

SONG DA CORPORATION - JSC
Song Da Urban Investment Construction and
Development Joint Stock Company
No.: 25-04/CT-TCKT

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Hanoi, April 25, 2025

PERIODIC INFORMATION DISCLOSURE OF FINANCIAL STATEMENTS

To: **Hanoi Stock Exchange**

Pursuant to the provisions of Clause 3, Article 14 of Circular No. 96/020/TT-BTC dated November 16, 2020 by the Ministry of Finance guiding the disclosure of information on the stock market, Song Da Urban Investment Construction and Development Joint Stock Company shall disclose the Financial Statements for the 1st Quarter of 2024 to the Hanoi Stock Exchange as follows:

1. Organization name: Song Da Urban Investment Construction and Development Joint Stock Company

- Stock symbol: SDU

- Address: No. 19 Truc Khe Street - Lang Ha Ward - Dong Da District - Hanoi

- Contact phone/Tel: 04.35526388

Fax:

- Email: ketoandothi702@gmail.com

Website: dothisongda.com.vn

2. Disclosure content:

- Financial Statements for the Frist Quarter of 2025

☐ Separate Financial Statements (Applicable for listed organizations without subsidiaries or parent organizations with dependent accounting units);

☒ Consolidated Financial Statements (Applicable for listed organizations with subsidiaries);

☐ Summary Financial Statements (Applicable for listed organizations with dependent accounting units that maintain their own accounting systems).

- Cases requiring explanation of the reasons:

+ The audit firm issues a non-unqualified opinion on the Financial Statements (for audited Financial Statements of the first six months of 2025):

☐ Yes

☐ No

Explanation provided if "Yes":

☐ Yes

☐ No

+ Profit after tax in the reporting period differs by 5% or more after auditing or shifts from a loss to a profit (or vice versa) (for audited Financial Statements of the first six months of 2025):

☐ Yes

☐ No

Explanation provided if "Yes":

☐ Yes

☐ No

+ Profit after corporate income tax in the income statement of the reporting period changes by 10% or more compared to the same period last year:



☒ Yes

☐ No

Explanation provided if "Yes":

☒ Yes

☐ No

+ If profit after tax in a reporting period suffering loss shifts from a profit in the same period last year to a loss in this period, or vice versa:

☐ Yes

☐ No

Explanation provided if "Yes":

☐ Yes

☐ No

This information was disclosed on the Company's official website on: .../.../2024 at the following link:

3. Report on transactions with a value of 35% or more of total assets in 2024: None

In case the listed organization has a transaction, please report the following contents in full:

- Transaction content:
- Ratio of transaction value/total asset value of the enterprise (%) (based on the most recent Financial Statements);
- Transaction completion date:

We hereby commit that the explanations provided above are accurate and take full legal responsibility for the contents of this disclosure.

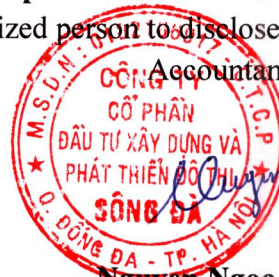
Representative of the Organization

Authorized person to disclose information - Chief

Accountant

Attached documents:

- Financial Statements for the First Quarter of 2025
- Explanation No. 25-04/CT-TCKT



Nguyễn Ngọc Huyền

SONG DA CORPORATION – JSC
SONG DA URBAN INVESTMENT
CONSTRUCTION AND DEVELOPMENT JOINT
STOCK COMPANY

No.: 25-04A/CT-TCKT

Re: Explanation of the difference in production
and business results

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom – Happiness

Hanoi, April 25, 2025

**To: State Securities Commission
Hanoi Stock Exchange**

1. Company name: Song Da Urban Investment Construction and Development Joint Stock Company
2. Stock symbol: SDU
3. Head office address: No. 19, Truc Khe Street, Lang Ha Ward, Dong Da, Hanoi.
4. Tel: 043 5526369 Fax: 043 5526348
5. Information Disclosure Executor:

Ms. Nguyen Ngoc Huyen Position: Chief Accountant of the Company

6. Contents of the disclosure:

6.1 Consolidated financial statements for the first quarter of 2025 and financial statements for the first quarter of 2025 of the parent company of Song Da Urban Development and Construction Investment Joint Stock Company prepared on April 25, 2025 include: Financial statements, business results, cash flow statements, and financial statements.

6.2 Explanation:

A. Consolidated report:

* Revenue fluctuations: Total sales revenue in the first quarter of 2025 is: VND 12,129,267,093 compared to total sales revenue in the same period last year: VND 10,871,473,414. The reason for the difference is that in the first quarter of 2025, the Company recorded revenue from office leasing activities at 143 Tran Phu building and Song Da - Ha Dong building and building management services.

* Profit before tax in the first quarter of 2025 is: VND 269,269,342 compared to profit before tax in the same period last year: VND 369,240,758. The reason for the difference is that in the first quarter of 2025, the Company recorded revenue from building services, office leasing and building management services.



* Profit after tax in the first quarter of 2025 is: VND 268,253,170 compared to profit after tax in the same period last year: VND 342,682,555. The reason for the difference is that in the first quarter of 2025, the Company recorded revenue from building services, office leasing and building management services.

B. Parent Company Report (Summary Report):

* Revenue fluctuations: Total sales revenue in the first quarter of 2025 is: VND 6,729,673,980 compared to total sales revenue in the same period last year: VND 6,479,951,873. The reason for the difference is that in the first quarter of 2025, the Company recorded revenue from office rental and other operating revenue.

* Profit before tax in the first quarter of 2025 is: VND 194,206,243 compared to profit before tax in the same period last year: VND 166,981,914. The reason for the difference is that in the first quarter of 2025, the Company recorded revenue from building services, office rental and building management services.

* Profit after tax in the first quarter of 2025 is: 194,206,243 VND compared to profit after tax in the same period last year: 166,981,914 VND. The reason for the difference is that in the first quarter of 2025, the Company recorded operating revenue, office rental and interest expenses.

7. Website address for posting the entire financial report: dothisongda.com.vn

We hereby commit that the information published above is true and we are fully responsible before the law for the content of the published information.

Recipients :

- As above.
- Filing: TCKT



Nguyen Ngoc Huyen