

No: 650/PC3I-TC

Da Nang, 14th July 2025

PERIODIC DISCLOSURE OF FINANCIAL STATEMENT

To:

- State Securities Commission of Vietnam (SSC);
- Hanoi Stock Exchange (HNX).

Pursuant to Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance, guiding the disclosure of information in the securities market, PC3 Investment Joint Stock Company hereby discloses the financial statements for the second quarter of 2025 (Pre-audit) to the State Securities Commission and Hanoi Stock Exchange as follows:"

1. Company name: PC3 Investment Joint Stock Company

- Stock code: PIC

- Headquarters address: 78A Duy Tan, Hoa Cuong Ward, Da Nang City, Vietnam

- Contact address: 3rd Floor, 143 Xo Viet Nghe Tinh, Cam Le Ward, Da Nang City, Vietnam

- Tel: 0236.2210027 - 0236.2212545 Fax: 0236.2221000

- Email: p5pc3icbtt@cpc.vn

2. Disclosure Information:

- 2nd Quarter of 2025 Financial Statements (Pre-audit)

☐ Separate Financial Statements (listed company does not have subsidiaries or higher-level accounting entities with subunits)

☐ Consolidated Financial Statements (The listed company has subsidiaries)

☒ Combined Financial Statements (The parent company has accounting units under its organizational structure with separate accounting systems).

- Cases requiring an explanation of the reasons:

+ The audit firm issues an opinion that is not an unqualified opinion on the financial statements (for reviewed/audited financial statements)."

☐ Yes

☒ No

Explanation document in case of "Yes":

☐ Yes

☒ No

+ The net profit after tax in the reporting period has a discrepancy of 5% or more before and after the audit, shifting from a loss to a profit or vice versa (for the audited financial statements of 2025).

☐ Yes

☒ No

Explanation document in case of “Yes”:

☐ Yes

☒ No

+ Net income from the financial statements for the current fiscal year changes by 10% compared to the prior fiscal year:

☒ Yes

☐ No

Explanation document in case of “Yes”:

☒ Yes

☐ No

+ The net profit after tax in the reporting period is a loss, shifting from a profit in the same period last year to a loss in this period, or vice versa:

☐ Yes

☒ No

Explanation document in case of “Yes”:

☐ Yes

☒ No

This information has been disclosed on PC3-INVEST website on 14/07/2025, available at: <https://pc3invest.cpc.vn/quan-he-co-dong/bao-cai-tai-chinh/128007044/page/1>.

3. Report on transactions with a value of 35% or more of total assets in 2025.

In 2025, there were no transactions with a value of 35% or more of the total assets.

We hereby commit that the information disclosed above is true and accurate, and we fully accept responsibility before the law for the content of the disclosed information.

Attachments:

- 2nd Quarter of 2025 Financial Statements (Pre-audit)/.

Recipients:

- As above;
- Saved: Administrative Department, Financial Accounting Department.

**Authorized Person to Disclose Information
GENERAL DIRECTOR**



Le Huy Khoi

BALANCE SHEET

As at 30 June 2025

Unit: VND

ASSETS	Code	Notes	30/06/2025	01/01/2025
A. CURRENT ASSETS	100		88,518,135,143	79,000,867,628
I. Cash and cash equivalents	110		26,761,676,088	15,070,649,584
1. Cash	111	VI.1	5,261,676,088	570,649,584
2. Cash equivalents	112	VI.1	21,500,000,000	14,500,000,000
II. Current financial investments	120		28,029,238,356	20,000,000,000
1. Trading securities	121		-	-
2. Held to maturity investments	123	VI.2	28,029,238,356	20,000,000,000
III. Current account receivables	130		24,816,993,855	37,126,533,042
1. Trade receivables	131	VI.3	15,142,272,550	22,997,272,603
2. Advances to suppliers	132	VI.4	8,058,156,941	12,804,997,261
3. Other current receivables	136	VI.5	1,616,564,364	1,324,263,178
IV. Inventories	140		625,261,132	424,547,630
1. Inventories	141	VI.8	625,261,132	424,547,630
2. Provision for decline in value of inventories	149		-	-
V. Other current assets	150		8,284,965,712	6,379,137,372
1. Current prepayments	151	VI.14	485,015,902	325,873,789
2. Value added tax deductible	152		7,799,949,810	6,053,263,583
3. Tax and other receivables from the state budget	153	VI.18	-	-
B. NON-CURRENT ASSETS	200		352,675,658,096	354,284,850,456
I. Non-current account receivables	210		-	-
1. Other non-current receivables	216		-	-
2. Provision for doubtful non-current receivables	219		-	-
II. Fixed assets	220		308,264,926,212	327,244,617,453
1. Tangible fixed assets	221	VI.10	303,310,044,419	322,278,924,050
Cost	222	VI.10	654,522,945,834	654,522,945,834
Accumulated depreciation	223	VI.10	(351,212,901,415)	(332,244,021,784)
2. Intangible fixed assets	227		4,954,881,793	4,965,693,403
Cost	228	VI.11	5,142,799,409	5,142,799,409
Accumulated amortisation	229	VI.11	(187,917,616)	(177,106,006)
III. Investment property	230		-	-
IV. Non-current assets in progress	240		40,112,202,259	22,268,786,691
1. Non-current work in process	241		-	-
2. Construction in progress	242	VI.9	40,112,202,259	22,268,786,691
V. Non-current financial investments	250		-	-
VI. Other non-current assets	260		4,298,529,625	4,771,446,312
1. Non-current prepayments	261	VI.14	1,625,250,557	2,084,137,577
2. Non-current reserved spare parts	263		2,673,279,068	2,687,308,735
TOTAL ASSETS (270 = 100 + 200)	270		441,193,793,239	433,285,718,084

BALANCE SHEET (CONTINUED)

As at 30 June 2025

Unit: VND

RESOURCES	Code	Notes	30/06/2025	01/01/2025
C. LIABILITIES	300		47,203,731,683	63,654,454,219
I. Current liabilities	310		17,203,731,683	23,654,454,219
1. Trade payables	311	VI.17	3,280,609,153	1,081,295,614
2. Advances from customers	312		-	-
3. Taxes and amounts payable to the state budget	313	VI.18	7,347,705,029	5,265,783,633
4. Payables to employees	314		933,746,668	8,382,976,353
5. Accrued expenses	315	VI.19	39,358,361	2,190,179,990
6. Intra-company payables	316		-	-
7. Payables relating to construction contracts under percentage of completion method	317		-	-
8. Current unearned revenue	318		-	-
9. Other current payables	319	VI.20	2,677,455,509	2,793,206,909
10. Current loans and obligations under finance leases	320	VI.16	-	-
11. Current provisions	321		-	-
12. Bonus and welfare fund	322		2,924,856,963	3,941,011,720
13. Price stabilisation fund	323		-	-
14. Government bonds resale and purchase transactions	324		-	-
II. Non-current liabilities	330		30,000,000,000	40,000,000,000
1. Non-current trade payables	331		-	-
2. Advances from customers	332		-	-
3. Accrued expenses	333		-	-
4. Intra-company payables relating to operating capital	334		-	-
5. Non-current intra-company payables	335		-	-
6. Non-current unearned revenue	336		-	-
7. Other non-current payables	337		-	-
8. Non-current loans and obligations under finance leases	338	VI.16	30,000,000,000	40,000,000,000
9. Convertible bonds	339		-	-
10. Preference shares	340		-	-
11. Deferred income tax liabilities	341		-	-
12. Non-current provisions	342		-	-
13. Scientific and technological development fund	343		-	-
D. OWNER'S EQUITY	400		393,990,061,556	369,631,263,865
I. Equity	410		393,990,061,556	369,631,263,865
1. Owner's contributed capital	411	VI.26	333,398,910,000	333,398,910,000
Ordinary shares carrying voting rights	411a	VI.26	333,398,910,000	333,398,910,000
Preference shares	411b		-	-
2. Share premiums	412	VI.26	(35,000,000)	(35,000,000)
3. Convertible bond option	413		-	-
4. Other contributed capital	414		-	-

RESOURCES	Code	Notes	30/06/2025	01/01/2025
5. Treasury shares	415		-	-
6. Asset revaluation reserve	416		-	-
7. Exchange difference reserve	417		-	-
8. Investment and development fund	418	VI.26	-	1,131,301,456
9. Enterprise reorganisation support fund	419		-	-
10. Other reserves	420		-	-
11. Retained earnings	421	VI.26	60,626,151,556	35,136,052,409
Beginning accumulated retained earnings	421a	VI.26	30,420,662,146	2,930,498,523
Retained earnings of the current year	421b	VI.26	30,205,489,410	32,205,553,886
12. Construction investment fund	422		-	-
II. Other capital and funds	430		-	-
1. Subsidised funds	431		-	-
2. Subsidised funds for fixed asset acquisition	432		-	-
TOTAL RESOURCES (440 = 300 + 400)	440		441,193,793,239	433,285,718,084

Da Nang City, 14 July 2025

Preparer

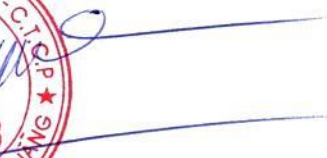
Chief Accountant

General Director


Diep Le Truc Xuyen


Nguyen Minh Hoai





Le Huy Khoi

INCOME STATEMENT
QUARTER 2/2025

Unit: VND

ITEMS	Code	Code	Quarter 2		Accumulated from the beginning of the fiscal year to the end of current quarter	
			Current Year	Previous Year	Current Year	Previous Year
1. Revenue	01	VII.1	33,372,015,505	18,342,107,187	74,613,740,753	48,696,772,357
2. Deductions	02					
3. Net revenue	10		33,372,015,505	18,342,107,187	74,613,740,753	48,696,772,357
4. Cost of sales	11	VII.3	15,417,618,796	13,767,300,371	31,579,537,930	27,972,767,604
5. Gross profit	20		17,954,396,709	4,574,806,816	43,034,202,823	20,724,004,753
6. Financial income	21	VII.4	279,566,932	156,684,783	466,600,286	358,951,843
7. Financial expense	22	VII.5	514,212,329	547,164,384	1,058,561,644	1,195,506,849
Of which, interest expense	23		514,212,329	547,164,384	1,058,561,644	1,195,506,849
8. Selling expense	25					
9. General and administration expense	26		3,002,401,207	3,098,841,189	5,878,972,449	6,023,240,819
10. Operating profit/(loss)	30		14,717,350,105	1,085,486,026	36,563,269,016	13,864,208,928
11. Other income	31		0	0	0	0
12. Other expense	32		5,849,590	20,914	5,849,590	2,307,057
13. Net other income/(loss)	40		(5,849,590)	(20,914)	(5,849,590)	(2,307,057)
14. Accounting profit/(loss) before taxation	50		14,711,500,515	1,085,465,112	36,557,419,426	13,861,901,871
15. Current corporate income tax expense	51	VII.10	3,011,535,121	(23,609,253)	7,483,231,472	1,426,179,371
16. Deferred corporate income tax expense	52	VII.11	0	0	0	0
17. Net profit/(loss) after taxation	60		11,699,965,394	1,109,074,365	29,074,187,954	12,435,722,500
18. Basic earnings per share	70	VII.12			728	326
19. Diluted earnings per share	71	VII.13			728	326

Preparer

Diệp Lê Trúc Xuyen

Chief Accountant

Nguyễn Minh Hoài

Da Nang City, 14 July 2025
General Director

Le Huy Khoi

CASH FLOW STATEMENT

(Indirect method)

QUARTER 2/2025

Unit: VND

ITEMS	Code	Note	Quarter 2		Accumulated from the beginning of the fiscal year to the end of current quarter	
			Current Year	Previous Year	Current Year	Previous Year
1	2	3	4	5	6	7
I. CASH FLOWS FROM INVESTING ACTIVITIES						
1. Net profit /(loss) before taxes	1		14,711,500,515	1,085,465,112	36,557,419,426	13,861,901,871
2. Adjustment for:			9,493,219,568	9,076,045,095	19,571,652,599	18,884,973,049
Depreciation and amortisation	2		9,258,574,171	8,685,565,494	18,979,691,241	18,048,418,043
Provisions	3		-	-	-	-
Foreign exchange gains/losses from revaluation of foreign currency monetary items	4		(40,312)	(48,374)	(46,701)	(91,196)
Gains/losses from investment	5		(279,526,620)	(156,636,409)	(466,553,585)	(358,860,647)
Interest expense	6		514,212,329	547,164,384	1,058,561,644	1,195,506,849
Other adjustments	7		-	-	-	-
3. Operating profit /(loss) before adjustments to working capital	8		24,204,720,083	10,161,510,207	56,129,072,025	32,746,874,920
Increase or decrease in accounts receivable	9		10,053,210,654	10,529,231,796	5,916,020,424	17,876,668,808
Increase or decrease in inventories	10		(362,635,314)	52,525,988	(186,683,835)	31,075,988
Increase or decrease in accounts payable (excluding interest expense and CIT payable)	11		488,127,573	(369,780,323)	(10,774,165,244)	(12,769,897,410)
Increase or decrease prepaid expenses	12		123,375,696	(428,558,810)	299,744,907	(913,721,618)
Increase or decrease in trading securities	13		-	-	-	-
Interest paid	14		(519,863,014)	(548,191,781)	(1,077,397,260)	(1,201,616,438)
Corporate income tax paid	15		(2,025,035,994)	(1,142,820,945)	(3,937,622,963)	(2,236,790,313)
Other cash inflows from operating activities	16		-	-	78,750,000	26,500,000
Other cash outflows from operating activities	17		(3,729,255,020)	(1,882,091,246)	(5,810,295,020)	(2,991,386,246)
Net cash from operating activities	20		28,232,644,664	16,371,824,886	40,637,423,034	30,567,707,691
II. CASH FLOWS FROM INVESTING ACTIVITIES						
1. Acquisition and construction of fixed assets and other long-term assets	21		(2,297,028,300)	(8,417,114,099)	(11,280,826,036)	(13,641,563,905)
2. Proceeds from disposals of fixed assets and other long-term assets	22		-	-	-	-
3. Loans to other entities and payments for purchase of debt instruments of other entities	23		(8,000,000,000)	-	(8,029,238,356)	(6,000,000,000)
4. Repayments from borrowers and proceeds from sales of debts instruments of other entities	24		-	-	-	9,000,000,000
5. Investments in other entities	25		-	-	-	-
6. Proceeds from sales of investments in other entities	26		-	-	-	-
7. Interest and dividends received	27		272,339,048	113,449,506	394,872,561	516,347,442
Net cash from investing activities	30		(10,024,689,252)	(8,303,664,593)	(18,915,191,831)	(10,125,216,463)
III. CASH FLOWS FROM FINANCING ACTIVITIES						
1. Proceeds from issuing stocks and capital contribution from owners	31		-	-	-	-
2. Capital redemption, payments for shares repurchases	32		-	-	-	-
3. Proceeds from borrowings	33	VIII.3	-	-	-	-
4. Repayment of borrowings	34	VIII.4	-	(5,000,000,000)	(10,000,000,000)	(10,000,000,000)
5. Finance lease principal paid	35		-	-	-	-
6. Dividends paid	36		(8,036,500)	(69,878,600)	(31,251,400)	(16,559,358,600)
Net cash from financing activities	40		(8,036,500)	(5,069,878,600)	(10,031,251,400)	(26,559,358,600)

NOTES TO THE FINANCIAL STATEMENTS
QUARTER 2/2025

I. CORPORATE INFORMATION:

01. Structure of ownership: Joint stock company
02. Business field: Electric Power Development Project, Electricity generation.
03. Operating industry and principal activities:

Investing in the construction of power projects. Generating and trading electricity. Consulting on investment project establishment, design and supervision of civil, industrial, irrigation, hydroelectric, traffic and power grid construction works. Investing under the form of build-operate-transfer contract of industrial transportation construction. Construction of buildings and trading office for rent. Trading in real estate of hotel and travel services. Dredging and freshwater fishing reservoir associated with hydroelectric projects. Construction of civil, industrial, irrigation, hydroelectric, transportation, postal, telecommunications, power transmission and electric distribution lines, substation, water supply and drainage system. Land grading. Interior decoration. Installation: concrete structures, steel structures, elevators, air conditioning system, ventilation systems, fire protection systems, water supply and drainage system, technological and pressure pipes, electro-refrigeration equipment. Trading in electrical equipment use in construction and electrical materials. Short-term vocational training.

04. Normal operating cycle: mention at item II.1 of note to the Financial Statements

05. Characteristics of business operations during the fiscal year that affect to financial statements:

- The Company is an independent accounting entity which is operating in observance of the Business Registration Certificate No. 0400599162 (8th amendment) by Danang City's Department of Planning and Investment on 11 September 2019, Enterprise Law, its Charter and other relevant regulations.

06. The Company's structure:

- List of subsidiaries, joint ventures and associates: None

- List of the Subsidiary Units without legal status and dependent accounting : Branch of PC3-INVEST at Kon Tum Province and Branch of PC3-Invest at Quang Tri Province

II. FINANCIAL YEAR AND REPORTING AND FUNCTIONAL CURRENCY:

01. The Company's financial year: starting from January 01 and ending on December 31
02. The Company maintains its accounting records in VND

III. ACCOUNTING STANDARDS AND POLICIES:

01. Accounting standard: Under the Circular No. 200/2014/TT-BTC dated 22 December 2014 by Ministry of Finance.
02. Declaration of compliance with accounting and finance standards: The Company ensures strict compliance with Vietnamese Accounting Standards and Regimes.

IV. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (UNDER GOING CONCERN ASSUMPTION)

01. Accounting principles applicable to converted financial statements from foreign currencies into Vietnamese Dong:
02. Exchange rate: actual exchange rate and exchange rate recorded in the accounting book
03. Principal used for determine the actual rate of discounted cash flow: following the current regulation
04. Cash and cash equivalents :

Cash and cash equivalents comprise cash in hand, cash at bank, cash in transit and current investments for a period not exceeding 3 months or highly liquid investments which are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

05. Principles of recording financial investments: not yet incurred
06. Principles of recording account receivable: following the current regulation
07. Principles of recording inventories:

- Principles of recording inventories: Inventories are measured at the lower of cost and net realizable value.

- Inventory measurement : Inventories are measured using the specific identification and weighted average method.

- Method of accounting for inventories: perpetual inventory method.

- Provision for devaluation of inventories: not yet incurred.

08. Principles of recognition and depreciation and amortisation fixed assets, assets held under finance leases and investment property:

- Principles of recognition fixed assets (tangible, intangible, under finance leases):

Fixed assets are measured at cost (The cost of purchased tangible fixed assets comprises the purchase price and any directly attributable costs of bringing the assets to their present location and working condition for their intended use) less accumulated depreciation.

- Principles of depreciation and amortisation (tangible, intangible, under finance leases):

The costs of fixed assets are depreciated on a straight-line method in compliance with Circular No. 45/2013/TT-BTC dated 25 March 2013 and Circular No. 28/2017/TT-BTC dated 12 April 2017 by Ministry of Finance. In particular, fixed assets used directly at Dak Pone Hydropower Plant changed from straight-line depreciation method to units-of-production depreciation method from November 2012. This adjustment was approved by Da Nang Tax Department under Dispatch No. 4212/CT-KK&KTT dated 19 December 2012 and approved by the Ministry of Finance under Dispatch No. 18332/BTC-TCN dated 31 December 2013. And fixed assets used directly at Dakrong 1 Hydropower Plant are depreciated using the straight-line method under Dispatch No. 734/PC31-TC sent to Da Nang City Tax Department on 24 June 2019 regarding the adjustment of the depreciation method of fixed assets of DaKrong 1 Hydropower Plant.

- Principles of recognition investment property: not incur.

- Principles of depreciation investment property : not incur.

09. Principles of accounting business cooperation contract (BCC): not incur.

10. Principles of recording deferred corporate income tax expense: not incur.

11. Principles of accounting prepayments: following the current regulation

12. Principles of accounting trade payables: not incur.

13. Principles of recognition borrowing and financial lease payable: not incur.

14. Principles of recognition and capitalisation of borrowing costs: not incur

- Borrowing costs: borrowing costs are recognised as an expense in the income statement when incurred.

- Capitalisation of borrowing costs: not incur.

15. Principles of recognition accrued expenses : following the current regulation

16. Principles and method of recognition provisions: not incur.

17. Principles of recognition unearned revenues: not incur.

18. Principles of recognition convertible bonds: not incur.

19. Principles of recognition owner's equity:

- The owners' contributed equity is recognised when contributed.

- Principles of recognition asset revaluation reserve: not incur.

- Principles of recognition foreign exchange: according to the Circular No. 200/2014/TT-BTC and other related documents.

- Principles of recognition retained earnings: following the current accounting standard.

20. Principles and method of recognition revenue and other income:

- Revenue from selling goods: following the current accounting standard.

- Revenue involving the rendering of services: recorded upon completion of service.

- Financial income: interest income is recognized on a time and effective interest basis.

- Revenue from construction contracts: not incur.

- Other income: according to the actual transaction.

21. Principles of recognition deductions: not incur.

22. Principles of accounting cost of sales: following the current regulation

23. Principles of accounting finance expense: following the current regulation

24. Principles of accounting selling expense and general and administrative expense : following the current regulation

25. Principles and method of recognition current corporate income tax expense and seferred corporate income tax expense: following the current regulation

26. Other accounting principles and method: following the current regulation and accounting standard.

V. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (IN SITUATION THAT COMPANY DOES NOT MEET THE GOING CONCERN ASSUMPTION REQUIREMENT): None

VI. ADDITIONAL INFORMATION FOR ITEMS SHOWN IN THE BALANCE SHEET

Unit: VND

01. Cash and cash equivalents

a. Cash	30/06/2025		01/01/2025	
	USD	VND	USD	VND
- Cash in hand		150,828,057		149,474,522
- Cash at banks	76.06	5,110,848,031	76.06	421,175,062
+ VND		5,108,871,992		419,245,724
+ USD	76.06	1,976,039	76.06	1,929,338
- Cash in transit				
Total	76.06	5,261,676,088	76.06	570,649,584

b. Cash equivalents	30/06/2025		01/01/2025	
	USD	VND	USD	VND
- Deposits with term less than 3 months				
+ VND		21,500,000,000		14,500,000,000
+ USD	0.00	0	0.00	0
Total	0.00	21,500,000,000	0.00	14,500,000,000

02. Financial investments:

a. Trading securities : None	30/06/2025		01/01/2025	
	Cost	Carrying amount	Cost	Carrying amount
b. Held to maturity investments				
b1. Short term				
- Term deposits	28,029,238,356	28,029,238,356	20,000,000,000	20,000,000,000
Total	28,029,238,356	28,029,238,356	20,000,000,000	20,000,000,000
b2. Long term				
- Term deposits				
- Bonds				
- Others				
Total				

c. Investment in other entities: None

03. Trade receivables

a. Current trade receivables	30/06/2025	01/01/2025
	0	0
b. Non-current trade receivables	0	0
c. Trade receivable from related parties	15,142,272,550	22,997,272,603
- Central Power Corporation (Parent Company)	15,142,272,550	22,997,272,603
Total	15,142,272,550	22,997,272,603

04. Advances to suppliers

a. Current advances to suppliers	30/06/2025	01/01/2025
	8,058,156,941	12,804,997,261
+ Dai Han Mechanical and Erection Joint Stock Company	581,198,111	1,949,507,764
+ Nam Viet Energy Technology Company Limited	1,123,759,999	3,382,039,998
+ I.D.I Joint Stock Company	2,550,061,407	2,550,061,407
+ 6.3 Joint Stock Company	1,701,775,956	2,830,631,060

+ Others			2,101,361,468	2,092,757,032
b. Non-current advances to suppliers			0	0
	Total		8,058,156,941	12,804,997,261

05. Other receivables

	30/06/2025		01/01/2025	
	Value	Provision	Value	Provision
a. Current	1,616,564,364	0	1,324,263,178	0
- Interest and dividend receivables				
- Employee receivables				
- Accrued interest	189,139,930		117,458,906	
- Other entities receivable	2,000,000		24,000,000	
- Advances	0		0	
- Deposits	524,868,481		524,868,481	
- Others	900,555,953		657,935,791	
b. Non-current	0	0	0	0
Total	1,616,564,364		1,324,263,178	

06. Shortage of assets pending resolution: None

07. Doubtful debts: None

08. Inventories

	30/06/2025		01/01/2025	
	Cost	Provision	Cost	Provision
- Raw materials	625,261,132	0	424,547,630	0
Total	625,261,132	0	424,547,630	0

* Slow moving and obsolescent inventories as at reporting date: None

Cause and treatment approaches to slow moving and obsolescent inventories: None

* Inventories pledged as security for liabilities as at reporting date: None

* The reason for the increase/ decrease in provision for decline in value of inventories: None

09. Non-current assets in progress:

a. Non-current work in process: none

	30/06/2025	01/01/2025
b. Construction in progress		
- Purchasing		
- Capital construction	40,112,202,259	22,268,786,691
+ Dak Pone Hydropower Plant project: Dam Raising at Lake A and Hydropower plant construction at Lake B	26,550,129,736	13,047,894,983
+ PC3-Invest office building project	11,106,268,065	6,775,087,250
+ Tan Lap Wind Power Plant project	2,455,804,458	2,445,804,458
- Repair	0	0
Total	40,112,202,259	22,268,786,691

10. Increase/Decrease in tangible fixed assets

Items	Buildings, structures	Machinery and equipment	Motor vehicles	Office equipment	Other	Total
Cost						
As at 01 Jan.2025	427,914,256,579	205,666,973,106	20,270,793,903	670,922,246	0	654,522,945,834
- Purchase						0
- Self-construction						0
- Increase due to reclassification of assets						0
- Switch to Investment property						0
- Disposals						0
- Other decreases						0
As at 30 Jun.2025	427,914,256,579	205,666,973,106	20,270,793,903	670,922,246	0	654,522,945,834
Accumulated depreciation						
As at 01 Jan.2025	169,771,995,847	149,727,517,412	12,216,700,343	527,808,182	0	332,244,021,784
- Depreciation	10,480,843,380	7,805,948,669	663,942,154	18,145,428	0	18,968,879,631
- Other additions						0
- Switch to Investment property						0
- Disposals						0
- Other decreases						0
As at 30 Jun.2025	180,252,839,227	157,533,466,081	12,880,642,497	545,953,610	0	351,212,901,415
Net book value						
As at 01 Jan.2025	258,142,260,732	55,939,455,694	8,054,093,560	143,114,064	0	322,278,924,050
As at 30 Jun.2025	247,661,417,352	48,133,507,025	7,390,151,406	124,968,636	0	303,310,044,419

* The amount of year-end net book value of tangible fixed assets was pledged/mortgaged as loan security:

188,261,254,146 VND

* The historical cost of tangible fixed assets fully depreciated but still in use:

15,890,076,845 VND

* The amount of year-end cost of tangible fixed assets held for disposal:

0 VND

* Commitments for acquisitions/sales of major tangible fixed assets in the future: None

* Other changes: None

11. Increase/Decrease in intangible fixed assets

Items	Land use rights	Publishing rights	Copyright, patents	Computer software	Other	Total
Cost						
As at 01 Jan.2025	4,857,693,636	0	0	285,105,773	0	5,142,799,409
- Purchase						0
- Internally generated						0
- Acquired through business combinations						0
- Other additions						0
- Disposals						0
- Other decreases						0
As at 30 Jun.2025	4,857,693,636	0	0	285,105,773	0	5,142,799,409

Accumulated amortisation						
As at 01 Jan.2025	0	0	0	177,106,006	0	177,106,006
- Amortisation				10,811,610		10,811,610
- Other additions						0
- Disposals						0
- Other decreases						0
As at 30 Jun.2025	0	0	0	187,917,616	0	187,917,616
Net book value						
As at 01 Jan.2025	4,857,693,636	0	0	107,999,767	0	4,965,693,403
As at 30 Jun.2025	4,857,693,636	0	0	97,188,157	0	4,954,881,793

* Additional rentals fee recognized as expenses in the year: None

* Foundation to determining additional rent: None

* Lease renewal or right to purchase: None

12. Increase/Decrease in finance leased assets: None

13. Increase/Decrease in investment property: None

14. Prepaid expenses

	30/06/2025	01/01/2025
a. Current	485,015,902	325,873,789
b. Non-current	1,625,250,557	2,084,137,577
Total	2,110,266,459	2,410,011,366

15. Other assets

	30/06/2025	01/01/2025
a. Current	0	0
b. Non-current	0	0
Total	0	0

16. Loans and finance lease liabilities:

	30/06/2025		Movements in the year		01/01/2025	
	Value	Payable value	Increase	Decrease	Value	Payable value
a. Short-term loans	0	0	0	0	0	0
b. Long-term loans	30,000,000,000	30,000,000,000	0	10,000,000,000	40,000,000,000	40,000,000,000
- Da Krong 1 hydropower plant:	30,000,000,000	30,000,000,000	0	10,000,000,000	40,000,000,000	40,000,000,000
+ Vietcombank - Da Nang branch	30,000,000,000	30,000,000,000	0	10,000,000,000	40,000,000,000	40,000,000,000

17. Trade payables

	30/06/2025		01/01/2025	
	Value	Payable value	Value	Payable value
a. Current	3,280,609,153	3,280,609,153	1,081,295,614	1,081,295,614
- Details for each supplier occupy 10% or more of the total payable				
+ Dai Han Mechanical and Erection Joint Stock Company	547,323,861	547,323,861		
+ Tri Dung General Trading - Service Construction Co., Ltd.	787,315,315	787,315,315	568,228,881	568,228,881
+ Nam Viet Energy Technology Company Limited	678,043,636	678,043,636		0
+ I.D.I Joint Stock Company	310,029,219	310,029,219	310,029,219	310,029,219

+ Others	957,897,122	957,897,122	203,037,514	203,037,514
b. Non-current	0	0	0	0
- Details for each supplier occupy 10% or more of the total payable				
+ Others				
Total	3,280,609,153	3,280,609,153	1,081,295,614	1,081,295,614
c. Overdue trade payables: None				
d. Trade payables to related parties (Details for each related parties): None				

18. Tax and amounts payable to/ receivable from the State Budget

a. Payable	01/01/2025	Amount payable in the year	Amount paid in the year	30/06/2025
- Import value added tax				
- Value added tax	1,624,891,424	5,861,804,536	6,420,486,424	1,066,209,536
- Special sales tax	0	0	0	0
- Export, import tax	0	0	0	0
- Corporate income tax	1,238,177,089	7,483,231,472	3,937,622,963	4,783,785,598
- Personal income tax	4,836,870	1,557,012,562	1,544,432,196	17,417,236
- Resource tax	1,786,756,362	5,407,120,086	6,077,493,857	1,116,382,591
- Land rental	0	87,646,333	87,646,333	0
- Other taxes	0	6,000,000	6,000,000	0
- Fees, charges	611,121,888	2,568,477,296	2,815,689,116	363,910,068
Total	5,265,783,633	22,971,292,285	20,889,370,889	7,347,705,029
b. Receivable	01/01/2025	Amount payable in the year	Amount paid in the year	30/06/2025
- Value added tax				
- Special sales tax				
- Export, import tax				
- Corporate income tax				-
- Personal income tax				
- Resource tax				
- Land rental				
- Other taxes				
- Fees, charges				
Total	0	0	0	0

19. Accrued expenses

a. Current	30/06/2025	01/01/2025
- Accrued leave pays	39,358,361	2,190,179,990
- Accrued expenses for the time of temporary cessation of business		
- Accrued cost of properties sold		
- Accrued other expenses	39,358,361	2,190,179,990
b. Non-current	0	0

Total **39,358,361** **2,190,179,990**

20. Other payables

30/06/2025 **01/01/2025**

a. Current

- Surplus of assets pending treatment
- Trade union dues
- Social, health and unemployment insurance
- Payables on privatisation
- Deposits
- Dividend payables
- Other payables

10,000,000
2,667,167,740 2,698,419,140
287,769 94,787,769

Total **2,677,455,509** **2,793,206,909**

b. Non-current

- Long-term margin deposits
- Other payables

Total **0** **0**

c. Overdue debts: None

21. Unearned revenue: None

22. Bonds issued: None

23. Preference shares classified as liabilities: None

24. Provisions: None

25. Deferred income tax assets and deferred income tax liabilities: None

26. Owner's equity

a. Changes in owner's equity

	Items of owner's equity								
	Owner's contributed capital	Capital surplus	Convertible bond option	Other contributed capital	Asset revaluation	Exchange difference Reserve	Retained earnings and other funds	Other	Total
A	1	2	3	4	5	6	7	8	
As at 01 Jan. 2024	333,398,910,000	(35,000,000)					26,095,533,354		359,459,443,354
- Previous year's capital increase									
- Previous year's profits							32,205,553,886		32,205,553,886
- Other increases									
- Previous year's capital decrease							22,033,733,375		22,033,733,375
- Previous year's losses									
- Other decreases									
As at 01 Jan. 2025	333,398,910,000	(35,000,000)					36,267,353,865		369,631,263,865
- Current year's capital increase									
- Current year's profits							29,074,187,954		29,074,187,954
- Other increases (Reversal of Investment and development fund)							1,131,301,456		1,131,301,456

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- Current year's capital decrease							4,715,390,263		4,715,390,263
- Current year's losses									
- Other decreases (Reversal of Investment and development fund)							1,131,301,456		1,131,301,456
As at 30 Jun. 2025	333,398,910,000	(35,000,000)					60,626,151,556		393,990,061,556

b. Details of owners' equity

	30/06/2025	01/01/2025
- Capital contributed by the parent company	246,989,600,000	246,989,600,000
- Capital contributed by others	86,409,310,000	86,409,310,000
Total	333,398,910,000	333,398,910,000

c. Capital transactions with owners and dividend, profit distribution

	The first 6 months of 2025	The first 6 months of 2024
- Owner's equity		
+ Beginning balance	333,398,910,000	333,398,910,000
+ Capital contribution in the year/quarter		
+ Capital redemption in the year/quarter		
+ Ending balance	333,398,910,000	333,398,910,000
- Dividend, profit distributed	4,715,390,263	5,363,787,875
+ Development investment fund		
+ Executive bonus fund	265,103,250	245,685,375
+ Bonus and welfare fund	4,450,287,013	5,118,102,500
+ Dividend		

d. Shares

	30/06/2025	01/01/2025
- Number of shares registered for issue	33,339,891	33,339,891
- Number of shares sold to public	33,339,891	33,339,891
+ Ordinary shares	33,339,891	33,339,891
+ Preference shares (Classified as owner's equity)		
- Number of shares repurchased (Treasury shares)		
+ Ordinary shares		
+ Preference shares (Classified as owner's equity)		
- Number of shares outstanding	33,339,891	33,339,891
+ Ordinary shares	33,339,891	33,339,891
+ Preference shares (Classified as owner's equity)		

* Par value per outstanding share: 10,000 VND per

e. Corporate funds

	30/06/2025	01/01/2025
- Investment and development fund	1,131,301,456	1,131,301,456
- Fund for support and arrangement of enterprises	0	0
- Other funds	0	0

27. Asset revaluation reserve: not incurred.

28. Exchange difference reserve**30/06/2025****01/01/2025**

- Exchange differences from converting the financial statements to VND
- Exchange differences from other reasons

29. Subsidised fund: None**30. Off balance sheet items**

- a. Leased assets: None
- b. Assets held under trust: None
- c. Foreign currencies
- d. Gold classified as a monetary item: None
- e. Doubtful debts written off: None
- g. Other information on the off balance sheet items: None.

VII. ADDITIONAL INFORMATION FOR ITEMS SHOWN IN THE INCOME STATEMENT*Unit: VND*

	The first 6 months of 2025	The first 6 months of 2024
1. Revenue from selling goods and rendering services		
a. Revenue		
- Revenue from commercial electricity sales	74,613,740,753	48,696,772,357
- Revenue from rendering of services		
- Revenue from construction contracts		
- Other revenue		
Total	74,613,740,753	48,696,772,357
2. Deductions: none		
3. Cost of goods sold		
- Cost of merchandise sold		
- Cost of finished goods sold	31,579,537,930	27,972,767,604
+ Cost of goods sold for commercial electricity	31,579,537,930	27,972,767,604
+ Other cost of goods sold		
- Cost of services rendered		
- Net book value, expenses for disposal/sales of investment property		
- Operating expenses related to investment property		
- Shortage or loss of inventories		
- Cost of inventories consumed in excess of normal level		
- Other abnormal amounts of production costs directly debited to cost of goods sold		
- Provision for decline in value of inventories		
- Write-downs of cost of goods sold		
Total	31,579,537,930	27,972,767,604

4. Finance income	The first 6 months of 2025	The first 6 months of 2024
- Deposit and loan interest	466,553,585	358,860,647
- Gains from sale of investments		
- Dividend income		
- Foreign exchange gains in payment		
- Foreign exchange gains from revaluation at period end	46,701	91,196
- Interest under instalment sales, purchase discounts		
- Other finance income		
Total	466,600,286	358,951,843
5. Finance expenses	The first 6 months of 2025	The first 6 months of 2024
- Interest expense	1,058,561,644	1,195,506,849
- Sale discounts, interest expense under instalment sales		
- Losses from disposal of investments		
- Foreign exchange losses in payment		
- Foreign exchange losses from revaluation at period end		
- Provision for decline in value of trading securities and investment impairment loss		
- Other finance expenses		
- Write-downs of finance expense		
Total	1,058,561,644	1,195,506,849
6. Other income	The first 6 months of 2025	The first 6 months of 2024
- Gains from disposal and sale of fixed assets		
- Gains from revaluation of assets		
- Compensation and penalties		
- Tax rebates		
- Others incomes		
Total	0	0
7. Other expense	The first 6 months of 2025	The first 6 months of 2024
- Net book value of fixed assets and disposal and sale expenses of fixed assets		
- Loss from revaluation of assets		
- Penalties and compensation		
- Other expenses	5,849,590	2,307,057
Total	5,849,590	2,307,057
8. Selling expense and General and administrative expense	The first 6 months of 2025	The first 6 months of 2024
a. General and administrative expense		
- Disclose expense items equal to 10% or more of total general and administrative expense		
+ Staff expense	3,223,474,223	3,033,819,197

- Others	2,655,498,226	2,989,421,622
Total	5,878,972,449	6,023,240,819

b. Selling expenses

c. Writes-down of Selling expense and General and administrative expense

9. Electricity Production and business costs by element

	The first 6 months of 2025	The first 6 months of 2024
- Material expenses	691,571,638	546,792,038
- Labour expense	6,440,953,587	6,808,759,585
- Depreciation expense	18,979,691,241	18,048,418,043
- Taxes, fees, charges	7,981,597,382	4,802,082,160
- Service expense	1,056,503,632	1,051,049,944
- Other expenses	2,308,192,899	2,738,906,653
Total	37,458,510,379	33,996,008,423

10. Current corporate income tax expense

	The first 6 months of 2025	The first 6 months of 2024
- (Corporate income tax) CIT expense of the current year	7,433,486,407	1,425,735,284
- Adjust previous years' corporate income tax expenses to this year's current income tax expenses	49,745,065	444,087
- Current CIT expense for the year	7,483,231,472	1,426,179,371

11. Deferred corporate income tax expense: not incurr.

12. Basic earnings per share

	The first 6 months of 2025	The first 6 months of 2024
- Net profit after CIT	29,074,187,954	12,435,722,500
- Adjusted for (interim) distribution to bonus and welfare fund	4,793,025,903	1,552,506,749
- Profit/(loss) after tax attributable to ordinary shareholders	24,281,162,051	10,883,215,751
- Average number of shares outstanding during the period	33,339,891	33,339,891
- Basic earnings per share	728	326

13. Diluted earnings per share (EPS)

	The first 6 months of 2025	The first 6 months of 2024
- Net profit/(loss) after tax	29,074,187,954	12,435,722,500
- Adjusted for (interim) distribution to bonus and welfare fund	4,793,025,903	1,552,506,749
- Earnings for the purpose of calculating diluted earnings per share	24,281,162,051	10,883,215,751
- Weighted average number of ordinary shares outstanding during the period	33,339,891	33,339,891
- Number of common shares expected to be issued		
- Number of shares to calculate diluted earnings per share	33,339,891	33,339,891
- Diluted earnings per share (EPS)	728	326

VIII. ADDITIONAL INFORMATION FOR ITEMS SHOWN IN THE CASH FLOW STATEMENT

1. Non-cash transactions affecting consolidated cash flow statement in the future:

	The first 6 months of 2025	The first 6 months of 2024
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- Acquisition of assets either by assuming directly related liabilities or by means of a finance lease
- Acquisition of an entity by means of an equity issue
- Conversion of debt into equity
- Other non-cash transactions

2. Amounts of cash and cash equivalent held but not available for use: None

3. Cash receipts from loans in the year

- Cash receipts from loans under normal contracts
- Cash receipts from issue of bonds
- Cash receipts from issue of convertible bonds
- Cash receipts from issue of preference shares classified as liabilities
- Cash receipts from purchase and resale of government bonds and securities REPO transactions
- Cash receipts from loans under other forms

	The first 6 months of 2025	The first 6 months of 2024
Total	0	0

4. Cash repayments of principal amounts borrowed

- Cash repayment of principal amounts under normal contracts
- Cash repayment of principal amounts of bonds
- Cash repayments of principal amounts of convertible bonds
- Cash repayments of principal amounts of preference shares classified as liabilities
- Cash payments for purchase and re-sale of government bonds and securities REPO transactions
- Cash repayment of loans under other forms

	The first 6 months of 2025	The first 6 months of 2024
	10,000,000,000	10,000,000,000
Total	10,000,000,000	10,000,000,000

IX. OTHER INFORMATION

1. Contingent liabilities, commitments and other financial information: None
2. Arising events after the end of the reporting year: None
3. Related parties (other than information disclosure above): None

In the reporting period, PC3-INVEST has been transactions with entities and individual defined as related parties according to VAS 26

At the end of the reporting period, the balances with related parties are as follows:

Parties	Relationship	Transaction	Items	30/06/2025	01/01/2025
Central Power Corporation	Parent company	Electricity trading	Trade receivables	15,142,272,550	22,997,272,603

4. Presentation of assets, revenue and business results by segments (base on business sectors or geographical location) according to VAS 28 "Segment reporting": For management purposes, the company has nationwide operations and divides its operations into the following main geographical segments: Headquarters, Kon Tum branch, Quang Tri branch.

Description	Headquarters	Kon Tum Branch	Quang Tri Branch	Total
<i>As at 30/06/2025</i>				
Tangible fixed assets	2,448,160,736	308,229,768,583	343,845,016,515	654,522,945,834
Intangible fixed assets	5,099,053,349	43,746,060		5,142,799,409

