed interest rate provision*

The guaranteed interest rate provision is established in cases where investment results from insurance premiums are lower than the guaranteed interest rate. It is calculated based on the difference between the investment results from insurance premiums and the guaranteed interest rate agreed upon by the Company and the customer in the insurance contract.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.18 Share capital

4.18.1 Charter capital

Charter capital of the Bank is recorded when the rights and obligations of the shareholders and the Bank relating to charter capital are established. Charter capital is recognized at par value. Incremental costs directly attributable to the issuance of ordinary shares are recognized as a deduction from share premium.

4.18.2 Share premium

Share premium records the difference (increase or decrease) between the issue price and the par value of the shares (including reissued treasury shares), as well as costs directly attributable to issuance of ordinary shares or sale of treasury shares.

4.18.3 Treasury shares

Own equity instruments which are reacquired (treasury shares) are recognized at cost and deducted from equity. No gain or loss is recognized in profit or loss upon purchase, sale, issue or cancellation of the Bank's own equity instruments.

4.18.4 Reserves and funds

Reserves and funds of the Bank

The Bank is required to make the following reserves before distribution of profits in accordance with Law on CIs No. 32/2024/QH15, Decree No. 135/2025/ND-CP and Charter of the Bank as follows:

	<i>Percentage of profit after tax</i>	<i>Maximum balance</i>
Charter capital supplementary reserve	10% of profit after tax, after distributing returns to parties contributing capital under signed transactions and contracts, and after offsetting prior-year losses that are no longer eligible for deduction from taxable corporate income before tax (CIT).	100% charter capital
Financial reserve	10% of profit after tax, after appropriating the charter capital supplementary reserve.	Not regulated

Financial reserve is used to cover financial losses incurred during the normal course of business. Financial reserve and charter capital supplementary reserve are non-distributable and classified as equity.

Other funds are appropriated from profit after tax. The allocation from profit after tax and utilization of the other equity funds are approved by the shareholders in the Annual General Meeting of Shareholders. These funds are not required by law and are fully distributable.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.18 *Share capital* (continued)

4.18.4 *Reserves and funds* (continued)

Reserves and funds of subsidiaries

Vietnam Technological and Commercial Joint Stock Bank - Asset Management Company Limited:

According to Circular No. 27/2002/TT-BTC dated 22 March 2002 issued by the Ministry of Finance, the appropriation to reserves is made in a similar way to the Bank.

Techcom Securities Joint Stock Company and Techcom Capital Management Joint Stock Company:

Other funds are made according to the Resolution of the Annual General Meeting at the annual meeting of the General Meeting of Shareholders.

Techcom Nonlife Insurance Joint Stock Company and Techcom Life Insurance Joint Stock Company:

The Company establishes a Statutory Reserve Fund in accordance with Decree No. 46/2023/ND-CP. The fund is appropriated at 5% of annual after-tax profit, with a maximum balance not exceeding 10% of the charter capital.

4.19 *Revenue and expenses recognition*

4.19.1 *Interest income*

Interest income is recognized in the consolidated income statement on an accrual basis for debts classified as current (requiring no specific risk provision). For other debts, interest is recognized in the consolidated income statement only when actually received by the Bank.

4.19.2 *Fees and commission income*

Fees and commission income are recognized in the consolidated statement of profit or loss on an accrual basis.

4.19.3 *Dividend income*

Dividend receivables in cash are recognized in the consolidated statement of profit or loss when the Bank's right to receive dividends is established.

In accordance with Circular No. 99/2025/TT-BTC dated 27 October 2025 issued by the Ministry of Finance, dividends received in the form of shares, bonus shares and rights to purchase shares of the existing shareholders, shares distributed from retained earnings are not recognized as an increase in the value of the investment and income is not recognized in the consolidated statement of profit or loss. Instead, only changes in number of shares held by the Bank are updated and monitored.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.19 Revenue and expenses recognition (continued)

4.19.4 Income and expenses from the sale and purchase of debts

Income and expenses from the sale and purchase of debts are recognized in accordance with Circular 18/2022/TT-NHNN ("Circular 18") providing guidance on the sale and purchase of debts of CIs and foreign bank branches.

According to Circular 18, the difference between the prices of debts purchased or sold and their book value are recorded as follows:

- ▶ For debts recorded in the consolidated on-balance sheet:
 - If the sale price is higher than the book value of the debt, the difference shall be recorded as income of the Bank in the period;
 - If the sale price is lower than the book value of the debt, the difference shall be used to offset against the indemnity paid by compensation (in case such damage is resulted from objective factors and is obliged to compensate in accordance with financial policy applicable to credit institutions, foreign bank branches), insurance (if any), use of outstanding provision recognized as expense; the remaining balance shall be recognized as other expense of the Bank in the period.
- ▶ For debts written-off and monitored off-balance sheet, the proceeds from sale of debts shall be recognized as other income of the Bank.

Book value of on-balance sheet debts purchased or sold is the book value of the principal, interest and related financial obligations (if any) of debts recorded in the consolidated on-balance sheet or off-balance sheet at the date of debts purchased or sold; or the book value at the date of writing-off of debts; or the book value of debts written-off previously at the date of debts purchased or sold.

The purchasing or selling price is the sum of consideration to be paid by a debt buyer to a debt seller under a debt purchase or sale contract.

Debts purchased are initially classified in the risk group which is not lower than the risk group of the debts before the purchase. Subsequently, debts purchased are monitored, classified and provided for credit losses similar to loans to customers in accordance with Circular 31 and Decree 86.

If the proceeds from selling a loan (except for written off debts) have not yet been fully collected, the Bank classifies that amount as an unsold loan in accordance with Circular 31 and Decree 86.

4.19.5 Interest expenses

Interest expenses are recognized in the consolidated statement of profit or loss on an accrual basis.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.19 Revenue and expenses recognition (continued)

4.19.6 Income and expenses from insurance activities

Income and expenses from insurance activities are recorded in the consolidated statement of profit or loss under Fee and commission income and expenses.

Gross written premium

Gross written premium is recognized in the consolidated statement of profit or loss when:

- The insurance contract has been entered in to by the insurance company and the insured and the insured has paid the full insurance premium;
- There is evidence that the insurance contract has been entered into and the insured has fully paid insurance premium;
- When the insurance contract has been concluded and the insurance company has an agreement with the policyholder regarding the premium payment schedule, the insurance company recognizes premium for the amount payable by the policyholder as agreed in the insurance contract at the commencement of the insurance period; and
- The insurance contract has been entered into and there is an agreement with the insured for insurance premium being paid on instalment basis, the insurance company recognises the premiums revenue corresponding to the period or periods in which premiums revenue have been incurred and does not recognise premiums revenue that are not due to be paid by the insurance buyer as agreed in the insurance contract.
- When customers pay insurance premiums for multiple periods, the premiums actually received are initially recognized as deferred revenue. The revenue is then allocated and gradually recognized for each insurance period as the insurance obligation is fulfilled.

Claim expenses

Claim expenses are recognized when the claim documentation is completed and approved by the authorized person. In cases where the final compensation amount has not yet been determined but insurance company is certain that the loss is covered under the insurance policy and makes a partial payment to the customer at their request, the amount paid is also recognized as a claim expense. Claims that have not been approved as of the end of the accounting period are considered unsettled and are included in the statistics for setting up outstanding claim reserves. Refunds or reductions of gross insurance premiums are treated as deductions from revenue, tracked separately for each insurance contract, and are offset against gross insurance premium revenue to determine net revenue at year end.

Insurance payments and maturity expenses:

Insurance payments and maturity settlements are recognized when the payment obligation of Techcom Life Insurance Joint Stock Company under the terms of the insurance contract is established.

Commission, agent support and other expenses relating to insurance activities

Commissions payable for each type of insurance product is calculated based on a specific percentage of original insurance premium revenue, as stipulated in agency contracts and in accordance with current regulatory rates. Only the portion of commission expenses allocated during the period, in line with the corresponding earned premium revenue, is recognized as insurance business expenses. The unallocated portion of commissions is recorded as a prepaid expense and will be allocated to insurance business expenses in subsequent periods.

For health insurance operations, agent incentive and support expenses must not exceed 100% of the insurance commission for health insurance contracts underwritten during the accounting period, in accordance with current regulations.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.19 Revenue and expenses recognition (continued)

4.19.6 Income and expenses from insurance activities (continued)

For non-life insurance: the total amount of bonuses, support, and other benefits provided to insurance agents must not exceed 50% of the total insurance commissions for all non-life insurance contracts underwritten during the accounting period.

For life insurance: Total bonuses, insurance agent support, and other benefits as agreed in agency contracts for each accounting period:

- For agents engaged in new business acquisition: not exceeding a total value of 20% of the actual premiums collected from insurance contracts with a term of up to one (1) year and one (1) annual renewal, and 30% of the actual first-year premiums collected for insurance contracts with a term of more than one (1) year.
- For agents responsible for servicing renewal insurance contracts with a term of more than one (1) year: not exceeding 7% of the actual renewal premiums collected during the accounting period.

Agent support expenses and other related expenses are expenses directly incurred to obtain insurance contracts.

Reinsurance ceded

Reinsurance ceded premiums, reinsurance commissions, and other income arising from reinsurance ceded activities are recognized in the same accounting period as the recognition of the corresponding gross written premium or assumed reinsurance premium. Expenses related to reinsurance ceded activities are recognized in accordance with current regulations, with full supporting invoices, documents, or other valid evidence.

Assumed Reinsurance

Assumed reinsurance premiums and other income arising from assumed reinsurance activities is recognized based on the confirmed reinsurance statement of account. Expenses related to assumed reinsurance activities are recognized in accordance with current regulations, with full supporting documents, or other valid evidence.

At the end of the financial reporting period, any reinsurance commission not yet recognized as an expense corresponding to unearned assumed reinsurance premium must be deferred to subsequent accounting periods, in accordance with the unearned premium reserve method.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.20 Foreign currency transactions

The Bank maintains its accounting system and records all transactions in original currencies. Monetary assets and liabilities denominated in foreign currencies are translated into VND using exchange rates ruling at the consolidated statement of financial position date. Non-monetary items arising in foreign currencies during the period are converted into VND at rates ruling on the transaction dates. Foreign exchange differences arising from the translation of monetary assets and liabilities into VND in the period are recognized and followed in the “*Exchange rate revaluation*” item under “*Shareholders’ equity*” in the consolidated statement of financial position and will be transferred to the consolidated statement of profit or loss at the end of the reporting period.

4.21 Taxation

Income tax on the profit or loss for the period comprises of current and deferred tax. Income tax is recognized in the consolidated statement of profit or loss.

Current income tax is the expected tax payable on the taxable income for the period, using tax rates enacted or substantially enacted at the end of reporting period, and any adjustment to tax payable in respect of previous periods.

Deferred income tax is provided using the statement of financial position method, providing for temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes. The amount of deferred income tax provided is based on the expected manner of realization or settlement of the carrying amount of assets and liabilities using tax rates enacted or substantively enacted at the end of reporting period.

A deferred income tax asset is recognized only to the extent that it is probable that future taxable profits will be available against which the asset can be utilized. Deferred income tax assets are reduced to the extent that it is no longer probable that the related tax benefit will be realized.

The Bank’s tax returns are subject to be examined by the tax authorities. Because the application of laws and regulations on taxation for different types of transactions can be interpreted in many different ways, the amounts presented on the consolidated financial statements may be subject to be changed according to final decision of the tax authorities.

4.22 Fiduciary assets

Assets held in a fiduciary capacity are not reported in the consolidated financial statements as they are not assets of the Bank.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.23 Commitments and contingent liabilities

At any time, the Bank has outstanding commitments to extend credit. These commitments take the form of approved loans or overdraft facilities. The Bank also provides financial guarantees and letters of credit to guarantee the performance of customers to third parties. Many of the commitments and contingent liabilities will be expired without being advanced in whole or in part. Therefore, the amounts do not represent firm commitments of future cash flows.

Off-balance sheet commitments include guarantees, payment acceptances and other commitments with specific implementing time.

The classification of off-balance sheet commitments is made only for the purpose of managing and monitoring the credit quality under the policy applied to debt classification as described in *Note 4.6*.

In accordance with Circular 31 and Decree 86, no provision is required for off-balance sheet commitments.

4.24 Derivative financial instruments

4.24.1 Foreign exchange contracts

The Bank involves in currency forward contracts and currency swap contracts to facilitate customers to transfer, modify or minimize foreign exchange risk or other market risks, and also for the business purpose of the Bank.

The currency forward contracts are commitments to buy, sell an amount of a currency for another currency at the exchange rate at the transaction time where the payment is made at least three (3) working days from the transaction date. The currency forward contracts are recognized at nominal value at the transaction date and are revalued for the reporting purpose at the exchange rate at the end of the reporting period. Gains or losses realized or unrealized are amortized on a straight-line basis to the consolidated statement of profit or loss over the term of the contract.

The currency swap contracts are commitments, which include one commitment to buy and one commitment to sell an amount of a currency for another currency at the exchange rate at the transaction time and the payments of two commitments on different days. The discount or premium arising from difference between spot exchange rate at the effective date of the contract and the forward rate is recognized at the effective date of the contract as an asset if positive or a liability if negative in the consolidated statement of financial position. This difference will be amortized on a straight-line basis to the consolidated statement of profit or loss over the term of the contract.

4.24.2 Interest rate swap contracts

Commitment value in interest rate swap contracts is not recognized in the consolidated statement of financial position. Differences in interest rate swaps are recognized in the consolidated statement of profit or loss on the accrual basis.

4.24.3 Commodity derivatives contracts

The Bank involves in commodity derivatives contracts including commodity swaps and commodity options. The value of those contracts are not recognized in the consolidated statement of financial position but in the off-balance sheet instead. Income arising from the transactions is recognized in the consolidated statement of profit or loss.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.25 Valuable papers issued

Valuable papers issued are stated at cost and accumulated amortised premiums or discounts. Cost of valuable papers issued includes the proceeds from the issuance less directly attributable costs.

4.26 Offsetting

Financial assets and financial liabilities are offset and the net amount reported in the consolidated statement of financial position if, and only if, there is a currently enforceable legal right to offset financial assets against financial liabilities or vice-versa, and there is an intention to settle on a net basis, or to realize the asset and settle the liability simultaneously.

4.27 Employee benefits

4.27.1 Post-employment benefits

Post-employment benefits are paid to retired employees of the Bank by the Social Insurance Agency which belongs to the Ministry of Labor, Invalids and Social Affairs. The Bank is required to contribute to these post-employment benefits by paying social insurance premium to the Social Insurance Agency at the rate of 17.5% of employees' basic salary plus other allowances. The Bank has no further obligation.

4.27.2 Voluntary resignation

The Bank has the obligation, under Article 46 of the Vietnam Labor Code No. 45/2019/QH14 effective from 1 January 2021, to pay allowance arising from voluntary resignation of employees, equal to a half of monthly salary for each year of employment up to 31 December 2008 plus salary allowances (if any). The average monthly salary used in this calculation is the average monthly salary of the latest six-month period up to the resignation date. Accordingly, the working time at the Bank to calculate the severance payment is the total actual working time at the Bank minus the time employees participating in the unemployment insurance in accordance with the law on unemployment insurance and the working time for which severance allowances have been paid by the employer.

4.27.3 Unemployment allowance

According to Article 57 of Law of Employment No. 38/2013/QH13 effective from 1 January 2015 and Decree No. 28/2015/ND-CP dated 12 March 2015 of the Government on guidelines for the Law on Employment in term of unemployment insurance, the Bank is required to contribute to the unemployment insurance at the rate of 1% of salary and wage fund of unemployment insurance joiners and deduct 1% of monthly salary and wage of each employee to contribute to the unemployment insurance.

4.28 Financial instruments

Solely for the purpose of providing disclosures about the significance of financial instruments to the consolidated financial position, consolidated results of operations and the nature and extent of risk arising from financial instruments in compliance with Circular No. 210/2009/TT-BTC dated 6 November 2009 of the Ministry of Finance, the Bank classifies its financial instruments as follows:

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.28 *Financial instruments* (continued)

4.28.1 *Financial assets*

Financial assets recognized at fair value through statement of profit or loss

A financial asset at fair value through statement of profit or loss is a financial asset that meets either of the following conditions:

- ▶ It is considered by management as held-for-trading. A financial asset is considered as held-for-trading if:
 - it is acquired principally for the purpose of selling it in the near term; or
 - there is evidence of a recent pattern of short-term profit-taking; or
 - a derivative (except for a derivative that is financial guarantee contract or a designated and effective hedging instrument).
- ▶ Upon initial recognition, it is designated by the Bank as at fair value through statement of profit or loss.

Held-to-maturity investments

Held-to-maturity investments are non-derivative financial assets with fixed or determinable payments and a fixed maturity that the Bank has the positive intention and ability to hold to maturity, other than:

- ▶ financial assets that, upon initial recognition, were categorized as such recognized at fair value through statement of profit or loss; or
- ▶ financial assets already categorized as available-for-sale; or
- ▶ financial assets that meet the definitions of loans and receivables.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not quoted in an active market, other than those:

- ▶ that the Bank intends to sell immediately or in the near term, which are classified as held-for-trading, and those that the Bank on initial recognition designates as at fair value through statement of profit or loss;
- ▶ that the Bank, upon initial recognition, designates as available-for-sale; or
- ▶ for which the Bank may not recover substantially all of its initial investment, other than because of credit deterioration, which are classified as available-for-sale.

Available-for-sale investments

Available-for-sale assets are non-derivative financial assets that are designated as available-for-sale or are not classified as:

- ▶ financial assets at fair value through profit or loss; or
- ▶ held-to-maturity investments; or
- ▶ loans and receivables.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.28 *Financial instruments* (continued)

4.28.2 *Financial liabilities*

Financial liabilities at fair value through profit or loss

A financial liability at fair value through profit or loss is a financial liability that meets either of the following conditions:

- ▶ It is considered by management as held-for-trading. A financial liability is considered as held-for-trading if:
 - it is incurred principally for the purpose of repurchasing it in the near term; or
 - there is evidence of a recent pattern of short-term profit-taking; or
 - a derivative (except for a derivative that is financial guarantee contract or a designated and effective hedging instrument).
- ▶ Upon initial recognition, it is designated by the Bank as at fair value through profit or loss.

Financial liabilities carried at amortized cost

Financial liabilities which are not classified as financial liabilities at fair value through profit or loss are classified as financial liabilities carried at amortized cost.

The above described classification of financial instruments is solely for presentation and disclosure purpose and is not intended to be a description of how the instruments are measured. Accounting policies for measurement of financial instruments are disclosed in other relevant notes.

4.29 *Convertible loans*

A convertible loan is a loan that can be converted into common stock of the borrower under the conditions specified in the loan agreement.

At the time of initial recognition, the principal value of the convertible loan is determined by discounting the nominal value of future payments (including both principal and interest) to their present value at a fair interest rate. The equity component of the loan is determined as the difference between the total amount received from the convertible loan and the debt component value of the convertible loan at the time of recognition.

After initial recognition, the principal value of the convertible loan is adjusted by increasing the principal value of the loan by the difference between the interest payable calculated at the nominal interest rate and the fair interest rate.

At the time the lender exercises the conversion right, the principal of the loan is reduced and the owner's equity is increased correspondingly by the par value of the additional shares issued. The difference between the principal value of the convertible loan and the par value of the additional shares issued is recognized as capital surplus.

At maturity date, if the lender does not exercise the conversion right, the principal portion of the loan is written down proportionally to the principal repayment amount, and the value of the conversion right currently reflected in the equity is transferred to be recorded as share capital surplus.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

4.30 Items which have no balance

Items or balances required by Decision No. 16/2007/QĐ-NHNN dated 18 April 2007 and Circular No. 49/2014/TT-NHNN dated 31 December 2014 issued by the SBV stipulating the financial reporting regime for CIs, and documents amending, supplementing, are not shown in these consolidated financial statements indicate nil balance.

5. CASH AND GOLD

	30 June 2026 VND million	31 December 2025 VND million
Cash on hand in VND	3,151,843	3,717,775
Cash on hand in foreign currencies	757,582	643,046
	3,909,425	4,360,821

6. BALANCES WITH THE STATE BANK OF VIETNAM

	30 June 2026 VND million	31 December 2025 VND million
Balances with the SBV		
- In VND	72,510,076	68,480,205
- In foreign currencies	22,617,899	13,682,567
	95,127,975	82,162,772

Balances with the SBV include current accounts and compulsory deposits.

7. BALANCES WITH AND CREDIT GRANTING TO OTHER CREDIT INSTITUTIONS

7.1 Balances with other CIs

	30 June 2026 VND million	31 December 2025 VND million
Current accounts	10,937,498	13,060,774
- In VND	6,141,002	4,125,406
- In foreign currencies	4,796,496	8,935,368
Term deposits	61,763,557	95,082,619
- In VND	56,237,407	67,362,419
- In foreign currencies	5,526,150	27,720,200
	72,701,055	108,143,393

7.2 Credit granting to other CIs

	30 June 2026 VND million	31 December 2025 VND million
In VND	12,896,615	6,996,069
	12,896,615	6,996,069

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

7. BALANCES WITH AND CREDIT GRANTING TO OTHER CREDIT INSTITUTIONS
(continued)

7.3 Provision for credit granting to other CIs

The movement of provision for credit granting to other CIs for the period was as follows:

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Opening balance	181,150	181,150
Closing balance	181,150	181,150

7.4 Credit quality for balances with and credit granting to other CIs

Analysis of credit quality for balances (excluding current accounts) with and credit granting to other CIs as at the balance sheet date was as follows:

	<i>30 June 2026</i>		<i>31 December 2025</i>	
	<i>VND million</i>	<i>%</i>	<i>VND million</i>	<i>%</i>
Current	74,479,022	99.76	101,897,538	99.82
Loss	181,150	0.24	181,150	0.18
	74,660,172	100.00	102,078,688	100.00

8. HELD-FOR-TRADING SECURITIES

	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Debt securities	51,618	4,778,366
- Debt securities issued by local CIs	51,618	4,778,366
Equity securities	296,430	38,465
- Equity securities issued by local CIs	63,418	7,629
- Equity securities issued by local economic entities	233,012	30,836
Provision for held-for-trading securities	(5,268)	(1,054)
Provision for diminution in value of held-for-trading securities	(5,268)	(1,054)
	342,780	4,815,777

Movements in provision for held-for-trading securities were as follows:

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Opening balance	1,054	251
Provision made for the period (Note 28)	4,214	570
Closing balance	5,268	821

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

8. HELD-FOR-TRADING SECURITIES (continued)

The listing status of held-for-trading securities was as follows:

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Debt securities	51,618	4,778,366
- Unlisted	51,618	4,778,366
Equity securities	296,430	38,465
- Listed	296,430	38,465
	348,048	4,816,831

Analysis of quality of held-for-trading securities which are classified as credit risk bearing assets as follows:

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Current	51,618	4,778,366
	51,618	4,778,366

9. LOANS TO CUSTOMERS

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Loans to local economic entities and individuals	783,340,984	710,490,503
Discounted bills and valuable papers	12,342,499	13,134,125
Loans financed by entrusted funds	97	97
Payments on behalf of customers	127,110	130,804
Loans to foreign entities and individuals	2,443	1,868
Loans from margin activities and advances to investors	51,522,435	43,859,732
	847,335,568	767,617,129

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

9. LOANS TO CUSTOMERS (continued)

9.1 Loan portfolio by quality

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Current	781,001,783	98.13	711,706,750	98.34
Special mention	5,640,764	0.71	3,852,272	0.53
Substandard	1,397,092	0.18	918,063	0.13
Doubtful	1,887,266	0.24	1,339,119	0.18
Loss	5,886,228	0.74	5,941,193	0.82
	795,813,133	100.00	723,757,397	100.00
Loans from margin activities and advances to investors	51,522,435		43,859,732	
	847,335,568		767,617,129	

9.2 Loan portfolio by term

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Short term	292,255,566	36.72	251,686,959	34.78
Medium term	119,024,562	14.96	97,010,931	13.40
Long term	384,533,005	48.32	375,059,507	51.82
	795,813,133	100.00	723,757,397	100.00
Loans from margin activities and advances to investors	51,522,435		43,859,732	
	847,335,568		767,617,129	

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

9. LOANS TO CUSTOMERS (continued)

9.3 Loan portfolio by industrial sectors

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Loans to economic entities	460,428,501	57.87	411,429,457	56.85
Agriculture, forestry and aquaculture	3,724,976	0.47	3,622,411	0.50
Mining	3,331,389	0.42	1,295,588	0.18
Manufacturing and processing	66,002,613	8.29	56,386,701	7.79
Production and distribution of electricity, gas, hot water, steam and air-conditioning	2,822,850	0.35	3,861,933	0.53
Water supply; waste and wastewater management and processing	46,118	0.01	57,922	0.01
Construction	41,274,518	5.19	26,413,712	3.65
Wholesale and retail trade; repair of motor vehicles, motorcycles	69,467,180	8.73	61,559,029	8.51
Transportation and warehousing	8,826,107	1.11	7,892,391	1.09
Hospitality services	920,740	0.12	600,068	0.08
Information and communications	2,044,957	0.26	847,784	0.12
Banking, finance and insurance	19,899,235	2.50	19,255,776	2.66
Real estates	212,311,428	26.68	207,026,817	28.60
Professional services, science and technology	10,312,899	1.30	8,218,019	1.14
Administrative activities and supporting services	8,042,808	1.01	9,937,794	1.37
Education and training	1,585,822	0.20	216,055	0.03
Health care and social work	801,939	0.10	510,220	0.07
Art and entertainment	8,977,637	1.13	3,672,279	0.51
Other services	35,285	-	54,958	0.01
Loans to individuals	335,384,632	42.13	312,327,940	43.15
	795,813,133	100.00	723,757,397	100.00
Loans from margin activities and advances to investors	51,522,435		43,859,732	
	847,335,568		767,617,129	

10. PROVISION FOR LOANS TO CUSTOMERS

Provision for loans to customers was as follows:

	30 June 2026 VND million	31 December 2025 VND million
General provision	5,924,451	5,383,622
Specific provision	5,587,580	5,101,998
Provision for loans from margin activities and advances to investors	10,254	12,758
	11,522,285	10,498,378

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

10. PROVISION FOR LOANS TO CUSTOMERS (continued)

Movements in provision for loans to customers for the period from 1 January 2026 to 30 June 2026 were as follows:

	<i>General provision VND million</i>	<i>Specific provision VND million</i>	<i>Provision for loans from margin activities and advances to investors VND million</i>	<i>Total VND million</i>
As at 1 January 2026	5,383,622	5,101,998	12,758	10,498,378
Provision made/(reversed) for the <i>period (Note 33)</i>	540,829	1,049,031	(2,504)	1,587,356
Utilisation of provision in the period	-	(563,449)	-	(563,449)
As at 30 June 2026	5,924,451	5,587,580	10,254	11,522,285

Movements in provision for loans to customers for the period from 1 January 2025 to 30 June 2025 were as follows:

	<i>General provision VND million</i>	<i>Specific provision VND million</i>	<i>Provision for loans from margin activities and advances to investors VND million</i>	<i>Total VND million</i>
As at 1 January 2025	4,518,890	3,564,151	7,652	8,090,693
Provision made for the period (<i>Note 33</i>)	522,174	1,633,342	4,694	2,160,210
Utilisation of provision in the period	-	(739,819)	-	(739,819)
As at 30 June 2025	5,041,064	4,457,674	12,346	9,511,084

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

11. DEBTS PURCHASED

	30 June 2026 VND million	31 December 2025 VND million
Debts purchased in VND	19,617	32,561
Provision for debts purchased	(1,817)	(1,914)
	17,800	30,647

Breakdown of debts purchased was as follows:

	30 June 2026 VND million	31 December 2025 VND million
Principals of debts purchased	17,935	30,879
Interest of debts purchased	1,682	1,682
	19,617	32,561

Movements in provision for debts purchased were as follows:

	For the period from 1 January 2026 to 30 June 2026 VND million	For the period from 1 January 2025 to 30 June 2025 VND million
Opening balance	1,914	2,752
Provision reversed for the period (Note 33)	(97)	(741)
Closing balance	1,817	2,011

Analysis of credit quality for debts purchased as at the balance sheet date was as follows:

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Current	17,935	91.43	30,879	94.83
Loss	1,682	8.57	1,682	5.17
	19,617	100.00	32,561	100.00

12. INVESTMENT SECURITIES

Investment securities as at the balance sheet date included:

	30 June 2026 VND million	31 December 2025 VND million
Available-for-sale securities	180,698,281	145,942,288
Debt securities	180,692,764	144,235,771
Equity securities	5,517	1,706,517
Provision for investment securities	(754,126)	(415,884)
Provision for available-for-sale securities	(754,126)	(415,884)
	179,944,155	145,526,404

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

12. INVESTMENT SECURITIES (continued)

12.1 Available-for-sale securities

	30 June 2026 VND million	31 December 2025 VND million
Debt securities	180,692,764	144,235,771
Government and municipal securities	41,391,658	39,240,701
Debt securities issued by other local CIs	37,036,180	47,975,258
<i>In which:</i>		
<i>Bonds guaranteed by the Government for settlement</i>	2,369,237	2,382,888
Debt securities issued by local economic entities	102,078,534	56,486,424
Foreign debt securities	186,392	533,388
Equity securities	5,517	1,706,517
Equity securities issued by local economic entities	6	1,701,006
Fund certificates	5,511	5,511
Total available-for-sale securities	180,698,281	145,942,288
Provision for available-for-sale securities	(754,126)	(415,884)
General provision for unlisted corporate bonds	(754,125)	(413,075)
Provision for diminution in value of investment securities	(1)	(2,809)
	179,944,155	145,526,404

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

12. INVESTMENT SECURITIES (continued)

12.2 Provision for investment securities

	30 June 2026 VND million	31 December 2025 VND million
Provision for credit risk of unlisted corporate bonds	754,126	413,075
Provision for diminution in value of investment securities	1	2,809
	754,127	415,884

Movements in provision for investment securities for the period from 1 January 2026 to 30 June 2026 were as follows:

	General provision VND million	Specific provision VND million	Diminution provision VND million	Total VND million
As at 1 January 2026	413,075	-	2,809	415,884
Provision made/(reversed) for the period (Note 29)	341,051	-	(2,808)	338,243
As at 30 June 2026	754,126	-	1	754,127

Movements in provision for investment securities for the period from 1 January 2025 to 30 June 2025 were as follows:

	General provision VND million	Specific provision VND million	Diminution provision VND million	Total VND million
As at 1 January 2025	375,018	80,199	23,939	479,156
Provision (reversed)/made for the period (Note 29)	(23,390)	-	31,477	8,087
As at 30 June 2025	351,628	80,199	55,416	487,243

12.3 Analysis of quality of investment securities which are classified as credit risk bearing assets

Analysis of credit quality of investment securities which are classified as credit risk bearing assets as at the balance sheet date was as follows:

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Current	135,217,202	100.00	100,669,150	100.00
	135,217,202	100.00	100,669,150	100.00

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

13. LONG-TERM INVESTMENTS

	30 June 2026 VND million	31 December 2025 VND million
Investments in associates	27,397	32,263
Other long-term investments – cost	3,050,508	3,215,508
Provision for long-term investments	(1,149)	(1,149)
	3,076,756	3,246,622

13.1 Investments in associates

	30 June 2026			31 December 2025		
	Cost	Present value	Proportion owned by the Bank	Cost	Present value	Proportion owned by the Bank
	VND million	VND million	%	VND million	VND million	%
Mobifone Digital Payment Joint Stock Company	33,000	27,397	11.00	33,000	32,263	11.00

13.2 Provision for long-term investments

Movements in provision for long-term investments were as follows

	For the period from 1 January 2026 to 30 June 2026 VND million	For the period from 1 January 2025 to 30 June 2025 VND million
Opening balance	1,149	1,149
Closing balance	1,149	1,149

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

14. FIXED ASSETS

14.1 Tangible fixed assets

Movements in tangible fixed assets for the period from 1 January 2026 to 30 June 2026 were as follows:

VND million

	<i>Buildings and structures</i>	<i>Machines and equipment</i>	<i>Vehicles</i>	<i>Others</i>	<i>Total</i>
Cost					
As at 1 January 2026	5,606,896	3,575,165	342,781	14,434	9,539,276
Additions	714	50,284	614	-	51,612
Transfers from advances for fixed assets purchases and construction in progress	211,159	18,570	1,997	-	231,726
Disposals	-	(20,624)	-	-	(20,624)
Reclassification	(98,896)	(127)	-	-	(99,023)
As at 30 June 2026	5,719,873	3,623,268	345,392	14,434	9,702,967
Accumulated depreciation					
As at 1 January 2026	453,651	2,571,428	164,532	5,933	3,195,544
Charges for the period	64,650	259,222	17,567	713	342,152
Disposals	-	(20,472)	-	-	(20,472)
As at 30 June 2026	518,301	2,810,178	182,099	6,646	3,517,224
Net book value					
As at 1 January 2026	5,153,245	1,003,737	178,249	8,501	6,343,732
As at 30 June 2026	5,201,572	813,090	163,293	7,788	6,185,743

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

14. FIXED ASSETS (continued)

14.2 Intangible fixed assets

Movements in intangible fixed assets for the period from 1 January 2026 to 30 June 2026 were as follows:

VND million

	<i>Land use rights</i>	<i>Computer software</i>	<i>Others</i>	<i>Total</i>
Cost				
As at 1 January 2026	1,962,950	7,561,174	11,873	9,535,997
Additions	-	116,664	-	116,664
Transfers from advances for fixed assets purchases and construction in progress	-	973,332	-	973,332
Disposals	-	(79,751)	-	(79,751)
As at 30 June 2026	1,962,950	8,571,419	11,873	10,546,242
Accumulated amortization				
As at 1 January 2026	128,888	3,623,636	4,271	3,756,795
Charges for the period	21,364	658,562	935	680,861
Disposals	-	(30,426)	-	(30,426)
As at 30 June 2026	150,252	4,251,772	5,206	4,407,230
Net book value				
As at 1 January 2026	1,834,062	3,937,538	7,602	5,779,202
As at 30 June 2026	1,812,698	4,319,647	6,667	6,139,012

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

15. OTHER ASSETS

	30 June 2026 VND million	31 December 2025 VND million
Receivables	43,068,933	56,111,402
Internal receivables	169,257	49,447
External receivables	42,899,676	56,061,955
- Tax receivables (Note 22)	539	1,549
- Deposits for office rental	1,084,826	1,105,449
- Optional deposits for office purchase	9,418,573	10,256,847
- Receivables related to interest subsidy programs	20,006	20,006
- Advances for contracts	801,840	845,051
- Deposits for commodity swaps and options	165,014	155,193
- Advances for fixed assets purchase	2,323,001	1,789,723
- Construction in progress	168,029	219,187
- Receivables from loans sold contract	13,631	21,406
- Credit risk bearing receivables relating to L/C	-	2,933,949
- Purchase of documents without recourse under LC issued by Techcombank	26,217,657	37,990,324
- Receivables from subsidiary's insurance activities	72,025	55,971
- Provision of fees and compensation for the reinsurance operations	169,631	84,416
- Other external receivables	2,444,904	582,884
Accrued interest and fee receivables	11,375,555	9,787,070
Deferred income tax assets (Note 22.3)	45,870	40,487
Other assets	2,623,560	2,070,439
- Materials	21,726	18,370
- Prepaid expenses	2,531,748	1,968,227
- Other assets	70,086	83,842
Provision for other on-balance sheet assets (i)	(10,443)	(8,301)
	57,103,475	68,001,097

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026**15. OTHER ASSETS (continued)**

(i) Provision for other on-balance sheet assets was as follows:

	30 June 2026 VND million	31 December 2025 VND million
Provision for other credit risk bearing assets	-	329
- <i>General provision</i>	-	329
Provision for other assets	10,443	7,972
	10,443	8,301

Movements in provision for other on-balance sheet assets during the period were as follows:

	For the period from 1 January 2026 to 30 June 2026 VND million	For the period from 1 January 2025 to 30 June 2025 VND million
Opening balance	8,301	64,874
Provision reversed for receivables from loans sold contract for the period (<i>Note 33</i>)	-	(61)
<i>General provision</i>	-	(61)
Provision reversed for other credit risk bearing assets for the period (<i>Note 33</i>)	(329)	(55,603)
<i>General provision</i>	(329)	(55,603)
Provision made for other assets for the period (<i>Note 32</i>)	2,471	17
Closing balance	10,443	9,227

Analysis of credit quality for balance of other assets bearing credit risk as at the balance sheet date was as follows:

	30 June 2026		31 December 2025	
	VND million	%	VND million	%
Current	13,631	100.00	2,955,355	100.00
	13,631	100.00	2,955,355	100.00

16. DUE TO THE GOVERNMENT AND THE SBV

	30 June 2026 VND million	31 December 2025 VND million
Deposits from the State Treasury		
- <i>In VND</i>	8,245,783	17,145
Borrowings from the State Bank of Vietnam		
- <i>In VND</i>	-	4,306,722
	8,245,783	4,323,867

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

17. DEPOSITS AND BORROWINGS FROM OTHER FINANCIAL INSTITUTIONS AND OTHER CREDIT INSTITUTIONS

17.1 Deposits from other financial institutions and other CIs

	30 June 2026 VND million	31 December 2025 VND million
Demand deposits	1,004,462	1,199,178
- In VND	1,003,137	1,197,854
- In foreign currencies	1,325	1,324
Term deposits	89,680,560	81,815,135
- In VND	75,891,500	65,824,735
- In foreign currencies	13,789,060	15,990,400
	90,685,022	83,014,313

17.2 Borrowings from other financial institutions and other CIs

	30 June 2026 VND million	31 December 2025 VND million
In VND	21,653,103	22,343,399
In foreign currencies	51,681,334	39,625,264
	73,334,437	61,968,663

18. DEPOSITS FROM CUSTOMERS

	30 June 2026 VND million	31 December 2025 VND million
Current accounts	223,945,387	213,415,080
Current accounts in VND	204,877,439	195,888,920
Current accounts in foreign currencies	19,067,948	17,526,160
Term deposits	430,455,311	396,881,095
Term deposits in VND	424,296,258	391,403,550
Term deposits in foreign currencies	6,159,053	5,477,545
Margin deposits	8,047,032	8,615,360
Margin deposits in VND	7,878,989	8,514,499
Margin deposits in foreign currencies	168,043	100,861
	662,447,730	618,911,535

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

19. DERIVATIVES AND OTHER FINANCIAL LIABILITIES

	30 June 2026		31 December 2025	
	<i>Total contract nominal value</i>	<i>Total net carrying value of assets/(liabilities)</i>	<i>Total contract nominal value</i>	<i>Total net carrying value of assets/(liabilities)</i>
Foreign exchange forward contracts	90,846,970	(64,675)	103,727,474	(48,765)
Foreign exchange swap contracts	252,976,946	(58,873)	202,591,895	112,402
Cross-currency swap contracts	79,141,611	(2,091,394)	71,582,969	(2,480,584)
	422,965,527	(2,214,942)	377,902,338	(2,416,947)

Total contract nominal value is translated at the contractual exchange rates.

Total net carrying value is translated at the foreign exchange rates as at the balance sheet date.

20. VALUABLE PAPERS ISSUED

Valuable papers issued categorized by terms were as follows:

	30 June 2026 VND million	31 December 2025 VND million
Under 12 months	54,970,006	48,870,006
Certificates of deposits	54,970,006	48,870,006
From 12 months to 5 years	157,109,898	166,460,122
Certificates of deposits	112,839,047	108,748,160
Bonds	44,270,851	57,711,962
	212,079,904	215,330,128

Valuable papers issued categorized by types were as follows:

	30 June 2026 VND million	31 December 2025 VND million
Certificates of deposits issued for individual customers	90,337,206	93,314,509
Certificates of deposits issued for economic entities	77,471,847	64,303,657
Bonds	44,270,851	57,711,962
	212,079,904	215,330,128

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

21. OTHER LIABILITIES

	30 June 2026 VND million	31 December 2025 VND million
Accrued interest and fee payables	13,509,983	9,448,719
Other liabilities	21,561,972	17,428,523
Internal payables	2,273,328	3,072,383
- Payables to employees	2,261,731	3,054,035
- Other internal payables	11,597	18,348
External payables	19,288,644	14,356,140
- Remittance payables	2,374,260	854,850
- Tax payables (Note 22)	3,809,002	5,126,228
- Deferred income	1,699,190	1,191,151
- Bonus and welfare funds	46,238	4,526
- Deferred proceeds from sale of collaterals	12,560	17,086
- Accrued operating expenses	1,538,640	1,865,494
- Settlement on behalf of other CIs	2,956,916	1,017,350
- Payables relating to insurance activities	110,918	74,933
- Provision for insurance operations of subsidiaries	567,720	328,938
- Other borrowings	5,094,866	3,318,045
- Other payables	1,078,334	557,539
	35,071,955	26,877,242

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

22. OBLIGATIONS TO THE STATE BUDGET

VND million

	<i>Opening balance of tax receivables</i>	<i>Opening balance of tax payables</i>	<i>Incurred during the period</i>		<i>Closing balance of tax receivables</i>	<i>Closing balance of tax payables</i>
			<i>Payables</i>	<i>Paid</i>		
Value added tax	-	98,810	592,717	(559,744)	-	131,783
Corporate income tax	(1,549)	4,788,084	3,868,484	(5,384,300)	(539)	3,271,258
Other taxes	-	239,334	1,747,459	(1,580,841)	-	405,961
	(1,549)	5,126,228	6,208,660	(7,524,885)	(539)	3,809,002

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

22. OBLIGATIONS TO THE STATE BUDGET (continued)

22.1 Current corporate income tax

Current corporate income tax payables are determined based on taxable income of the current period. Taxable income may be different from the amount reported in the consolidated statement of profit or loss since taxable income includes adjustments that the Bank temporarily calculated at the end of each quarter. These adjustments include income which is eligible for tax or expenses which are subtracted in prior periods due to the differences between the Bank's accounting policies and the current tax policies, and also includes tax-exempted income and non-deductible expenses. The current corporate income tax payable of the Bank is calculated based on the statutory tax rates applicable at the end of the reporting period.

The tax returns filed by the Bank are subject to examination by the tax authorities. As the application of tax laws and regulations is susceptible to varying interpretations, the amounts reported in the consolidated financial statements could change upon final determination by the tax authorities.

Current corporate income tax was estimated as follows:

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Profit before tax	18,539,986	15,134,816
- Adjustment for non-taxable dividend income	(9,706)	(31,561)
- Adjustment to increase/(decrease) taxable income	889,360	(1,475,031)
- Adjustment for consolidation purpose	(149,985)	36,517
- Non-deductible expenses	30,871	5,643
Taxable corporate income	19,300,526	13,670,384
- Corporate income tax expense calculated on taxable income of current period	3,859,912	2,734,077
- Adjustment for under provision of corporate income tax expense in prior period	8,535	37,441
Current corporate income tax expense for the period	3,868,447	2,771,518
Opening corporate income tax payable	4,786,535	5,420,051
- Corporate income tax paid for the period	(5,384,300)	(6,185,624)
- Adjustment for corporate income tax payables in prior period	37	(3)
Closing corporate income tax payable	3,270,719	2,005,942

22.2 Applicable tax rate

The Bank's income tax rate for the period is 20% (2025: 20%).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

22. OBLIGATIONS TO THE STATE BUDGET (continued)

22.3 Deferred corporate income tax

Movements in deferred corporate income tax during the period are as follow:

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Deferred corporate income tax assets		
Opening balance	40,487	79,856
Deferred corporate income tax (expenses)/income arising from deductible temporary tax differences	5,383	(2,177)
Closing balance (Note 15)	45,870	77,679

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

23. CAPITAL AND RESERVES

23.1 Statement of changes in equity

For the period from 1 January 2026 to 30 June 2026:

	VND million									
	Reserves									
	Charter capital	Share premium	Charter capital supplementary reserve	Financial reserve	Other reserves	Total reserves	Retained earnings	Non-controlling interests	Other capital	Total
As at 1 January 2026	70,862,404	(124)	15,129,822	13,514,266	474	28,644,562	62,773,576	9,456,938	7,764,086	179,501,442
Capital increased for the period of a subsidiary	-	-	-	-	-	-	-	2,756	-	2,756
Net profit for the period	-	-	-	-	-	-	14,021,140	655,782	-	14,676,922
Appropriation to reserves for the period	-	-	15,487	-	-	15,487	(15,487)	-	-	-
Use of reserves for the period	-	-	-	(273)	-	(273)	-	-	-	(273)
Dividend paid for the period	-	-	-	-	-	-	(9,583,501)	(233,292)	-	(9,816,793)
Subsidiary increased capital from equity source	-	-	-	-	-	-	933,156	-	3,689,977	4,623,133
Convertible loan option	-	-	-	-	-	-	-	2,011	7,952	9,963
Other movements	-	-	-	(62)	-	(62)	49,374	(49,312)	-	-
As at 30 June 2026	70,862,404	(124)	15,145,309	13,513,931	474	28,659,714	68,178,258	9,834,883	11,462,015	188,997,150

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

23. CAPITAL AND RESERVES (continued)

23.2 Share capital

Breakdown of share capital at the balance sheet date:

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Charter capital	70,862,404	70,862,404
Share premium	(124)	(124)
	70,862,280	70,862,280

Number of shares at the balance sheet date:

	<i>30 June 2026</i>	<i>31 December 2025</i>
Registered share capital	7,086,240,414	7,086,240,414
Issued share capital	7,086,240,414	7,086,240,414
Ordinary shares	7,086,240,414	7,086,240,414

24. INTEREST AND SIMILAR INCOME

	<i>For the period from</i> <i>1 January 2026 to</i> <i>30 June 2026</i> <i>VND million</i>	<i>For the period from</i> <i>1 January 2025 to</i> <i>30 June 2025</i> <i>VND million</i>
Interest income from deposits	3,262,666	1,755,582
Interest income from loans	32,894,338	24,470,058
Interest income from debt investment securities	4,460,363	3,379,542
Income from guarantee services	1,239,654	565,325
Interest income from debt factoring activities	1,149	2,173
Other income from credit activities	700,177	1,080,951
	42,558,347	31,253,631

25. INTEREST AND SIMILAR EXPENSES

	<i>For the period from</i> <i>1 January 2026 to</i> <i>30 June 2026</i> <i>VND million</i>	<i>For the period from</i> <i>1 January 2025 to</i> <i>30 June 2025</i> <i>VND million</i>
Interest expenses for deposits	13,769,784	8,351,400
Interest expenses for borrowings	1,904,181	1,687,327
Interest expenses for valuable papers issued	6,523,917	3,575,228
Other expenses for credit activities	75,410	197,207
	22,273,292	13,811,162

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

26. NET FEES AND COMMISSION INCOME

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Fees and commission income from	9,297,340	5,630,964
Settlement and cash services	4,039,409	3,124,233
Cashier services	132	99
Trustee and agency services	758,159	413,677
Consulting services	148,419	184,000
Securities issuance guarantee services	456,465	440,600
Brokerage services	464,479	301,335
Fund management services	70,061	111,129
Insurance services	1,260,848	465,297
Income from fee of purchase of documents without recourse under L/C	2,095,997	451,432
Other services	3,371	139,162
Fees and commission expenses for	(2,486,685)	(1,695,841)
Settlement and cash services	(1,877,352)	(1,469,417)
Cashier services	(36,569)	(34,585)
Brokerage services	(223,783)	(130,031)
Consulting services	(304)	(200)
Insurance services	(248,430)	(8,447)
Other services	(100,247)	(53,161)
	6,810,655	3,935,123

27. NET GAIN FROM TRADING FOREIGN CURRENCIES

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Income from trading of foreign currencies	2,587,314	2,099,443
Income from spot foreign exchange trading	824,318	1,476,937
Income from currency derivatives	1,762,996	622,506
Expenses for trading of foreign currencies	(2,072,024)	(1,229,474)
Expenses for spot foreign exchange trading	(1,178)	(66)
Expenses for currency derivatives	(2,070,846)	(1,229,408)
	515,290	869,969

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

28. NET GAIN FROM HELD-FOR-TRADING SECURITIES

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Income from trading of held-for-trading securities	118,472	219,876
Expenses for trading of held-for-trading securities	(42,993)	(8,901)
Provision made for diminution in value of held-for-trading securities (Note 8)	(4,214)	(570)
	71,265	210,405

29. NET GAIN FROM INVESTMENT SECURITIES

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Income from trading of investment securities	1,308,968	1,539,748
Expenses for trading of investment securities	(650,220)	(481,342)
Provision (made)/reversed for general provision of unlisted corporate bonds (Note 12.2)	(341,051)	23,390
Provision reversed/(made) for diminution in value of investment securities (Note 12.2)	2,808	(31,477)
	320,505	1,050,319

30. NET GAIN FROM OTHER OPERATING ACTIVITIES

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Other operating income	3,095,020	3,471,931
Income from other derivatives	2,567,041	2,792,980
Recovery of loans previously written-off	374,569	539,553
Other income (*)	153,410	139,398
Other operating expenses	(2,486,576)	(2,657,548)
Expenses for other derivatives	(2,142,161)	(2,568,103)
Other expenses (*)	(344,415)	(89,445)
	608,444	814,383

(*) Includes income, compensation expenses due to premature settlement of derivative contracts

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

31. INCOME FROM INVESTMENTS IN OTHER ENTITIES

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Dividend income received from investments in other entities		
- <i>From equity investment securities</i>	7,492	29,026
- <i>From other long-term investments</i>	2,214	2,535
- <i>Share of loss in associates and joint-ventures under equity method</i>	(4,865)	-
	4,841	31,561

32. OPERATING EXPENSES

	<i>Notes</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Salaries and related expenses	35	3,576,415	3,175,446
Publication, marketing and promotion		824,374	645,277
Office and asset rental		248,014	213,635
Depreciation and amortization of fixed assets		1,023,013	908,140
Maintenance and repair of assets expenses		292,335	198,224
Information technology expenses (*)		785,600	682,531
Tax, duties and fees		215,417	153,356
Tools and equipment expenses		36,481	33,297
Telecommunication expenses		37,763	30,458
Utilities expenses		68,134	57,531
Customers' deposits insurance expenses		363,410	313,933
Per diem expenses		39,750	34,701
Provision made for other on-balance sheet assets	15	2,471	17
Other operating expenses		975,962	669,062
		8,489,139	7,115,608

(*) *Information technology expenses exclude IT maintenance expenses and IT depreciation and amortization expenses.*

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

33. PROVISION EXPENSES FOR CREDIT LOSSES

	<i>Notes</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
General provision made for loans to customers	10	540,829	522,174
Specific provision made for loans to customers	10	1,049,031	1,633,342
Provision (reversed)/made for loans from margin activities and advances to investors	10	(2,504)	4,694
Provision reversed for debts purchased	11	(97)	(741)
Provision reversed for receivables from loans sold contract	15	-	(61)
Provision reversed for other credit risk bearing assets	15	(329)	(55,603)
		1,586,930	2,103,805

34. CASH AND CASH EQUIVALENTS

	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Cash and gold	3,909,425	4,360,821
Balances with the SBV	95,127,975	82,162,772
Securities with maturity period not exceeding 3 months from the acquisition date	251,375	1,227,776
Balances with other CIs with original terms of 3 months or less	70,958,649	104,075,974
	170,247,424	191,827,343

35. EMPLOYEE BENEFITS

	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Total employees as at 30 June (person)	13,277	12,355
I. Average number of employees for the period (person)	12,991	12,102
II. Employees' remuneration		
1. Basic salaries	3,000,339	2,500,271
2. Allowances and other income	576,076	675,175
3. Total (1+2)	3,576,415	3,175,446
4. Average salary/month	38	34
5. Average remuneration/month	46	44

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

36. INTEREST AND RECEIVABLE FEES NOT YET COLLECTED

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Interest from loans to customers not yet collected	3,455,720	2,908,727
Receivable fees not yet collected	697,432	556,852
	4,153,152	3,465,579

37. WRITTEN-OFF DEBTS

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Principals of written-off debts under monitoring	18,096,923	17,808,222
Interests of written-off debts under monitoring	49,204,622	46,416,474
Other written-off debts	1,399	1,399
	67,302,944	64,226,095

38. ASSETS AND OTHER DOCUMENTS

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Precious metals, gemstones under custody services	73	77
Other assets kept under custody services	60,882,364	74,324,553
Other valuable documents under safekeeping	56,185,235	74,384,131
	117,067,672	148,708,761

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES

Related party transactions are transactions undertaken with other entities to which the Bank is related. A party is considered to be related to the Bank if:

- (a) Enterprises that directly, or indirectly through one or more intermediaries, control, or are controlled by, or are under common control with, the Bank (including holding companies, subsidiaries and fellow subsidiaries);
- (b) Associates (see Vietnamese Accounting Standards No. 07 “*Accounting for Investments in Associates*”);
- (c) Individuals owning, directly or indirectly, an interest in the voting power of the Bank that gives them significant influence over the Bank, and close members of the family of any such individual. Close members of the family of an individual are those that may be expected to influence, or be influenced by, that person in their dealings with the Bank, for examples: parent, spouse, progeny, siblings;
- (d) Key management personnel having authority and responsibility for planning, directing and controlling the activities of the Bank, including directors and officers of the Bank and close members of the families of such individuals;
- (e) Enterprises in which a substantial interest in the voting power is owned, directly or indirectly, by any person described in (c) or (d) or over which such person is able to exercise significant influence. This includes enterprises owned by directors or major shareholders of the Bank and enterprises that have a member of key management in common with the Bank.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES

Significant transactions and balances with related parties of the Bank as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026 were as follows:

Bond transactions

<i>Related party</i>	<i>Relationship</i>	<i>VND million</i>			
		<i>For the period from 1 January 2026 to 30 June 2026</i>			
		<i>Opening balance</i>	<i>Increase</i>	<i>(Decrease)</i>	<i>Closing balance</i>
Masan Group Corporation Joint Stock Company	(i)				
Face value		324,700	464,000	(563,400)	225,300
Interest receivables		2,033	10,222	(9,411)	2,844
Nui Phao Mining Company Limited	(iii), (v)				
Face value		2,074,748	1,313,210	(2,242,272)	1,145,686
Interest receivables		35,646	61,279	(57,129)	39,796
Masan High-Tech Materials Joint Stock Company	(iii)				
Face value		130,600	988,400	(1,105,800)	13,200
Interest receivables		1,105	5,365	(6,405)	65

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Significant transactions and balances with related parties of the Bank for the period from 1 January 2026 to 30 June 2026 were as follows:

Loans to customers

VND million

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026</i>			
		<i>Opening balance</i>	<i>Increase</i>	<i>(Decrease)</i>	<i>Closing balance</i>
Eurowindow Joint Stock Company	(ii),(iii)				
Loans to customers		544,670	301,203	(275,294)	570,579
Interest receivables		158	30,002	(29,959)	201
Nui Phao Mining Company Limited	(iii),(v)				
Loans to customers		801,180	294,344	(655,439)	440,085
Interest receivables		695	15,449	(15,833)	311
Masan Tungsten Limited Liability Company	(iii)				
Loans to customers		30,889	572,067	(5,650)	597,306
Interest receivables		17	7,466	(7,049)	434
WinEco Agricultural Investment Development and Production Limited Liability Company	(iii)				
Loans to customers		69,939	106,473	(115,239)	61,173
Interest receivables		86	2,203	(2,217)	72
One Mount Distribution Joint Stock Company	(ii)				
Loans to customers		887,296	314,584	(887,296)	314,584
Interest receivables		940	28,649	(29,213)	376

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Term deposits from customers

VND million

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026</i>			
		<i>Opening balance</i>	<i>Increase</i>	<i>(Decrease)</i>	<i>Closing balance</i>
One Mount Group Joint Stock Company	(iii)				
Term deposits from customers		120,000	240,000	(360,000)	-
Interest payables		173	1,066	(1,239)	-
One Mount Real Estate Joint Stock Company	(iii)				
Term deposits from customers		100,000	100,000	(200,000)	-
Interest payables		146	202	(348)	-
TC Advisors Corporation	(iii)				
Term deposits from customers		52,000	-	(49,000)	3,000
Interest payables		616	268	(790)	94
Masterise Aviation Infrastructure	(iii)				
Term deposits from customers		-	8,104,524	(8,082,000)	22,524
Interest payables		-	27,385	(27,209)	176

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Term deposits from customers (continued)

VND million

Related party	Relationship	For the period from 1 January 2026 to 30 June 2026			
		Opening balance	Increase	(Decrease)	Closing balance
ISADO Business Cooperation and Development Company Limited	(iii)				
Term deposits from customers		1,500	-	-	1,500
Interest payables		-	31	(31)	-
Masan Group Corporation Joint Stock Company	(i)				
Term deposits from customers		270,000	1,510,000	(1,070,000)	710,000
Interest payables		1,019	2,657	(2,199)	1,477
Masterise Homes Real Estate Development Company Limited	(ii),(iii)				
Term deposits from customers		429,702	26,215	-	455,917
Interest payables		3,856	10,387	(9,170)	5,073

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Term deposits from customers (continued)

VND million

Related party	Relationship	For the period from 1 January 2026 to 30 June 2026			
		Opening balance	Increase	(Decrease)	Closing balance
P&N Investment Consulting and Trading Joint Stock Company	(iii)				
Term deposits from customers		100	-	(100)	-
Interest payables		-	2	(2)	-
Mobifone Digital Payment Joint Stock Company	(iv)				
Term deposits from customers		280,000	340,000	(380,000)	240,000
Interest payables		5,413	9,244	(8,468)	6,189
A group of companies related to Masan Group Corporation Joint Stock Company	(v)				
Term deposits from customers		4,612,500	12,249,823	(12,227,500)	4,634,823
Interest payables		16,107	63,880	(60,821)	19,166
Members of the Board of Directors, Board of Supervision, the Executive Team and other related individuals	(vi)				
Term deposits from customers		2,309,636	5,936,741	(6,603,547)	1,642,830
Interest payables		11,435	17,157	(4,346)	24,246

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Derivatives contract nominal value

<i>Related party</i>	<i>Relationship</i>	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Masan Group Corporation Joint Stock Company	(i)	10,191,959	10,011,169
Masan Consumer Corporation	(ii)	1,269,900	1,269,900

Guarantees, letters of credit

<i>Related party</i>	<i>Relationship</i>	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Eurowindow Joint Stock Company	(ii),(iii)	166,099	117,013
Nui Phao Mining Company Limited	(iii),(v)	23,187	16,486
One Mount Distribution Joint Stock Company	(ii)	16,000	10,151
One Mount Consumer Joint Stock Company	(ii)	27,000	27,000
Masterise Corporation Joint Stock Company	(ii),(iii)	78,766	78,766
Masterise Aviation Infrastructure	(iii)	22,524	-

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Demand deposits from customers

<i>Related party</i>	<i>Relationship</i>	<i>30 June 2026 VND million</i>	<i>31 December 2025 VND million</i>
Eurowindow Holding Joint Stock Company	(ii),(iii)	54	30
Eurowindow Joint Stock Company	(ii),(iii)	203	3,808
One Mount Group Joint Stock Company	(iii)	47,368	52,765
One Mount Distribution Joint Stock Company	(ii)	8,659	21,956
One Mount Consumer Joint Stock Company	(ii)	25,814	49,868
One Mount Logistics Joint Stock Company	(ii)	1,409	25,249
Online Mobile Services Joint Stock Company	(ii)	165,975	54,621
Viet Thanh - Sai Dong Company Limited	(iii)	1,172	2,791
TC Advisors Corporation	(iii)	5,213	5,156
ISADO Business Cooperation and Development Company Limited	(iii)	1,850	2,111
Phong Phu - Lam Dong Joint Stock Company	(ii)	6,911	4,563
Millennia Education Joint Stock Company	(iii)	5,765	2,413
Masterise Aviation Infrastructure	(iii)	866,656	-
Masterise Corporation Joint Stock Company	(ii),(iii)	7,336	158,774
Quang San Investement Company Limited	(iii)	145	163
Sunflower Construction Company Limited	(ii)	273	1,156
An Binh General Trading and Service Joint Stock Company	(ii)	21	23
Masan Group Corporation Joint Stock Company	(i)	53,559	14,891
Masterise Homes Real Estate Development Company Limited	(ii),(iii)	60,255	101,593
P&N Trading And Investment Consultancy Corporation	(iii)	439	648
ONE SEAL Joint Stock Company	(iii)	2,153	2,249
Mobifone Payment Joint Stock Company	(iv)	7,569	7,217
One Mount Real Estate Joint Stock Company	(iii)	59,962	66,895
Co-Broker Network Joint Stock Company - Real Estate Exchange	(iii)	492	1,009
The European Plastic Window Limited Company	(iii)	68	131
AI Platform One Nexus Joint Stock Company	(iii)	7,072	589
A group of companies related to Masan Group Corporation Joint Stock Company	(v)	434,492	93,543
Members of the Board of Directors, Supervision, the Executive Team and other related individuals	(vi)	517,762	504,194

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

Fee and commission income

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Masan Group Corporation Joint Stock Company	(i)	6,375	6,304
Nui Phao Mining Company Limited	(iii), (v)	74,138	40,520
Masan High-Tech Materials Joint Stock Company	(iii)	11,442	11,883

Gain/(Loss) from trading foreign currencies

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Masan Group Corporation Joint Stock Company	(i)	40,310	(297,749)
Masan Consumer Corporation	(ii)	(452)	(19,400)

Income from other derivatives

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Masan Group Corporation Joint Stock Company	(i)	195,819	354,918
Masan Consumer Corporation	(ii)	43,894	43,794

Expenses for other derivatives

<i>Related party</i>	<i>Relationship</i>	<i>For the period from 1 January 2026 to 30 June 2026 VND million</i>	<i>For the period from 1 January 2025 to 30 June 2025 VND million</i>
Masan Group Corporation Joint Stock Company	(i)	(149,570)	(309,210)
Masan Consumer Corporation	(ii)	(35,401)	(39,379)

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

39. SIGNIFICANT TRANSACTIONS WITH RELATED PARTIES (continued)

- (i) Shareholder has its representative in the Board of Directors, or Board of Members, or Management or Board of Supervision being the representative in the Board of Directors, or the Executive Team or Board of Supervision of the Bank.
- (ii) Related party has its representative in the Board of Directors, or Board of Members, or Management or Board of Supervision being the representative in the Board of Directors, or the Executive Team or Board of Supervision of the Bank.
- (iii) Related party has its representative in the Board of Directors, or Board of Members, or Management or Board of Supervision or significant shareholders being related to members of the Board of Directors, or the Executive Team or Board of Supervision of the Bank.
- (iv) Associate.
- (v) Group of related companies of Masan Group Corporation Joint Stock Company has its representative in the Board of Directors, or Board of Members, or Management or Board of Supervision being the representative in the Board of Directors, or the Executive Team or Board of Supervision of the Bank; or members of the Board of Directors, or Board of Members, or the Management or Board of Supervision of these companies are related to members of the Board of Directors, or the Executive Team or Board of Supervision of the Bank.
- (vi) Individuals who are key management personnel of the Bank (including members of the Board of Directors, Board of Supervision and the Executive Team) and close members of the families of such individuals.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

40. GEOGRAPHICAL DISPERSION OF ASSETS, LIABILITIES AND OFF-BALANCE SHEET ITEMS

Concentration of assets, liabilities and off-balance sheet items by geographical region of the Bank's partners as at the balance sheet date was as follows:

	<i>Total loans</i> <i>VND million</i>	<i>Total deposits</i> <i>VND million</i>	<i>Other credit commitments</i> <i>VND million</i>	<i>Derivatives (*)</i> <i>VND million</i>	<i>Trading and investment securities</i> <i>VND million</i>
Domestic	860,229,740	760,069,059	663,356,322	422,794,081	180,859,937
Overseas	2,443	1,309,476	13,895,815	171,446	186,392
	860,232,183	761,378,535	677,252,137	422,965,527	181,046,329

(*) Nominal contract value

41. CREDIT RISK

The Bank is subject to credit risk through its lending, investing activities and in cases where it acts as an intermediary on behalf of customers or other third parties or issues guarantees. Credit risk is the risk that may arise due to a customer's or a business partner's failure or incapability to pay debt or make payment obligations in part or in full under a contract or arrangement with the Bank. To manage the level of credit risk, the Bank attempts to deal with counterparties with good credit standing, and, when appropriate, obtains collaterals. The Bank's primary exposure to credit risk arises through its loans. The amount of credit exposure in this regard is represented by the carrying amounts of the assets on the consolidated statement of financial position. In addition, the Bank is exposed to off-balance sheet credit risk through commitments to extend credit and guarantees issued.

The Bank manages credit risk by using various tools: development and issuance of internal policies and regulations on credit risk management; development of credit procedures and manuals; regular review of credit risk; development of a credit rating system and loan classification; setting up authorization levels within the credit approval process.

The Bank has maintained a policy of credit risk management to ensure the following basic principles: set up an appropriate credit risk management environment; operate in a healthy process for granting credit facilities; maintain an appropriate management, measurement and credit monitoring process; and ensure adequate controls for credit risk.

The following table presents the collaterals held by the Bank as at the balance sheet date:

	<i>30 June 2026</i> <i>VND million</i>	<i>31 December 2025</i> <i>VND million</i>
Real estates	369,536,458	325,283,714
Machinery, equipment and vehicles	25,459,013	27,934,799
Valuable papers issued	398,552,376	289,803,561
Others	936,887,468	813,474,157
	1,730,435,315	1,456,496,231

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

42. MARKET RISK

42.1 Interest rate risk

Interest rate risk arises when there is a difference of term in repricing of interest rate between assets and liabilities. All credit activities, mobilization activities, investment activities of the Bank create interest rate risk.

On the basis of the state of “interest rate sensitivity” according to periodic changes in interest rates, the items which are assets, equity and off-balance sheet assets are classified by terms into the table “interest gap” of the Bank.

Interest rate repricing terms for items with fixed interest rates are the remaining period until maturity date of assets, as for floating interest rates are the remaining period until the nearest repricing date.

The followings assumptions and conditions are applied when constructing “interest gap” table:

- ▶ Cash and gold, capital contribution, long-term investments, fixed assets, other assets and other liabilities are classified as “Non-sensitive to interest rate” items;
- ▶ Balances with the SBV of compulsory reserve are classified as “Under 1 month”; the portion that is not a part of compulsory reserve is classified as a “Non-sensitive to interest rate” item;
- ▶ Demand balances with other financial institutions and CIs are classified as “Under 1 month” items;
- ▶ Interest rate repricing terms of held-for-trading securities and investment securities are based on the remaining payment /maturity period under the contract at the end of the reporting period if such securities have a fixed interest rate or based on the nearest repricing date if such securities have a floating interest rate;
- ▶ Interest rate repricing of term items includes balances with and credit granting to other financial institutions and CIs; derivatives and other financial assets/(liabilities); loans to customers; debts purchased; due to the Government and the SBV; deposits and borrowings from other financial institutions and CIs, deposits from customers are identified as follows:
 - Items with fixed interest rates for the duration of contract: interest rate repricing terms based on actual payment/ maturity date under the contract since the end of the reporting period of the consolidated financial statements;
 - Items with floating interest rates: interest rate repricing terms based on the nearest repricing date under the contract since the end of the reporting period of the consolidated financial statements;
- ▶ Demand deposits, specialized funds, non-term margin deposits from customers:
 - For behavioral model applied portfolio: the interest rate re-pricing term is based on results of analysis of the behavioral model in the moderate stressful scenario;
 - Non-behavioral model portfolio is classified as “Non-sensitive to interest rate” for USD deposits, classified as “Under 1 month” for currencies other than USD;
- ▶ Demand deposits from financial institutions and other CIs, demand deposits from the State Treasury: are classified as “Under 1 month”;
- ▶ Interest rate repricing terms of valuable papers issued based on the actual payment/maturity period under the contract of each type of valuable papers if there is a fixed interest rate or the nearest repricing date under the contract if there is a floating interest rate.

The following table presents the assets and liabilities of the Bank based on “Interest gap” as at the balance sheet date:

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

42. MARKET RISK (continued)

42.1 Interest rate risk (continued)

VND million

As at 30 June 2026	Overdue	Non-sensitive to interest rate	Interest re-pricing during the period						Total
			Under 1 month	From 1 to 3 months	Over 3 to 6 months	Over 6 to 12 months	Over 1 to 5 years	Over 5 years	
Assets									
Cash and gold	-	3,909,425	-	-	-	-	-	-	3,909,425
Balances with the SBV	-	74,274,849	20,853,126	-	-	-	-	-	95,127,975
Balances with and credit granting to other CIs (*)	87,783	-	66,902,565	13,355,000	3,938,200	1,314,122	-	-	85,597,670
Held-for-trading securities (*)	-	296,430	-	-	-	51,618	-	-	348,048
Loans to customers (*)	3,666,697	-	248,108,550	181,348,223	101,266,875	184,660,102	126,788,732	1,496,389	847,335,568
<i>In which:</i>									
Loans from margin activities and advances to investors	15,249	-	12,224,323	37,889,718	1,393,145	-	-	-	51,522,435
Debts purchased (*)	1,682	-	-	17,935	-	-	-	-	19,617
Investment securities (*)	-	1,433,502	997,046	10,727,651	35,457,361	56,711,013	35,369,982	40,001,726	180,698,281
<i>In which:</i>									
Government bonds and bonds guaranteed by the Government for settlement	-	1,444,267	-	-	50,000	300,750	9,019,829	32,946,049	43,760,895
Long-term investments (*)	-	41,977	-	-	-	-	-	3,035,928	3,077,905
Fixed assets	-	12,324,755	-	-	-	-	-	-	12,324,755
Other assets (*)	53,844	57,060,074	-	-	-	-	-	-	57,113,918
Total assets	3,810,006	149,341,012	336,861,287	205,448,809	140,662,436	242,736,855	162,158,714	44,534,043	1,285,553,162
Liabilities									
Due to the Government and the SBV	-	-	8,245,783	-	-	-	-	-	8,245,783
Deposits and borrowings from other financial institutions and other CIs	-	-	63,522,307	70,104,257	12,834,823	16,242,689	1,315,383	-	164,019,459
Deposits from customers	-	491,909	140,072,805	109,718,581	153,761,347	74,460,480	183,888,764	53,844	662,447,730
Derivatives and other financial liabilities	-	1,591	12,675,731	22,998,681	(5,554,452)	(8,321,458)	(19,585,151)	-	2,214,942
Valuable papers issued	-	1,906	30,334,757	97,211,396	34,231,900	47,768,945	2,531,000	-	212,079,904
Other liabilities	-	35,071,955	-	-	-	-	-	-	35,071,955
Total liabilities	-	35,567,361	254,851,383	300,032,915	195,273,618	130,150,656	168,149,996	53,844	1,084,079,773
Interest sensitivity gap	3,810,006	113,773,651	82,009,904	(94,584,106)	(54,611,182)	112,586,199	(5,991,282)	44,480,199	201,473,389

(*) These amounts exclude provision

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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42. MARKET RISK (continued)

42.2 Currency risk

Currency risk is the risk that the value of a financial instrument will fluctuate due to changes in foreign exchange rates. The Bank was incorporated and operates in Vietnam with VND as its reporting currency. The major currency in which the Bank transacts is VND. The Bank's asset - liabilities structure included different types of currencies (such as USD, EUR, AUD, etc.), which is the main cause of currency risk. The Bank has set limits on positions by currency based on internal risk assessment process and regulations of the SBV. Currency positions are monitored on a daily basis and hedging strategies used to ensure positions are maintained within established limits.

The table in the next page shows the analysis of assets and liabilities in foreign currencies translated into VND as at the balance sheet date.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

42. MARKET RISK (continued)

42.2 Currency risk (continued)

	VND million			
<i>As at 30 June 2026</i>	<i>USD equivalent</i>	<i>EUR equivalent</i>	<i>Other currencies equivalent</i>	<i>Total</i>
Assets				
Cash and gold	640,088	48,835	68,659	757,582
Balances with the SBV	22,617,899	-	-	22,617,899
Balances with and credit granting to other CIs (*)	9,247,956	311,037	763,653	10,322,646
Loans to customers (*)	32,104,601	157,782	726	32,263,109
Investment securities (*)	186,392	-	-	186,392
Other assets (*)	453,818	981	139	454,938
Total assets	65,250,754	518,635	833,177	66,602,566
Liabilities				
Deposits and borrowings from other financial institutions and other CIs	65,395,779	75,214	726	65,471,719
Deposits from customers	23,382,027	689,349	1,323,668	25,395,044
Derivatives and other financial liabilities	(27,241,449)	(298,368)	(567,867)	(28,107,684)
Other liabilities	1,793,395	24,350	102,062	1,919,807
Total liabilities	63,329,752	490,545	858,589	64,678,886
FX position on balance sheet	1,921,002	28,090	(25,412)	1,923,680
FX position off-balance sheet	8,324,067	-	(47,327)	8,276,740
Total FX position on and off-balance sheet	10,245,069	28,090	(72,739)	10,200,420

(*) These amounts exclude provision

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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42. MARKET RISK (continued)

42.3 Liquidity risk

Liquidity risk arises in the general funding of the Bank's activities and in the management of positions. Liquidity risk is caused by the Bank inability to fulfill debt obligations at maturity; or the Bank being able to fulfill debt obligations at maturity, but at higher costs than the average market costs, as specified in the Bank's internal regulations.

The maturity term of assets and liabilities represents the remaining period from the date of the consolidated financial statements to the contractual maturity date of assets and liabilities.

The following assumptions and conditions are applied in the analysis of overdue status of the Bank's assets and liabilities:

- ▶ Balances with the SBV are classified as demand deposits which include compulsory deposits. The balance of compulsory deposits depends on the proportion and terms of the Bank's deposits from customers;
- ▶ The maturity term of held-for-trading securities and investment securities is calculated based on the maturity date of each category of securities. In which, securities issued/guaranteed by the Government, despite the classification based on residual maturity, they are considered as liquid assets in the market that are readily convertible to known amounts of cash and subject to an insignificant risk of change in value. The maturity term of equity securities – investment securities of subsidiaries is determined based on the business plan;
- ▶ The maturity term of balances with and credit granting to other financial institutions and CIs; and loans to customers is determined on the payment date in accordance with the repayment period as stipulated in contracts. The actual maturity term may be altered because loan contracts may be extended/prepaid;
- ▶ The maturity term of equity investments is considered as more than five (5) years because these investments do not have specific maturity date;
- ▶ The maturity term of deposits and borrowings from other financial institutions and other CIs, deposits from customers, due to the Government and the SBV and other assets is determined based on features of these items or the maturity date as stipulated in contracts. The maturity term of demand deposits is determined based on the result of the customer behavior analysis model. The maturity term of borrowings and term deposits is determined based on the maturity date in contracts. In fact, these amounts may be rotated and therefore they last beyond the original maturity date;
- ▶ The maturity term of fixed assets is determined on the remaining useful life of assets;
- ▶ The maturity term of valuable papers issued is calculated based on the maturity date of each category of valuable papers;
- ▶ The maturity term of other liabilities is determined on the actual maturity date of each liability.

The table in the next page shows the analysis of assets and liabilities of the Bank according to their maturities as at the statement of financial position date.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

42. MARKET RISK (continued)

42.3 Liquidity risk (continued)

VND million

As at 30 June 2026	Overdue		Current					Total
	Over 3 months	Up to 3 months	Up to 1 month	Over 1 to 3 months	Over 3 to 12 months	Over 1 to 5 years	Over 5 years	
Assets								
Cash and gold	-	-	3,909,425	-	-	-	-	3,909,425
Balances with the SBV	-	-	95,127,975	-	-	-	-	95,127,975
Balances with and credit granting to other CIs (*)	87,783	-	66,902,565	13,355,000	5,252,322	-	-	85,597,670
Held-for-trading securities (*)	-	-	296,430	-	51,618	-	-	348,048
Loans to customers (*)	2,122,045	1,544,652	47,116,337	120,178,235	222,549,262	199,122,120	254,702,917	847,335,568
<i>In which:</i>								
<i>Loans from margin activities and advances to investors</i>	14,914	336	12,224,323	37,889,718	1,393,144	-	-	51,522,435
Debts purchased (*)	1,682	-	-	10,447	6,213	1,275	-	19,617
Investment securities (*)	-	-	1,005,252	5,725,688	71,754,616	52,005,410	50,207,315	180,698,281
<i>In which:</i>								
<i>Government bonds and bonds guaranteed by the Government for settlement</i>	-	-	-	-	357,778	9,253,644	34,149,473	43,760,895
Long-term investments (*)	-	-	-	-	-	-	3,077,905	3,077,905
Fixed assets	-	-	142,885	10,495	306,145	4,339,167	7,526,063	12,324,755
Other assets (*)	28,132	25,712	7,818,421	6,305,951	10,367,148	31,531,517	1,037,037	57,113,918
Total assets	2,239,642	1,570,364	222,319,290	145,585,816	310,287,324	286,999,489	316,551,237	1,285,553,162
Liabilities								
Due to the Government and the SBV	-	-	8,245,783	-	-	-	-	8,245,783
Deposits and borrowings from other financial institutions and other CIs	-	-	65,803,040	63,546,840	28,090,699	6,578,880	-	164,019,459
Deposits from customers	-	-	140,105,656	105,909,134	234,370,883	62,971,186	119,090,871	662,447,730
Derivatives and other financial liabilities	-	-	291,725	275,607	(80,557)	1,728,167	-	2,214,942
Valuable papers issued	-	-	1,708,166	11,575,600	47,457,450	151,338,688	-	212,079,904
Other liabilities	-	-	19,157,910	4,529,928	8,569,927	1,126,496	1,687,694	35,071,955
Total liabilities	-	-	235,312,280	185,837,109	318,408,402	223,743,417	120,778,565	1,084,079,773
Net liquidity gap	2,239,642	1,570,364	(12,992,990)	(40,251,293)	(8,121,078)	63,256,072	195,772,672	201,473,389

(*) These amounts exclude provision

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
as at 30 June 2026 and for the period from 1 January 2026 to 30 June 2026

43. PROFIT MOVEMENTS

The consolidated profit after tax for the period from 1 January 2026 to 30 June 2026 of the Bank increased by VND 2,315,801 million equivalent to an increase of 18.73% compared to the period from 1 January 2025 to 30 June 2025 due to the following reasons:

	<i>Profit after tax</i> <i>VND million</i>
Increase in profit after tax as a result of:	
Increase in net interest and similar income	2,842,586
Increase in net fee and commission income	2,875,532
(Decrease) in net gain from trading foreign currencies	(354,679)
(Decrease) in net gain from held-for-trading securities	(139,140)
(Decrease) in net gain from investment securities	(729,814)
(Decrease) in net gain from other operating activities	(205,939)
(Decrease) in income from investments in other entities	(26,720)
(Increase) in operating expenses	(1,373,531)
Decrease in provision expenses for credit losses	516,875
(Increase) in corporate income tax expenses	(1,096,929)
Decrease in deferred tax expenses	7,560
Increase in profit after tax	2,315,801

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)
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44. EXCHANGE RATES OF APPLICABLE FOREIGN CURRENCIES AGAINST VIETNAM DONG

	<i>30 June 2026</i>	<i>31 December 2025</i>
	<i>VND</i>	<i>VND</i>
AUD	18,115	17,578
CAD	18,484	19,195
CHF	32,514	33,153
CNY	3,878	3,763
DKK	4,012	4,133
EUR	29,986	30,865
GBP	34,827	35,334
HKD	3,408	3,448
INR	278	293
JPY	162	168
KRW	17	19
NOK	2,653	2,613
NZD	15,038	15,392
SAR	6,980	6,980
SEK	2,700	2,855
SGD	20,325	20,450
THB	800	863
USD	26,315	26,300
XAU	14,650,000	15,355,000

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