

Hanoi, July 28, 2025

No.: 94 /2025/BC-CT6

**REPORT  
ON CORPORATE GOVERNANCE  
For the first 6 months of 2025**

To: - The State Securities Commission;  
- Hanoi Stock Exchange.

- Name of company: Hanoi Housing Development and Investment Joint Stock Company No 6
- Address of headoffice: Floor 2A, My Son Building, No. 62 Nguyen Huy Tuong Street, Thanh Xuan Ward, Hanoi City
- Telephone: 024.62591706 Email: handico6@gmail.com
- Charter capital: VND 151,200,000,000
- Stock code: HD6
- Governance model: The General meeting of Shareholders, Board of Directors, Supervisory Board, Board of General Management.
- The implementation of internal audit: Not yet implemented

**I. Activities of the General Meeting of Shareholders:**

Information on meetings, resolutions of the General Meeting of Shareholders (including the resolutions of the General Meeting of Shareholders approved in the form of written comments):

No.	Resolution/ Decision No.	Date	Content
1	17/2025/NQ-DHDCD	24/06/2025	- Approving on the Report of The Executive Board on Business performance in 2024 and projected business plan for 2025 and Summary assessment of the business performance during the 4th term (2020–2025), and the 5-year business development strategy for the 5th term (2025–2030);

			<ul style="list-style-type: none"> <li>- Approving on the Report of The Board of Directors on summarizing performance in the 2020–2025 term and orientation for the 2025–2030 term;</li> <li>- Approving on the Report of The Supervisory Board for the 2020-2025 term;</li> <li>- Approving on the 2024 audited separate and consolidated financial statements;</li> <li>- Approving on the profit distribution plan and dividend payment for 2024, and plan for 2025;</li> <li>- Approving on selection of CPA VIETNAM Auditing Company Limited to audit the Company's separate and consolidated financial statements for the year 2025;</li> <li>- Approving on the remuneration for the Board of Directors and Supervisory Board for 2024 and remuneration plan for the Board of Directors and Supervisory Board for 2025;</li> </ul>
			<ul style="list-style-type: none"> <li>- Approving on the changing the Company's registered head office address and the change in the number of members of the Board of Directors;</li> <li>- Approving on the election of members of the Board of Directors and the Supervisory Board for the 2025–2030 term;</li> <li>- The following individuals have been elected as members of the Board of Directors and the Supervisory Board for the 2025–2030 term:</li> </ul> <p>The Company's Board of Directors for the 2025–2030 term shall consist of the following individuals:</p> <ol style="list-style-type: none"> <li>1) Mr. Le Quoc Binh</li> <li>2) Mr. Be Ngoc Long</li> <li>3) Mr. Dinh Ngoc Linh</li> <li>4) Mr. Vu Tuan Anh</li> <li>5) Mr. Pham Ngoc Chien</li> </ol> <p>The Company's Supervisory Board for the 2025–2030 term shall consist of the following individuals:</p> <ol style="list-style-type: none"> <li>1) Ms. Nguyen Thi Thu Hien</li> <li>2) Mr. Pham Anh Tu</li> <li>3) Ms. Phan Thi Kim Dung</li> </ol>



			Authorizing the Board of Directors of the Company to selectively consider the shareholders' opinions expressed during the Meeting and in related documents, and, based on the actual circumstances in each development stage, to organize the implementation of this Resolution in a comprehensive manner. The Board of Directors is also responsible for directing the Company's operations and for addressing and resolving outstanding financial issues in accordance with the applicable laws and the Charter of the Company.
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## II. Board of Directors (the first 6 months of 2025)

### 1. Information about the members of the Board of Directors (BODs)

No.	Board of Directors' members	Position	The date becoming/ceasing to be the member of the Board of Directors	
			Date of appointment	Date of disapproval
1	Mr Le Quoc Binh	Chairman of the BODs	07/2005– present	
2	Mr Be Ngoc Long	Member of the BODs	07/2020 – present	
3	Mr Vu Tuan Anh	Member of the BODs	29/04/2008– present	
4	Mr Pham Ngoc Chien	Member of the BODs	07/2015– present	
5	Mr Dinh Ngoc Linh	Member of the BODs	24/06/2025 - present	

### 2. Meetings of the Board of Directors

No.	Board of Director' member	Number of meetings attended by Board of Directors	Attendance rate	Reasons for absence
1	Mr Le Quoc Binh	8/8	100%	
2	Mr Be Ngoc Long	8/8	100%	
3	Mr Vu Tuan Anh	8/8	100%	
4	Mr Pham Ngoc Chien	8/8	100%	

5	Mr Dinh Ngoc Linh	1/8	100%	Member of the Board of Directors from June 24, 2025
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**3. Supervising the Board of General Management by the Board of Director:**

- The Board of Directors assigns specific responsibilities to each member to proactively monitor, supervise, and evaluate the performance of the Board of General Management.
- The Board of Directors regularly organizes meetings to review and assess the implementation of the annual target programs approved by the General Meeting of Shareholders.
- The Board of Directors convenes meetings or collects opinions from its members regarding proposals from the Board of General Management that fall under the authority of the Board of Directors, as stipulated by the Law on Enterprises, the Company's Charter, and other relevant legal regulations.
- The Board of Directors conducts business trips and on-site inspections of the progress of major projects and works to evaluate performance and coordinate solutions to support the Board of General Management in completing its tasks.

**4. Activities of the Board of Directors' subcommittees (If any):** None

**5. Resolutions of the Board of Directors (the first 6 months of 2025):**

No.	Resolution/Decision No.	Date	Content	Approval rate
1	01/2025/NQ-HDQT	07/01/2025	Approval of the adjustment of the timeline and details of the capital utilization plan from the share issuance under the 2023 Employee Stock Ownership Program (ESOP).	100%
2	01A/2025/QD-HDQT	31/03/2025	Dissolution of the Project E1 Ha Long Site Management Board effective from April 1, 2025.	100%
3	02/2025/QD-HDQT	04/04/2025	Dismissal of Deputy General Director Hoang Que Son effective from April 10, 2025.	100%
4	03/2025/NQ-HDQT	21/04/2025	Plan for organizing the 2024 fiscal year Annual General Meeting of Shareholders (AGM).	100%
5	04/2025/QD-HDQT	24/04/2025	Dismissal of Head of Administration & Human Resources Department (HR &	100%



			Administration) – Le Xuan Truong effective from April 30, 2025.	
6	05/2025/QD-HDQT	24/04/2025	Appointment of Head of Administration & Human Resources Department (HR & Administration) – Pham Ngoc Quynh effective from April 30, 2025.	100%
7	07/2025/QD-HDQT	24/04/2025	Establishment of the Project Management and Site Execution Board, and appointment of a Deputy General Director concurrently serving as Head of the Project Management and Site Execution Board.	100%
8	08/2025/QD-HDQT	29/04/2025	Appointment of Head of Sales Department – Nguyen Thi Minh Thu effective from May 1, 2025.	100%
9	09/2025/NQ-HDQT	02/06/2025	Approval of the agenda and draft documents to be submitted to the 2024 fiscal year Annual General Meeting of Shareholders (AGM).	100%
10	16/2025/NQ-HDQT	22/06/2025	List of nominated and self-nominated candidates for the Board of Directors (BOD) and Supervisory Board (SB) for the 2025–2030 term.	100%
11	18/2025/NQ-HDQT	24/06/2025	Election of the Chairman of the Board of Directors for the 2025–2030 term.	100%
12	19/2025/NQ-HDQT	24/06/2025	Appointment of the General Director for the 2025–2030 term.	100%
13	20/2025/NQ-HDQT	24/06/2025	Assignment of duties to Members of the Board of Directors for the 2025–2030 term.	100%
14	21/2025/QD-CTHDQT	20/06/2025	Assignment of tasks to the Finance and Accounting Department – Ms. Duong Thi Thai Huong – Head of Finance, to guide, supervise, monitor, and support the financial activities of subsidiaries and affiliated companies.	100%

### III. Supervisory Board (the first 6 months of 2025):

### 1. Information about members of Supervisory Board

No.	Members of Supervisory Board	Position	The date becoming/ceasing to be the member of the Supervisory Board	Qualification
1	Ms Nguyen Thi Thu Hien	Head of Supervisory Board	07/2015 - present	Master's Degree in Human Resource Management
2	Ms Pham Thi Kim Dung	Member of Supervisory Board	06/2020 - present	Bachelor's Degree in Economics
3	Mr Pham Anh Tu	Member of Supervisory Board	07/2010 - present	Engineer

### 2. Meetings of Supervisory Board

No.	Members of Supervisory Board	Number of meetings attended	Attendance rate	Voting rate	Reasons for absence
1	Ms Nguyen Thi Thu Hien	01/01	100%	100%	
2	Mr Pham Anh Tu	01/01	100%	100%	
3	Ms Pham Thi Kim Dung	01/01	100%	100%	

### 3. Supervising Board of Directors, Board of Management and shareholders by Supervisory Board:

- Monitor and update the progress of implementing the target programs in accordance with the resolutions of the Annual General Meeting of Shareholders.
- Monitor and update the implementation status of the resolutions and decisions made by the Board of Directors and the Board of General Management.
- Monitor and evaluate compliance with the company charter and Law on Enterprise by the Board of Directors and the Board of General Management.

### 4. The coordination among the Supervisory Board, the Board of General Management, Board of Directors and other managers:



- The Board of Directors and the Board of General Management shall proactively provide information and documents related to the implementation of the annual target programs as per the resolutions of the Annual General Meeting of Shareholders.
- The Board of Directors and the Board of General Management shall proactively provide information and documents related to the issuance of resolutions and decisions.
- Based on the provided information and documents, the Supervisory Board shall review and evaluate the implementation level and its compliance with the company charter as well as the provisions of Law on enterprises

**5. Other activities of the Supervisory Board: None**

**IV. Board of General Management**

No.	Members of Board of General Management	Position	Qualification	Date of birth
1	Mr Be Ngoc Long – General Director	24/08/1958	Engineer	10/2016 – present
2	Mr Hoang Que Son – Vice General Director	31/07/1957	Engineer	01/2008 – 10/04/2025
3	Mr Ngo Van Dong – Vice General Director	26/06/1976	Bachelor	07/2015 – present
4	Mr Dinh Ngoc Linh – Vice General Director	04/12/1972	Engineer	11/2022 – present

**V. Chief Accountant**

Name	Date of birth	Qualification	Date of appointment/ dismissal
Ms Duong Thi Thai Huong	14/11/1963	Bachelor of Economics	04/2016 – present

**VI. Training courses on corporate governance:**

Training programs on corporate governance attended by members of the Board of Directors, Supervisory Board, General Director, other management personnel, and the Corporate Secretary as required by corporate governance regulations: None

**VII. The list of affiliated persons of the public company and transactions of affiliated persons of the Company:**

1. The list of affiliated persons of the Company (Appendix 1 - Attached to this report)

2. Transactions between the Corporation and its affiliated persons or between the Corporation and its major shareholders, internal persons and affiliated persons:

No.	Name of organization/ individual	Relationship with the Company	Time of transactions with the Company	Resolution No. or Decision No. approved by General Meeting of Shareholders/ Board of Directors (if any, specifying date of issue)	Content, quantity, total value of transaction
			In 2025 (Received monthly)	- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025;	The salary and remuneration for the 06 months of 2025 amount to VND 312,120,000.
				- According to the labor contract.	
1	Mr Le Quoc Binh	Chairman of the BODs, major shareholder			<p>- December 2024: Incurred loan liability of VND 9,000,000,000 and interest payable of VND 44,383,561.</p> <p>- In the first 6 months of 2025, the following occurred:</p> <p>+ Loan repayment made: VND 3,000,000,000</p> <p>Loan balance as of June 30, 2025: VND 6,000,000,000</p> <p>+ Interest payable: VND 479,342,466</p> <p>+ Interest paid: VND 300,000,000</p> <p>Outstanding interest payable as of June 30, 2025: VND 223,726,027</p>



2	Mr Le Hoang Nam	Son of Mr Le Quoc Binh - Chairman of the BOD			<p>- December 2024: Incurred loan liability of VND 12,000,000,000 and interest payable of VND 62,288,217.</p> <p>- In the first 6 months of 2025, the following occurred:</p> <p>+ Interest payable: VND 714,082,192</p> <p>Loan balance payable as of June 30, 2025: VND 12,000,000,000</p> <p>Outstanding interest payable as of June 30, 2025: VND 776,370,409</p>
3	Mr Be Ngoc Long	General Director, Member of the BODs	In 2025 (Received monthly)	<p>- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025;</p> <p>- According to the labor contract.</p>	The salary and remuneration for the 06 months of 2025 amount to VND 267,568,000.
					<p>- Year 2022:</p> <p>Interest incurred: VND 60,000,000</p> <p>Interest paid: VND 111,287,671</p> <p>- Year 2023:</p> <p>Interest incurred: VND 60,000,000</p> <p>Interest paid: VND 111,287,671</p> <p>- Year 2024:</p> <p>Interest incurred: VND</p>

					60,164,384 - As of 31/12/2024: Loan principal payable: VND 600,000,000 Interest payable: VND 60,164,384 - In the first 6 months of 2025, the following occurred: + Interest payable: VND 14,794,521 + Interest paid: VND 60,164,384 * Balance as of June 30, 2025: - Loan payable: VND 600,000,000 - Interest payable: VND 14,794,521
4	Mr Ngo Van Dong	Vice General Director	In 2025 (Received monthly)	According to the labor contract	The salary for the 06 months of 2025 amount to VND 164,268,000
5	Mr Hoang Que Son	Vice General Director	In 2025 (Received monthly)	According to the labor contract	The salary for the 06 months of 2025 amount to VND 174,915,000
6	Mr Dinh Ngoc Linh	Member of the BODs, Vice General Director	In 2025 (Received monthly)	According to the labor contract	The salary for the 06 months of 2025 amount to VND 215,011,364
7	Mr Vu Tuan Anh	Member of the BODs	In 2025 (Received monthly)	- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025.	The remuneration for the 06 months of 2025 amount to VND 21,000,000



8	Mr Pham Ngoc Chien	Member of the BODs	In 2025 (Received monthly)	- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025.	The remuneration for the 06 months of 2025 amount to VND 21,000,000
9	Ms Duong Thi Thai Huong	Chief Accountant	In 2025 (Received monthly)	According to the labor contract	The salary for the 06 months of 2025 amount to VND 180,960,000
10	Ms Nguyen Thi Thu Hien	Head of the Supervisory Board	In 2025 (Received monthly)	- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025.	The remuneration for the 12 months of 2024 amount to VND 21,000,000
					<p>- Year 2022:</p> <p>Interest incurred: VND 180,767,122</p> <p>Interest paid: VND 215,616,437</p> <p>- Year 2023:</p> <p>Interest incurred: VND 70,000,000</p> <p>Year 2024:</p> <p>Interest incurred: VND 70,191,781</p> <p>Interest paid: VND 140,191,781</p> <p>- As of 31/12/2024:</p> <p>Loan principal payable: VND 1,000,000,000</p> <p>- In the first 6 months of 2025, the following</p>

					<p>occurred:</p> <p>+ Interest payable: VND 34,712,329</p> <p>* Balance as of June 30, 2025:</p> <p>- Loan payable: VND 1,000,000,000</p> <p>- Interest payable: VND 34,712,329</p>
11	Mr Pham Anh Tu	Member of the Supervisory Board	In 2025 (Received monthly)	<p>- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025;</p> <p>- According to the labor contract.</p>	The salary and remuneration for the 06 months of 2025 amount to VND 132,630,000
12	Ms Pham Thi Kim Dung	Member of the Supervisory Board	In 2025 (Received monthly)	<p>- According to the General Meeting of Shareholders Resolution No. 17/2025/NQ-DHDCD dated 24/06/2025, approving the remuneration for the Board of Directors and Supervisory Board in 2025;</p> <p>- According to the labor contract.</p>	The salary and remuneration for the 06 months of 2025 amount to VND 85,641,614
13	Ms Pham Ngoc Quynh	Person in charge of Corporate Governance, Information disclosure authorized person	In 2025 (Received monthly)	According to the labor contract	The salary for the 06 months of 2026 amount to VND 137,872,299



14	Vietnam Building Utilities Management and Operation Services Joint Stock Company (old name is Handico6 Trading Services and Real Estate Corporation)	Subsidiary company	In 2025	<ul style="list-style-type: none"> <li>- Revenue equipment rental and other income: VND 3,103,792,000</li> <li>- Outstanding Balances as of 30/06/2025: <ul style="list-style-type: none"> <li>+ Receivables from customers: VND 5,340,153,600 (equipment rental)</li> <li>+ Payables to suppliers: VND 2,247,749,779 (service fees, including value)</li> <li>+ Other payables: VND 2,000,000,000 (dividend advance)</li> </ul> </li> </ul>
15	Handico6 Ha Long Housing Development and Investment Joint Stock Company	Subsidiary company	In 2025	<p>Construction revenue and other revenue: VND 18,103,825,909</p> <p>Outstanding balances as of June 30, 2025:</p> <ul style="list-style-type: none"> <li>- Receivables from customers: VND 3,170,386,992 (for construction of Ha Long E1 Project)</li> <li>- Payables to customers (advance for Bo Xuyen – TB Project): VND 1,065,733,000</li> <li>- Payables to suppliers: VND 7,643,767,936 (for real estate purchases)</li> </ul>
			In 2025	<ul style="list-style-type: none"> <li>- Borrowings: Balance as of December 31, 2024: VND 34,400,000,000; decrease during the first 6 months of 2025: VND 18,500,000,000; balance as of June 30, 2025: VND 15,900,000,000.</li> </ul>

					- Loan interest: Balance as of December 31, 2024: VND 0; interest incurred and paid during the first 6 months of 2025: VND 16,964,384
16	Handico6 Electromechanical Installation Joint Stock Company	Associate company	In 2025		- Loans: + Loan balance as of December 31, 2024: VND 25,100,000,000 + Incurred during the first 6 months of 2025: VND 0 - Loan interest: + Accrued interest payable balance as of December 31, 2024: VND 38,440,822 + Incurred during the first 6 months of 2025: VND 535,214,520 + Balance as of June 30, 2025: VND 573,655,342

3. Transaction between internal persons of the Company, affiliated persons of internal persons and the Company's subsidiaries in which the Company takes controlling power: **None**
4. Transactions between the Company and other objects:
  - 4.1. Transactions between the Company and the company that its members of Board of Management, the Supervisory Board, Director have been founding members or members of Board of Directors, or CEOs in three (03) latest years (calculated at the time of reporting):

No.	Name of the related companies	The relationship between internal actors and related companies	Transactions between HD6 and related companies in three latest years (as of 30/06/2025)
1	Handico6 Ha Long Housing Development and Investment Joint Stock Company	Mr Be Ngoc Long is the Chairman of the BODs	- In 2023: HD6 borrowed VND 17,500,000,000 from Ha Long Housing Investment and Development Joint Stock Company No. 6 to supplement working capital for the execution of Project E1 Ha Long, while the two companies had yet to determine the phased value of the



	(HANDICO 6 Ha Long)		<p>Project's implementation. Loan repayment, interest payment, etc. Loan repayment was made through offsetting the loan amount against construction volume receivables of Project E1 Ha Long in the amount of VND 58,100,000,000. Interest payable: VND 113,359,999.</p> <p>- In 2024: HD6 incurred loan proceeds from Ha Long Housing Investment and Development Joint Stock Company No. 6 during the year amounting to VND 49,100,000,000; amount repaid: VND 17,500,000,000. As of December 31, 2024, HD6 still owed Ha Long Housing Investment and Development Joint Stock Company No. 6 a loan balance of VND 34,400,000,000. The loan purpose was to fund the execution of Project E1 Ha Long while the two companies had yet to determine the phased value of the Project's implementation, for the first 6 months of 2025, repaid: VND 18,500,000,000, with the loan balance as of June 30, 2025, being VND 15,900,000,000, which is the amount HD6 borrowed to contribute capital to the Bo Xuyen – Thai Binh Project.</p> <p>+ Payments with customers (project volume receivables) – Project E1 Ha Long</p> <p>* Year 2022:</p> <p>- Receivables during the year: VND 194,003,065,245 - Collected: VND 51,408,368,044</p> <p>* Year 2023:</p> <p>- Receivables during the year: VND 59,057,445,582 - Collected: VND 59,698,851,368</p> <p>* Year 2024:</p> <p>- Receivables during the year: VND 37,271,185,925 - Collected: VND 17,049,609,809 - Outstanding project volume receivables as of December 31, 2024: VND 20,273,500,976 - Received during 6 months of 2025: VND 19,913,850,400</p> <p>+ Dividends receivable</p> <p>* Year 2022:</p> <p>- Receivables during the year: VND 46,804,806,557</p>
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			<ul style="list-style-type: none"> <li>- Collected during the year: VND 74,811,159,696</li> </ul> <p>* Year 2023:</p> <ul style="list-style-type: none"> <li>- Receivables during the year: VND 15,080,953,002</li> <li>- Collected during the year: VND 41,885,759,559</li> </ul> <p>* Year 2024:</p> <ul style="list-style-type: none"> <li>- Receivables during the year: VND 50,000,000,000</li> <li>- Collected during the year: VND 50,000,000,000</li> </ul> <p><b>+ <u>Payments with suppliers</u></b></p> <p>* Year 2024:</p> <ul style="list-style-type: none"> <li>- Payables for real estate purchases and service costs: VND 10,089,934,861</li> <li>- Paid: VND 2,446,166,925</li> <li>- Outstanding balance payable to Ha Long Housing Investment and Development Joint Stock Company No. 6 as of December 31, 2024: VND 7,643,767,936</li> </ul>
			<b>+ <u>Dividend Payments and Other Receivables</u></b>
2	Vietnam Building Utilities Management and Operation Services Joint Stock Company (old name is Handico6 Trading Services and Real Estate Corporation)	Subsidiary company	<p>* Year 2022:</p> <ul style="list-style-type: none"> <li>- Receivables during the year: VND 7,848,671,791 (of which dividends: VND 7,769,667,600)</li> <li>- Collected during the year: VND 6,788,543,980 (of which dividends: VND 6,702,201,455).</li> </ul> <p>* Year 2023:</p> <ul style="list-style-type: none"> <li>- Receivables during the year: VND 10,029,485,199 (of which dividends: VND 9,952,198,490)</li> <li>- Collected during the year: VND 13,769,667,600 (dividends)</li> </ul> <p>* Year 2024:</p> <ul style="list-style-type: none"> <li>- Receivables during the year: VND 75,569,226 (other receivables)</li> <li>- Collected during the year: VND 4,105,054,425 (other receivables and dividends)</li> <li>- Balance as of December 31, 2024: VND 0 (no outstanding dividends or other receivables).</li> </ul> <p><b>+ <u>Payments with Suppliers</u></b> (HD6's payables to Vietnam Building Utilities Management and Operation Services Joint Stock Company for service fees)</p> <p>* Year 2022:</p> <ul style="list-style-type: none"> <li>- Payables incurred during the year: VND 618,520,342</li> </ul>



			<p>- Payments made during the year: VND 86,342,525</p> <p>* Year 2023:</p> <p>- Payables incurred during the year: VND 1,059,948,065</p> <p>- Payments made during the year: VND 86,342,525</p> <p>* In 2024:</p> <p>- Payables incurred during the year: VND 3,757,591,135</p> <p>- Payments made during the year: VND 806,576,269</p> <p>- Year-end outstanding balance payable by HD6: VND 2,208,478,014</p> <p>* 6 months of 2025:</p> <p>- Service fees payable: VND 140,554,680</p> <p>-Service fees paid: VND 139,265,000</p> <p><b>+ Payments with Customers:</b> HD6 leases equipment to Vietnam Building Utilities Management and Operation Services Joint Stock Company</p> <p>* Year 2023: Equipment lease incurred: VND 49,500,000</p> <p>* Year 2024: Equipment lease incurred: VND 5,481,352,800, Amount paid by Vietnam Building Utilities Management and Operation Services Joint Stock Company to HD6: VND 5,481,352,800</p> <p>* 6 months of 2025: Incurred parking lot rental fees: VND 148,500,000</p> <p><b>+ Other Payables:</b> HD6 – Vietnam Building Utilities Management and Operation Services Joint Stock Company</p> <p>* Year 2022: Interest payable incurred: VND 101,893,151</p> <p>* Year 2023: Interest paid: VND 101,893,151</p> <p><b>+ Loan:</b> HD6 – Vietnam Building Utilities Management and Operation Services Joint Stock Company</p> <p><i>Year 2022:</i></p> <p>* Loan proceeds incurred by HD6: VND 4,000,000,000</p> <p><i>Year 2023:</i></p> <p>* Loan repayment by HD6: VND 4,000,000,000</p>
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3	Handico6 Electromechanical Construction JSC	Associated company	<p><b>+ Payments with Suppliers</b> (HD6's payables to Handico6 Electromechanical Construction JSC for construction works)</p> <p>* Year 2022:</p> <ul style="list-style-type: none"> <li>- Payables incurred during the year: VND 3,410,728,223</li> <li>- Payments made during the year: VND 2,693,968,001</li> </ul> <p>* Year 2023:</p> <ul style="list-style-type: none"> <li>- Payables incurred during the year: VND 180,606,888</li> <li>- Payments made during the year: VND 180,606,888</li> </ul> <p>* Year 2024:</p> <ul style="list-style-type: none"> <li>- Payables incurred during the year: VND 217,950,180</li> <li>- Payments made during the year: VND 528,817,219</li> </ul> <p><b>+ Payments with Customers</b> (HD6 service fees collected from Handico6 Electromechanical Construction JSC)</p> <p>* Year 2024 (service fees):</p> <ul style="list-style-type: none"> <li>- Receivables incurred during the year: VND 3,000,000</li> <li>- Collected during the year: VND 3,000,000</li> </ul> <p>* 6 months of 2025 (Office relocation expenses)</p> <ul style="list-style-type: none"> <li>- Receivables incurred: VND 2,980,800</li> <li>- Received: VND 2,980,800</li> </ul> <p><b>+ Loans and Interest Payable</b></p> <p>* Year 2022: HD6 borrowed VND 794,106,817 and repaid VND 945,128,109.</p> <p>* Year 2024: HD6 borrowed VND 25,100,000,000; interest payable: VND 38,440,822.</p> <p>* 6 months of 2025: interest incurred: VND 535,214,520</p>
4	VietPol Joint Stock Company for Investment and Development of Houses No. 6	Mr Le Quoc Binh is the Chairman of the BODs	<p>* Year 2022: Capital contribution: VND 1,047,993,600</p> <p>* Year 2024: Capital contribution: VND 766,974,318</p>

The transactions between the HD6 and the HANDICO 6 Ha Long have been listed in Section 2. of this part



- 4.2. Transactions between the Corporation and the company that its affiliated persons with members of Board of Directors, Supervisory Board, General Director and other managers as a member of Board of Directors, Director:

None

- 4.3. Other transactions of the Corporation (if any) may bring material or non- material benefits for members of Board of Directors, members of the Supervisory Board, General Director and other managers:

None

**VIII. Share transactions of internal persons and their affiliated persons (the first 6 months of 2025):**

1. The list of internal persons and their affiliated persons: (Appendix 2- Attached to this report).
2. Transactions of internal persons and affiliated persons with shares of the company: (Appendix 3- Attached to this report).

**IX. Other significant issues: None**

***Recipients:***

- As stated above
- Archived: Administrator

**ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRMAN OF THE BOARD**



**Le Quốc Bình**

**APPENDIX 1: THE LIST OF AFFILIATED PERSONS OF THE COMPANY IN THE FIRST 6 MONTHS OF 2025**

No.	Name of organization/individual	Securities trading account (if any)	Position at the Company (if any)	NSH No., date of issue, place of issue	Address	Time of starting to be affiliated person	Time of ending to be affiliated person	Reasons	Relationship with the Company
1	Mr Le Quoc Binh		Chairman of the BODs, major shareholder			07/2005 – present			Internal person
2	Mr Be Ngoc Long		Member of the BODs, General Director			07/2020 – present			Internal person
3	Mr Pham Ngoc Chien		Member of the BODs			07/2015 – present			Internal person
4	Mr Vu Tuan Anh		Member of the BODs			29/04/2008 – present			Internal person
5	Mr Dinh Ngoc Linh		Member of the BODs, Vice General Director			24/06/2025 – present, 11/2022 – present			Internal person
6	Mr Ngo Van Dong		Vice General Director			07/2015 – present			Internal person



7	Mr Hoang Que Son		Vice General Director			01/2008	10/04/2025	Internal person
8	Ms Nguyen Thi Thu Hien		Head of Supervisory Board			07/2015 - present		Internal person
9	Mr Pham Anh Tu		Member of Supervisory Board			06/2020 - present		Internal person
10	Ms Pham Thi Kim Dung		Member of Supervisory Board			07/2010 - present		Internal person
11	Ms Duong Thi Thai Huong		Chief Accountant			04/2016 - present		Internal person
12	Ms Pham Ngoc Quynh		Person in charge of Corporate Governance, Company Secretary, Information disclosure authorized person			Information disclosure authorized person from 07/2022 - present Person in charge of Corporate Governance, Company Secretary from 08/2022 - present		Internal person
13	Hanoi Investment and Housing Development Corporation					03/2005 - present		Organizations owning more than 10% of the total voting shares

14	Vietnam Building Utilities Management and Operation Services Joint Stock Company					2009 - present		Subsidiary company, old name is Handico6 Trading Services and Real Estate Corporation
15	Diamond Flower Tower Joint Stock Company					2008 - present		Subsidiary company
16	No. 6 Ha Long Housing Investment and Development Joint Stock Company					2017 - present		Subsidiary company
17	Nhan Viet Real Estate Investment & Infrastructure Corporation					2018 - present		Associate company
18	Handico6 Electrical and Mechanical Construction Corporation					2013 - present		Associate company

(\*) The list of related parties of the Company, as stipulated in point D, clause 23, Article 4 of the Law on Enterprises 2020, is fully presented in Appendix 2 attached to this Report.



**APPENDIX 2: THE LIST OF INTERNAL PERSONS AND THEIR AFFILIATED PERSONS IN THE FIRST 6 MONTHS IN 2025**

No.	Name	Securities trading account (if any)	Position at the company (if any)	ID card No./Passport No., date of issue, place of issue	Address	Number of shares owned at the end of the period	Percentage of share ownership at the end of the period	Note
1	Mr Le Quoc Binh		Chairman of the Board of Directors/Legal Representative			3,062,392	20.25%	
1.1	Hoang Thi Thuy Nga		Wife			70,609	0.47%	
1.2	Le Hoang Nam		Son			0	0%	
1.3	Ms Pham Ngoc Quynh		Daughter-in-law; Person in charge of Corporate Governance, Company Secretary, Information disclosure authorized person			0	0%	
1.4	Le Dieu Linh		Daughter			0	0%	
1.5	Le Thi Nga		Older sister			0	0%	
1.6	Le Thi Hang		Older sister			0	0%	

1.7	Trinh Van Dinh		Brother-in-law		0	0%	
1.8	Le Viet Tuan		Younger brother Employee		0	0%	
1.9	Le Quoc Thanh		Younger brother		31,860	0.21%	Died
1.10	VietPol Joint Stock Company for Investment and Development of Houses No. 6		Mr. Le Quoc Binh is Chairman of the Board of Directors		0	0%	
2	Mr Be Ngoc Long		Member of the BODs, General Director, Legal Representative		180,312	1.19%	
2.1	Ngo Khanh Lan		Wife		0	0%	
2.2	Be Thi Tra My		Daughter		0	0%	
2.3	Dinh Vu Hoang		Son-in-law		0	0%	
2.4	Be Thi Ngoc Quyen		Daughter		0	0%	



2.5	Do Van Huu		Son-in-law			0	0%	
2.6	Be Thi Ngoc Dung		Older sister			0	0%	
2.7	Be Ngoc Son		Older brother			0	0%	
2.8	Tran Thi Loan		Sister-in-law			0	0%	
2.9	Be Thi Ngoc Diep		Younger sister			0	0%	
2.10	Tran Van Thanh		Younger brother-in-law			0	0%	
2.11	Handico6 Ha Long Housing Development and Investment Joint Stock Company		Mr. Be Ngoc Long is the Chairman of the BODs			0	0%	
3	Mr Pham Ngoc Chien		Member of the BODs			259,568	1.72%	
3.1	Dao Thanh Tam		Wife			0	0%	
3.2	Pham Ngoc Minh Anh		Daughter			0	0%	
3.3	Pham Ngoc Anh Sao		Daughter			0	0%	
3.4	Pham Ngoc Gia Huy		Son			0	0%	

4	Mr Vu Tuan Anh		Member of the BODs				459,588	3.04%	
4.1	Vu Van Manh		Father				124,614	0.82%	
4.2	Nguyen Thi Hong Ninh		Mother				0	0%	
4.3	Kieu Thi Huong		Wife				44,000	0.29%	
4.4	Vu Kieu Phuong Anh		Daughter				0	0%	
4.5	Vu Kieu Chau Anh		Daughter				0	0%	
4.6	Vu Nam Khanh		Son				0	0%	
4.7	Vu Thi Van Anh		Younger sister				0	0%	
4.8	Hoang Cao The		Younger brother-in-law				0	0%	
4.9	Global Financial Investment Consulting Joint Stock Company		Mr. Vu Tuan Anh is the Vice General Director				0	0%	
4.10	Ha Long Bay Hotel Joint Stock Company		Mr. Vu Tuan Anh is the Vice General Director				0	0%	
5	Mr Dinh Ngoc Linh		Vice General Director				47,421	0.31%	



5.1	Dinh Ngoc Dang		Father			0	0%	
5.2	Nguyen Thi Quyet		Mother			0	0%	
5.3	Nguyen Thi Cam Tu		Wife			19,597	0.13%	
5.4	Dinh Ngoc Lap Thanh		Son			0	0%	
5.5	Dinh Ngoc Khoi Nguyen		Son			0	0%	
5.6	Dinh Ngoc Gia Bao		Son			0	0%	
5.7	Dinh Ngoc Duy Minh		Son			0	0%	
5.8	Dinh Thi Thu Thuy		Younger sister			0	0%	
5.9	Luong Thanh Quang		Brother-in-law			0	0%	
5.10	Handico6 Ha Long Housing Development and Investment Joint Stock Company		Mr Dinh Ngoc Linh is the member of the BOD			0	0%	
6	Mr Ngo Van Dong		Vice General Director			12,287	0.08%	
6.1	Ngo Khac Thuan		Father			0	0%	

6.2	Tran Thi Nhon		Mother			0	0%	
6.3	Do Thi Nguyet Anh		Wife			0	0%	
6.4	Ngo Dinh Anh		Son			0	0%	
6.5	Ngo Anh Minh		Son			0	0%	
6.6	Ngo Hoang Anh		Son			0	0%	
6.7	Ngo Khac Thanh		Older brother			0	0%	Died
6.8	Le Thi Minh		Sister-in-law			0	0%	
6.9	Ngo Thi Binh		Younger sister			0	0%	
6.10	Nguyen Tuan Long		Younger brother-in-law			0	0%	
6.11	Handico6 Mechanical and Electrical Construction Joint Stock Company		Mr Ngo Van Dong is the Member of the Board of Directors			0	0%	



8	Ms Nguyen Thi Thu Hien		Head of Supervisory Board		27,314	0.18%	
8.1	Nguyen Manh Hung		Husband		0	0%	
8.2	Nguyen Thi Thanh		Mother		0	0%	
8.3	Nguyen Hung Huy		Son		0	0%	
8.4	Nguyen Ngoc Ha		Daughter		0	0%	
8.5	Nguyen Huy Hoang		Son		0	0%	
8.6	Nguyen Thi Thu Huong		Older sister		0	0%	
8.7	Vo Trong Thin		Brother-in-law		0	0%	
8.8	Nguyen Manh Hung		Older brother		0	0%	
8.9	Tran Thi Dao		Sister-in-law		0	0%	
8.10	No. 6 Ha Long Housing Investment and Development Joint Stock Company		Ms Nguyen Thi Thu Hien is the Chief Accountant		0	0%	
9	Ms Pham Thi Kim Dung		Member of Supervisory Board		18,837	0.12%	

9.1	Dang Quy Binh		Husband			0	0%	
9.2	Dang Xuan Nam		Son			0	0%	
9.3	Nguyen Thi Huong		Daughter-in-law			0	0%	
9.4	Phan Thi Thanh Nhan		Elder sister			0	0%	
9.5	Nguyen Ngoc Hung		Brother-in-law			0	0%	
9.6	Phan Hong Thai		Younger brother			0	0%	
9.7	Nguyen Thu Trang		Sister-in-law			0	0%	
9.8	Phan Thi Minh Hoa		Younger sister			0	0%	
9.9	Nguyen Huu Sinh		Brother-in-law			0	0%	
10	Mr Pham Anh Tu		Member of Supervisory Board			5,636	0.04%	
10.1	Le Thi Hong Thuy		Wife			0	0%	
10.2	Pham Tu Anh		Son			0	0%	

10.3	Pham Nhat Lam		Son			0	0%	
10.4	Pham Kinh Oanh		Daughter			0	0%	
10.5	Hoang Ngoc Ha		Brother-in-law			0	0%	
10.6	Pham Minh Tuan		Brother			0	0%	
10.7	Nguyen Thi Kim Thu		Sister-in-law			0	0%	
10.8	Pham Thi Phuong		Sister			0	0%	
10.9	Vu Duc Quang		Brother-in-law			0	0%	
11	Ms Duong Thi Thai Huong		Chief Accountant			21,225	0.14%	
11.1	Nguyen Viet Phu		Husband			0	0%	
11.2	Nguyen Thu Phuong		Daughter			0	0%	
11.3	Tran Quang Nghia		Son-in-law			0	0%	
11.4	Nguyen Trung Nghi		Son			0	0%	



11.5	Duong Thi Thu Ha		Sister		0	0%	
11.6	Nguyen Huu Tho		Brother-in-law		0	0%	
11.7	Duong Chi Lam		Brother		0	0%	
11.8	Do Thi Hoa		Sister-in-law		0	0%	
11.9	Duong Chi Nam		Brother		0	0%	
11.10	Ta Thi Nhu Quynh		Sister-in-law		0	0%	
12	Ms Pham Ngoc Quynh		Person in charge of Corporate Governance, Company Secretary, Information disclosure authorized person		0	0%	
12.1	Pham Van Hai		Father		0	0%	
12.2	Tiet Thi Phuong		Mother		0	0%	

12.3	Le Hoang Nam		Husband			0	0%	
12.4	Le Quynh Phuong		Daughter			0	0%	
12.5	Le Phuong Vy		Daughter			0	0%	
12.6	Le Minh Nguyet		Daughter			0	0%	
12.7	Le Quoc Anh		Son			0	0%	
12.8	Pham Tuan Anh		Brother			0	0%	
12.9	Nguyen Thi Phuong Linh		Sister-in-law			0	0%	

### APPENDIX 3: TRANSACTIONS OF INTERNAL PERSONS AND AFFILIATED PERSONS WITH SHARES OF THE COMPANY

No.	Transaction executor	Relationship with internal persons	Number of shares owned at the beginning of the period (1)		Number of shares owned at the end of the period (2)		Reasons for increasing, decreasing (buying, selling, converting, rewarding, etc.)
			Number of shares	Percentage (%)	Number of shares	Percentage (%)	
1.	Ms Kieu Thi Huong	Wife of Mr. Vu Tuan Anh	42,000	0.28	44,000	0.29	Buying
2.	Ms Nguyen Thi Cam Tu	Wife of Mr. Dinh Ngoc Linh	17,597	0.12	19,597	0.13	Buying
3.	Ms Duong Thi Thai Huong	Chief Accountant	19,725	0.13	21,225	0.14	Buying
4.	Ms Nguyen Thi Thu Hien	Head of the Supervisory Board	30,814	0.20	27,314	0.18	Selling
5.	Mr Pham Anh Tu	Member of the Supervisory Board	10,536	0.07	5,636	0.04	Selling

#### Basis:

- (1) : Shareholder list for dividend distribution in cash for the year 2023 as of December 10, 2024, issued by VSDC on December 12, 2024; Reports on the results of stock transactions of internal personnel.
- (2) : Shareholders list for exercising the right to attend and vote electronically at the Annual General Meeting of Shareholders for the fiscal year 2024, closed on May 26, 2025, issued by VSDC on May 28, 2025

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRMAN OF THE BOARD



Le Quoc Binh