

# **Vietnam Pharmaceutical Corporation**

**Consolidated financial statements**

**For the year ended 31 December 2024**



# Vietnam Pharmaceutical Corporation

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# Vietnam Pharmaceutical Corporation

## GENERAL INFORMATION

### THE CORPORATION

Vietnam Pharmaceutical Corporation ("the Corporation") was transformed from a state-owned one-member limited liability company to a joint stock company from 8 December 2016 in pursuant to the Enterprise Registration Certificate for joint stock company No. 0100109385 issued by Hanoi Department of Planning and Investment, with the 7<sup>th</sup> amendment dated 25 February 2025 as the latest.

The principal activities in the current year of the Corporation are presented in Note 1 - General information of the Corporation.

The Corporation has a head office located at 12 Ngo Tat To, Van Mieu – Quoc Tu Giam ward, Dong Da district, Hanoi, Vietnam and the following dependent units as follows:

<i>Name</i>	<i>Address</i>
Head Office	12 Ngo Tat To street, Van Mieu – Quoc Tu Giam ward, Dong Da district, Hanoi
Center for Research and Development of Pharmaceutical Science and Technology (*)	160 Ton Duc Thang street, Dong Da district, Hanoi
Representative office of Vietnam Pharmaceutical Corporation in Ho Chi Minh City	126A Tran Quoc Thao Street, district 3, Ho Chi Minh City
Center for Cosmetic and Pharmaceutical Trade Service (**)	12 Ngo Tat To street, Van Mieu ward, Dong Da district, Hanoi

(\*) On 3 July 2024, the Corporation's Board of Directors issued Decision No. 060/QĐ-TCTD to cease the operations of the Center for Research and Development of Pharmaceutical Science and Technology.

On 18 December 2024, the Ministry of Health issued Decision No. 3804/QĐ-BYT regarding the revocation of the Certificate of Eligibility for Pharmaceutical Business of Vietnam Pharmaceutical Corporation at the business location: Center for Research and Development of Pharmaceutical Science and Technology, with the scope of business being Bioequivalence Testing Services for drugs; drug and pharmaceutical raw material testing services.

(\*\*) On 25 June 2024, the Corporation's Board of Directors issued Decision No. 057/QĐ-TCTD to cease the operations of the Center for Cosmetic and Pharmaceutical Trade Service.

On 26 November 2024, the Business Registration Office - Department of Planning and Investment of Hanoi issued Notification No. 1467058/24 regarding the termination of the operations of the branch/business location of the Center for Cosmetic and Pharmaceutical Trade Service.

### BOARD OF DIRECTORS

Members of the Board of Directors during the year and at the date of this report are:

Mr. Dinh Xuan Han	Chairman	
Mr. Tran Duc Hung	Vice Chairman	
Ms. Han Thi Khanh Vinh	Member	
Mr. Tran Van Hai	Member	
Mr. Do Manh Cuong	Independent member	Appointed on 23 April 2024
Ms. Nguyen Hong Nhung	Member	Resigned on 23 April 2024
Ms. Pham Thi Xuan Huong	Member	Resigned on 23 April 2024

# Vietnam Pharmaceutical Corporation

## GENERAL INFORMATION (continued)

### BOARD OF SUPERVISION

In accordance with the Resolution of Annual General Meeting of Shareholders on 23 April 2024, the Shareholders' Meeting of the Corporation approved the change in the operating model, whereby the Board of Supervision was abolished and members of the Board of Supervision of Vietnam Pharmaceutical Corporation were dismissed, and established Audit Committee under the Board of Directors. Members of the Board of Supervision during the year and until the date of change in the operating model are as follows:

Mr. Nguyen Van Khai	Head	Resigned on 23 April 2024
Ms. Ngo Thi Bich Thao	Member	Resigned on 23 April 2024
Ms. Hoang Dieu Linh	Member	Resigned on 23 April 2024
Ms. Kieu Thi Minh Hong	Member	Resigned on 23 April 2024

### AUDIT COMMITTEE

Members of the Audit Committee during the year and at the date of this report are:

Mr. Do Manh Cuong	Head	Appointed on 25 June 2024
Mr. Tran Duc Hung	Member	Appointed on 25 June 2024

### INTERNAL AUDIT

Members of the Internal Audit during the year and at the date of this report are:

Ms. Nguyen Thuy Dung	Head	Appointed on 1 January 2024
Ms. Nguyen Thi Thuy	Deputy Head	
Mr. Phi Ngoc Tu	Member	

### MANAGEMENT

Member of the management during the year and at the date of this report is:

Ms. Han Thi Khanh Vinh	General Director
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### LEGAL REPRESENTATIVE

The legal representative of the Corporation during the year and at the date of this report is Ms. Han Thi Khanh Vinh – General Director.

### AUDITORS

The auditor of the Corporation is Ernst & Young Vietnam Limited.

# Vietnam Pharmaceutical Corporation

## REPORT OF MANAGEMENT

Management of Vietnam Pharmaceutical Corporation ("the Corporation") is pleased to present this report and the consolidated financial statements of the Corporation and its subsidiaries for the year ended 31 December 2024.

### MANAGEMENT'S RESPONSIBILITY IN RESPECT OF THE CONSOLIDATED FINANCIAL STATEMENTS

Management is responsible for the consolidated financial statements of each financial year which give a true and fair view of the consolidated financial position of the Corporation and its subsidiaries, and of the consolidated results of its operations and its consolidated cash flows for the year. In preparing those consolidated financial statements, management is required to:

- ▶ select suitable accounting policies and then apply them consistently;
- ▶ make judgments and estimates that are reasonable and prudent;
- ▶ state whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the consolidated financial statements; and
- ▶ prepare the consolidated financial statements on the going concern basis unless it is inappropriate to presume that the Corporation and its subsidiaries will continue their business.

Management is responsible for ensuring that proper accounting records are kept which disclose, with reasonable accuracy at any time, the consolidated financial position of the Corporation and its subsidiaries and to ensure that the accounting records comply with the applied accounting system. It is also responsible for safeguarding the assets of the Corporation and its subsidiaries and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Management confirmed that it has complied with the above requirements in preparing the accompanying consolidated financial statements.

### STATEMENT BY MANAGEMENT

Management does hereby state that, in its opinion, the accompanying consolidated financial statements give a true and fair view of the consolidated financial position of the Corporation and its subsidiaries as at 31 December 2024, and of the consolidated results of its operations and its consolidated cash flows for the year then ended in accordance with Vietnamese Accounting Standards, Vietnamese Enterprise Accounting System and the statutory requirements relevant to the preparation and presentation of the consolidated financial statements.

For and on behalf of the management:



Han Thi Khanh Vinh  
General Director

Hanoi, Vietnam

31 March 2025



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Ernst & Young Vietnam Limited  
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Ho Chi Minh City, Vietnam

Tel: +84 28 3824 5252  
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Website (EN): ey.com/en\_vn  
Website (VN): ey.com/vl\_vn

Reference: 12315195/68421876 - HN

## INDEPENDENT AUDITORS' REPORT

To: **The Shareholders of Vietnam Pharmaceutical Corporation**

We have audited the accompanying consolidated financial statements of Vietnam Pharmaceutical Corporation ("the Corporation") and its subsidiaries as prepared on 31 March 2025 and set out on pages 6 to 58, which comprise the consolidated balance sheet as at 31 December 2024, the consolidated income statement and the consolidated cash flow statement for the year then ended and the notes thereto.

### *Management's responsibility*

Management is responsible for the preparation and fair presentation of these consolidated financial statements in accordance with Vietnamese Accounting Standards, Vietnamese Enterprise Accounting System and the statutory requirements relevant to the preparation and presentation of the consolidated financial statements, and for such internal control as management determines is necessary to enable the preparation and presentation of the consolidated financial statements that are free from material misstatement, whether due to fraud or error.

### *Auditors' responsibility*

Our responsibility is to express an opinion on these consolidated financial statements based on our audit. We conducted our audit in accordance with Vietnamese Standards on Auditing. Those standards require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether the consolidated financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the consolidated financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the consolidated financial statements, whether due to fraud or error. In making those risk assessments, the auditors consider internal control relevant to the Corporation and its subsidiaries' preparation and fair presentation of the consolidated financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Corporation and its subsidiaries' internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the management, as well as evaluating the overall presentation of the consolidated financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.



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### **Opinion**

In our opinion, the consolidated financial statements give a true and fair view, in all material respects, of the consolidated financial position of the Corporation and its subsidiaries as at 31 December 2024, and of the consolidated results of its operations and its consolidated cash flows for the year then ended in accordance with Vietnamese Accounting Standards, Vietnamese Enterprise Accounting System and the statutory requirements relevant to the preparation and presentation of the consolidated financial statements.

### **Emphasis of matter**

We draw attention to Note 33 to the consolidated financial statements which described the Corporation's restatement of certain corresponding figures on the consolidated financial statements for the year ended 31 December 2024 to correct prior years' accounting errors.

Our opinion is not modified in respect of this matter.

### **Ernst & Young Vietnam Limited**



Bùi Anh Tuấn  
Deputy General Director  
Audit Practising Registration  
Certificate No. 1067-2023-004-1

Le Minh Tung  
Auditor  
Audit Practising Registration  
Certificate No. 4656-2023-004-1

Hanoi, Vietnam

31 March 2025

CONSOLIDATED BALANCE SHEET  
as at 31 December 2024

Currency: VND

Code	ASSETS	Notes	Ending balance	Beginning balance (Restated)
<b>100</b>	<b>A. CURRENT ASSETS</b>		<b>4,363,155,594,686</b>	<b>4,230,308,305,454</b>
<b>110</b>	<b>i. Cash and cash equivalent</b>	<b>4</b>	<b>289,066,457,419</b>	<b>104,326,275,471</b>
111	1. Cash		38,216,457,419	104,326,275,471
112	2. Cash equivalent		250,850,000,000	-
<b>120</b>	<b>ii. Short-term investments</b>		<b>755,670,000,000</b>	<b>923,250,000,000</b>
121	1. Held-for-trading securities		50,000,000	50,000,000
123	2. Held-to-maturity investments	5	755,620,000,000	923,200,000,000
<b>130</b>	<b>iii. Current accounts receivables</b>		<b>1,645,886,451,877</b>	<b>1,777,793,178,422</b>
131	1. Short-term trade receivables	6.1	1,584,946,177,850	1,630,044,132,614
132	2. Short-term advances to suppliers	6.2	31,594,615,967	79,705,856,532
136	3. Other short-term receivables	7	70,199,563,270	98,024,330,200
137	4. Provision for doubtful short-term receivables	6.3	(41,053,905,410)	(29,981,140,924)
<b>140</b>	<b>iv. Inventories</b>	<b>9</b>	<b>1,633,236,624,658</b>	<b>1,393,882,339,144</b>
141	1. Inventories		1,662,817,347,953	1,455,677,935,903
149	2. Provision for obsolete inventories		(29,580,723,295)	(61,795,596,759)
<b>150</b>	<b>v. Other current assets</b>		<b>39,496,060,932</b>	<b>31,056,512,417</b>
151	1. Short-term prepaid expenses	14	2,952,155,410	4,062,106,436
152	2. Value-added tax deductible		34,106,724,260	25,199,128,016
153	3. Tax and other receivables from the State	16	2,437,181,262	1,795,277,965
<b>200</b>	<b>B. NON-CURRENT ASSETS</b>		<b>2,092,302,291,116</b>	<b>1,997,719,856,284</b>
<b>210</b>	<b>i. Long-term receivables</b>		<b>708,299,536</b>	<b>1,679,363,153</b>
216	1. Other long-term receivables		708,299,536	1,679,363,153
<b>220</b>	<b>ii. Fixed assets</b>		<b>281,174,501,633</b>	<b>301,185,969,376</b>
221	1. Tangible fixed assets	10	174,474,438,246	191,517,889,557
222	Cost		518,506,151,736	531,716,246,559
223	Accumulated depreciation		(344,031,713,490)	(340,198,357,002)
227	2. Intangible fixed assets	11	106,700,063,587	109,668,079,819
228	Cost		129,518,373,145	129,525,067,295
229	Accumulated amortisation		(22,818,809,558)	(19,856,987,476)
<b>230</b>	<b>iii. Investment properties</b>	<b>12</b>	<b>35,759,475,749</b>	<b>48,454,214,452</b>
231	1. Cost		45,821,328,558	54,127,793,109
232	2. Accumulated depreciation		(10,061,852,809)	(5,673,578,657)
<b>240</b>	<b>iv. Long-term assets in progress</b>		<b>800,200,000</b>	<b>309,000,001</b>
242	1. Construction in progress		800,200,000	309,000,001
<b>250</b>	<b>v. Long-term investments</b>	<b>13</b>	<b>1,738,533,518,151</b>	<b>1,611,921,272,659</b>
252	1. Investments in associates		987,874,650,144	864,584,333,252
253	2. Investments in other entities		870,823,455,837	870,823,455,837
254	3. Provision for long-term financial investments		(120,104,587,830)	(123,486,516,430)
<b>260</b>	<b>vi. Other long-term assets</b>		<b>35,326,295,847</b>	<b>34,170,036,643</b>
261	1. Long-term prepaid expenses	14	30,710,483,029	30,290,870,690
262	2. Deferred tax assets	28.3	4,615,812,818	3,879,165,953
<b>270</b>	<b>TOTAL ASSETS</b>		<b>6,455,457,886,802</b>	<b>6,228,028,161,738</b>



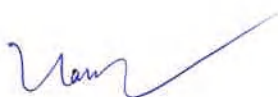
CONSOLIDATED BALANCE SHEET (continued)  
as at 31 December 2024

Currency: VND

Code	RESOURCES	Notes	Ending balance	Beginning balance (Restated)
<b>300</b>	<b>C. LIABILITIES</b>		<b>2,945,521,946,922</b>	<b>2,991,141,955,959</b>
<b>310</b>	<b>I. Current liabilities</b>		<b>2,914,045,605,262</b>	<b>2,929,807,381,807</b>
311	1. Short-term trade payables	15.1	1,555,881,211,506	1,612,714,150,516
312	2. Short-term advances from customers	15.2	22,610,280,609	36,185,896,078
313	3. Statutory obligations	16	52,276,416,801	58,976,530,946
314	4. Payables to employees		26,686,757,010	26,051,170,476
315	5. Short-term accrued expenses	17	10,469,639,652	8,072,477,815
318	6. Short-term unearned revenues		2,366,571,045	2,833,299,954
319	7. Other short-term payables	18	21,093,076,654	38,835,340,150
320	8. Short-term loans	20	1,207,514,630,352	1,136,785,114,278
322	9. Bonus and welfare fund	19	15,147,021,633	9,353,401,594
<b>330</b>	<b>II. Non-current liabilities</b>		<b>31,476,341,660</b>	<b>61,334,574,152</b>
331	1. Long-term trade payables	15.1	-	30,000,000,000
336	2. Long-term unearned revenues		198,575,812	248,219,692
337	3. Other long-term payables		1,082,000,000	492,000,000
338	4. Long-term loans	20	30,195,765,848	30,594,354,460
<b>400</b>	<b>D. OWNERS' EQUITY</b>		<b>3,509,935,938,880</b>	<b>3,236,886,205,779</b>
<b>410</b>	<b>I. Capital</b>	<b>21</b>	<b>3,509,935,938,880</b>	<b>3,236,886,205,779</b>
411	1. Issued share capital		2,370,000,000,000	2,370,000,000,000
411a	- Shares with voting rights		2,370,000,000,000	2,370,000,000,000
414	2. Other owners' capital		57,597,010,408	57,739,257,171
416	3. Asset revaluation reserve		(388,400,444,386)	(388,400,444,336)
417	4. Foreign exchange differences reserve		(9,010,862)	(5,896,797,638)
418	5. Investment and development fund		416,297,582,809	349,450,358,079
420	6. Other funds belonging to owners' equity		982,723,327	982,699,119
421	7. Undistributed earnings		792,862,397,827	616,315,629,334
421a	- Undistributed earnings by the end of prior year		376,684,564,188	285,329,760,005
421b	- Undistributed earnings of the current year		416,177,833,639	330,985,869,329
429	8. Non-controlling interests		260,605,679,757	236,695,504,100
<b>440</b>	<b>TOTAL LIABILITIES AND OWNERS' EQUITY</b>		<b>6,455,457,885,802</b>	<b>6,228,028,161,738</b>

Hanoi, Vietnam

31 March 2025



Nguyen Thi Hang  
Preparer



Lu Thi Khanh Tran  
Chief accountant



Han Thi Khanh Vinh  
General Director

CONSOLIDATED INCOME STATEMENT  
for the year ended 31 December 2024

Currency: VND

Code	ITEMS	Notes	Current year	Previous year (Restated)
01	1. Revenue from sale of goods and rendering of services	23.1	5,529,361,265,970	5,609,381,373,967
02	2. Deductions	23.1	(7,559,820,824)	(26,161,956,751)
10	3. Net revenue from sale of goods and rendering of services	23.1	5,521,801,445,146	5,583,219,417,216
11	4. Cost of goods sold and services rendered	24	(4,929,091,343,194)	(4,995,959,428,103)
20	5. Gross profit from sale of goods and rendering of services		592,710,101,952	587,259,989,113
21	6. Finance income	23.2	258,183,825,320	283,935,508,426
22	7. Finance expenses	25	(193,707,004,784)	(151,669,291,975)
23	- In which: Interest expenses		(53,512,208,376)	(73,591,520,970)
24	8. Share of profit of associates	13.1	158,812,167,035	104,041,438,698
25	9. Selling expenses	26	(273,971,995,546)	(263,496,627,110)
26	10. General and administrative expenses	26	(148,968,624,888)	(143,360,342,746)
30	11. Operating profit		483,058,469,089	416,710,674,496
31	12. Other income	28	32,233,029,195	1,067,601,572
32	13. Other expenses	28	(6,059,591,347)	(6,557,114,660)
40	14. Other profit/(loss)	28	26,173,437,848	(5,489,513,088)
50	15. Accounting profit before tax		509,231,906,937	411,221,161,318
51	16. Current corporate income tax expenses	29.1	(37,257,614,229)	(37,815,662,225)
52	17. Deferred tax (expense)/income	29.3	(3,879,165,953)	3,879,165,953
60	18. Net profit after tax		468,095,126,755	377,284,665,046
61	19. Net profit after tax attributable to shareholders of the parent		420,814,703,639	337,506,110,114
62	20. Net profit after tax attributable to non-controlling interests		47,280,423,116	39,778,554,932

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CONSOLIDATED INCOME STATEMENT (continued)  
for the year ended 31 December 2024

Currency: VND

Code	ITEMS	Notes	Current year	Previous year (Restated)
70	21. Basic earnings per share	31	1,729	1,355
71	22. Dlluted earnings per share	31	1,729	1,355

Hanoi, Vietnam

31 March 2025



Nguyen Thi Hang  
Preparer



Lu Thi Khanh Tran  
Chief accountant




Han Thi Khanh Vinh  
General Director

CONSOLIDATED CASH FLOW STATEMENT  
for the year ended 31 December 2024

Currency: VND

Code	ITEMS	Notes	Current year	Previous year (Restated)
	<b>I. CASH FLOWS FROM OPERATING ACTIVITIES</b>			
01	Accounting profit before tax		509,231,906,937	411,221,161,318
	Adjustments for:			
02	Depreciation of tangible fixed assets and investment properties and amortisation of intangible fixed assets and allocated prepaid land rental fee	10,11, 12,14	30,287,335,588	29,920,055,326
03	(Reversal of provisions)/provisions		(23,133,111,141)	78,531,652,725
04	Foreign exchange losses arisen from revaluation of monetary accounts denominated in foreign currencies		3,572,992,533	9,807,634,407
05	Profits from investing activities		(393,977,695,232)	(335,829,415,132)
06	Interest expenses	25	53,512,208,376	73,591,520,970
08	Operating profit before changes in working capital		179,493,637,081	267,242,609,614
09	Decrease in receivables		107,313,509,153	51,327,979,197
10	Increase in inventories		(208,470,338,487)	(91,409,170,058)
11	Decrease in payables		(96,418,199,292)	(219,309,301,028)
12	Increase in prepaid expenses		(330,907,582)	(1,234,148,544)
14	Interest paid		(54,272,979,989)	(73,224,113,550)
15	Corporate income tax paid	16	(46,478,013,595)	(32,326,519,807)
17	Other cash outflows from operating activities	19	(16,351,232,784)	(11,842,537,811)
20	Net cash flows used in operating activities		(135,514,525,515)	(110,775,201,987)
	<b>II. CASH FLOWS FROM INVESTING ACTIVITIES</b>			
21	Purchase, construction of fixed assets and other long-term assets		(8,159,728,768)	(8,743,563,355)
22	Proceeds from disposals of fixed assets and other long-term assets		23,704,343,391	895,085,768
23	Loans to other entities and payments for purchase of debt instruments of other entities		(1,036,120,000,000)	(690,000,000,000)
24	Collections from borrowers and proceeds from sale of debt instruments of other entities		1,203,700,000,000	401,300,000,000
25	Payments for investment in other entities		-	(8,073,000,000)
26	Proceeds from sale of investments in other entities		-	44,699,404,000
27	Interest and dividends received		252,996,496,785	264,196,414,703
30	Net cash flows from investing activities		436,121,111,408	4,274,341,116

CONSOLIDATED CASH FLOW STATEMENT (continued)  
for the year ended 31 December 2024

Currency: VND

Code	ITEMS	Notes	Current year	Previous year (Restated)
	<b>III. CASH FLOWS FROM FINANCING ACTIVITIES</b>			
33	Drawdown of borrowings		3,518,443,336,598	3,332,591,676,691
34	Repayment of borrowings		(3,448,112,409,136)	(3,189,366,027,011)
36	Dividends paid, profit distributed to equity holders of the parent and non-controlling interests		(185,840,109,719)	(15,238,931,000)
40	<b>Net cash flows (used in)/from financing activities</b>		<b>(115,509,182,257)</b>	<b>127,986,718,680</b>
50	<b>Net increase in cash for the year</b>		<b>185,097,403,636</b>	<b>21,485,857,809</b>
60	<b>Cash at the beginning of the year</b>		<b>104,326,275,471</b>	<b>83,454,372,400</b>
61	Impact of exchange rate fluctuation		(357,221,688)	(613,954,738)
70	<b>Cash and cash equivalents at the end of the year</b>	4	<b>289,066,457,419</b>	<b>104,326,275,471</b>

Hanoi, Vietnam

31 March 2025



Nguyen Thi Hang  
Preparer





Lu Thi Khanh Tran  
Chief accountant

Han Thi Khanh Vinh  
General Director

**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS**  
as at 31 December 2024 and for the year then ended

**1. CORPORATE INFORMATION**

Vietnam Pharmaceutical Corporation was transformed from a state owned one-member limited liability company to a joint stock company from 8 December 2016 in pursuant to the Enterprise Registration Certificate for joint stock company No. 0100109385 issued by Hanoi Department of Planning and Investment, with the 7<sup>th</sup> amendment dated 25 February 2025 as the latest.

The principal activities of the Corporation and its subsidiaries are:

- ▶ Wholesale of perfume, cosmetics and hygiene products (except cosmetics which are harmful to people's health);
- ▶ Manufacture of drugs, pharmaceutical chemical products, medicines;
- ▶ Provision of drugs preservation service, drugs import-export service, import-export of products which the Corporation and its subsidiaries trade; testing of drugs, cosmetics and functional foods;
- ▶ Provision of technology transfer services;
- ▶ Manufacture of functional foods, food additives, sterilization substances for human;
- ▶ Trade of chemicals (except chemicals prohibited by the Government);
- ▶ Manufacture of cosmetics, soaps, detergents, polishes and hygiene products (except cosmetics which are harmful to people's health);
- ▶ Retail of drugs, medical instruments, cosmetics and hygiene products in specialised shops;
- ▶ Trade of real estate, land use rights of land owners, land users or land lease;
- ▶ Advertising activities (except tobacco advertising);
- ▶ Printing and related services;
- ▶ Vocational training;
- ▶ Passenger transportation under contracts, tourist transportation by cars, cargo transportation by cars;
- ▶ Wholesale of medical machines and equipment;
- ▶ Manufacture of wrinkled papers, wrinkled boards, and packing from papers and boards; and
- ▶ Manufacture of medical, dental, orthopedic and rehabilitation equipment and instruments.



**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)**  
as at 31 December 2024 and for the year then ended

**1. CORPORATE INFORMATION (continued)**

The Corporation has a head office located at 12 Ngo Tat To street, Van Mieu – Quoc Tu Giam ward, Deng Da district, Hanoi, Vietnam and the following dependent units:

<i>Registered Office</i>	<i>Address</i>
Head Office	12 Ngo Tat To street, Van Mieu – Quoc Tu Giam ward, Dong Da district, Hanoi
Center for Research and Development of Pharmaceutical Science and Technology (*)	160 Ton Duc Thang street, Dong Da district, Hanoi
Representative office of Vietnam Pharmaceutical Corporation in Ho Chi Minh City	126A Tran Quoc Thao street, district 3, Ho Chi Minh City
Center for Cosmetic and Pharmaceutical Trade Service (**)	12 Ngo Tat To street, Van Mieu ward, Dong Da district, Hanoi

(\*) On 3 July 2024, the Corporation's Board of Directors issued Decision No. 060/QĐ-TCTD to cease the operations of the Center for Research and Development of Pharmaceutical Science and Technology.

On 18 December 2024, the Ministry of Health issued Decision No. 3804/QĐ-BYT regarding the revocation of the Certificate of Eligibility for pharmaceutical business of Vietnam Pharmaceutical Corporation at the business location: Center for Research and Development of Pharmaceutical Science and Technology with the business scope of "Bioequivalence testing services for drugs; testing services of drugs, raw materials for drugs".

(\*\*) On 25 June 2024, the Corporation's Board of Directors issued Decision No. 057/QĐ-TCTD to cease the operations of the Center for Cosmetic and Pharmaceutical Trade Service.

On 26 November 2024, the Business Registration Office - Hanoi Department of Planning and Investment issued Notification No. 1467058/24 regarding the termination of operations of the branch/business location of the Center for Cosmetic and Pharmaceutical Trade Service – Vinapharm.

The normal course of business cycle of the Corporation and its subsidiaries is 12 months.

The number of the Corporation and its subsidiaries' employees as at 31 December 2024 is 867 (31 December 2023: 989).

**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)**  
as at 31 December 2024 and for the year then ended

**1. CORPORATE INFORMATION (continued)**

*Corporate structure*

As at 31 December 2024, the Corporation has 4 subsidiaries. Details on these subsidiaries and the Corporation's ownership interest in its subsidiaries are as follows:

No.	Name	Head office's address	Principal activities	Ending balance		Beginning balance		
				Committed capital contribution	Voting rights	Committed capital contribution	Voting rights	Equity interest
1	Central Pharmaceutical CPC1 Joint Stock Company	No 87, Nguyen Van Troi street, Phuong Liet ward, Thanh Xuan district, Hanoi	Wholesale and retail of drugs, medical instruments, cosmetics and hygiene products.	65.41%	65.41%	65.41%	65.41%	65.41%
2	Codupha Central Pharmaceutical Joint Stock Company	262L, Le Van Sy Street, ward 14, district 3, Ho Chi Minh City	Importing, exporting and trading pharmaceuticals, medical equipment, instruments and cosmetics.	66.35%	66.57%	66.35%	66.57%	66.57%
3	Central Pharmaceutical Joint Stock Company No.3	No 115, Ngo Gia Tu street, Hai Chau district, Da Nang City	Manufacturing and trading pharmaceutical products, chemicals, cosmetics, nutritious food, medical machinery and equipment, pharmaceutical processing.	65.00%	66.81%	65.00%	66.81%	66.81%
4	Codupha-Lao Pharmaceutical Company Limited (*)	No 253, Vieng Chaluen Street, Saysetta, Vientiane, Laos	Manufacturing and trading pharmaceutical products	62.17%	93.70%	62.17%	93.70%	62.38%

(\*) The Corporation indirectly holds interest and voting rights in this entity through Codupha Central Pharmaceutical Joint Stock Company. As at the date of these consolidated financial statements, Central Pharmaceutical Joint Stock Company Codupha is in the process of carrying out the sale of this subsidiary.



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

## **2. BASIS OF PREPARATION**

### **2.1 *Accounting standards and system***

The consolidated financial statements of the Corporation and its subsidiaries, which are expressed in Vietnam Dong ("VND"), are prepared in accordance with the Vietnamese Enterprise Accounting System as per Circular 200/2014/TT-BTC dated 22 December 2014 ("Circular 200"), Circular 202/2014/TT-BTC dated 22 December 2014 ("Circular 202") and Vietnamese Accounting Standard issued by the Ministry of Finance as per:

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

Accordingly, the accompanying consolidated financial statements, including their utilisation are not designed for those who are not informed about Vietnam's accounting principles, procedures and practices and furthermore are not intended to present the consolidated financial position and consolidated results of operations and consolidated cash flows of the Corporation and its subsidiaries in accordance with accounting principles and practices generally accepted in countries other than Vietnam.

### **2.2 *Applied accounting documentation system***

The applied accounting documentation system of the Corporation and its subsidiaries is the General Journal system.

### **2.3 *Fiscal year***

The Group's fiscal year applicable for the preparation of its consolidated financial statements starts on 1 January and ends on 31 December.

### **2.4 *Accounting currency***

The consolidated financial statements are prepared in VND which is also the Corporation and its subsidiaries' accounting currency.

### **2.5 *Basis of consolidation***

The consolidated financial statements comprise the financial statements of the Corporation and its subsidiaries for the year ended 31 December 2024.

Subsidiaries are fully consolidated from the date of acquisition, being the date on which the Corporation obtains control, and continued to be consolidated until the date that such control ceases.

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

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

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**2. BASIS OF PREPARATION (continued)**

**2.5 Basis of consolidation (continued)**

Non-controlling interests represent the portion of profit or loss and net assets not held by the Corporation and are presented separately in the consolidated income statement and within equity in the consolidated balance sheet.

Impact of change in the ownership interest of a subsidiary, without a loss of control, is recorded in undistributed earning.

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

**3.1 Cash and cash equivalents**

Cash and cash equivalents comprise cash on hand, cash in banks and short-term, highly liquid investments with an original maturity of not more than three months that are readily convertible into known amounts of cash and that are subject to an insignificant risk of change in value.

**3.2 Inventories**

Inventories are measured at their historical costs. The cost of inventories comprises costs of purchase, costs of conversion (including raw materials, direct labor cost, other directly related cost, manufacturing general overheads allocated based on the normal operating capacity) incurred in bringing the inventories to their present location and condition.

In case the net realizable value is lower than the original price, it must be calculated according to the net realizable value. Net realisable value ("NRV") represents the estimated selling price in the ordinary course of business less the estimated costs to complete and the estimated costs necessary to make the sale.

The perpetual method is used to record inventories, which are valued as follows:

Raw materials, tools and supplies, and merchandise	- cost of purchase on a weighted average basis.
	- cost of merchandise purchase at Codupha Central Pharmaceutical Joint Stock Company on specific identification basis.
Finished goods and work-in process	- cost of direct materials and labour plus attributable manufacturing overheads based on the normal operating capacity on a weighted average basis.

*Provision for obsolete inventories*

An inventory provision is created for the estimated loss arising due to the impairment of value (through diminution, damage, obsolescence, etc.) of raw materials, finished goods, and other inventories owned by the Group, based on appropriate evidence of impairment available at the consolidated balance sheet date.

Increases or decreases to the provision balance are recorded into the cost of goods sold account in the consolidated income statement. When inventories are expired, obsolescence, damage or become useless, the difference between the provision previously made and the historical cost of inventories are included in the consolidated income statement.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.3 Receivables**

Receivables are presented in the consolidated financial statements at the carrying amounts due from customers and other debtors, after provision for doubtful debts.

The provision for doubtful debts represents amounts of outstanding receivables of the Corporation and its subsidiaries at the balance sheet date which are doubtful of being recovered. Increases and decreases to the provision balance are recorded as general and administrative expense in the consolidated income statement. When bad debts are determined as unrecoverable and accountant writes off those bad debts, the differences between the provision for doubtful receivables previously made and historical cost of receivables are included in the consolidated income statement.

**3.4 Tangible fixed assets**

Tangible fixed assets are stated at cost less accumulated depreciation.

The cost of a tangible fixed asset comprises of its purchase price and any directly attributable costs of bringing the tangible fixed asset to working condition for its intended use.

Expenditures for additions, improvements and renewals are added to the carrying amount of the assets and expenditures for maintenance and repairs are charged to the consolidated income statement as incurred.

When tangible fixed assets are sold or retired, any gain or loss resulting from their disposal (the difference between the net disposal proceeds and the carrying amount) is included in the consolidated income statement.

**3.5 Leased assets**

The determination of whether an arrangement is, or contains a lease is based on the substance of the arrangement at inception date and requires an assessment of whether the fulfilment of the arrangement is dependent on the use of a specific asset and the arrangement conveys a right to use the asset.

A lease is classified as a finance lease whenever the terms of the lease transfer substantially all the risks and rewards of ownership of the asset to the lessee. All other leases are classified as operating leases.

*Where the Corporation and its subsidiaries are the lessees*

Lease expense is recognised in the consolidated income statement on a straight-line basis over the lease term.

*Where the Corporation and its subsidiaries are the lessors*

Assets subject to operating leases are included as fixed assets in the consolidated balance sheet. Initial direct costs incurred in negotiating an operating lease are recognised in the consolidated income statement as incurred.

Lease income is recognised in the consolidated income statement on a straight-line basis over the lease term.



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.6 Intangible fixed assets**

Intangible assets are stated at cost less accumulated amortisation.

The cost of an intangible fixed asset comprises of its purchase price and any directly attributable costs of preparing the intangible fixed asset for its intended use or is at the revaluated amounts at the time when the Corporation and its subsidiaries were officially transformed into joint stock companies.

Expenditures for additions, improvements are added to the carrying amount of the assets and other expenditures are charged to the consolidated income statement as incurred.

When intangible fixed assets are sold or retired, any gain or loss resulting from their disposal (the difference between the net disposal proceeds and the carrying amount) is included in the consolidated income statement.

*Land use rights*

Land use rights comprise the indefinite land use rights and the prepayment for the land lease contracts which are effective prior to 2003 and for which, land use right certificates were issued. These land use rights are recorded as intangible fixed assets according to Circular No. 45/2013/TT-BTC issued by the Ministry of Finance on 25 April 2013 guiding the management, use and depreciation of fixed assets.

**3.7 Depreciation and amortisation**

Depreciation of tangible fixed assets and amortisation of intangible assets are calculated on a straight-line basis over the estimated useful life of each asset as follows:

Buildings and structures	5 - 40 years
Office equipment	2 - 12 years
Means of transportation	4 - 10 years
Machinery and equipment	3 - 12 years
Computer software	2 - 10 years
Definite land use rights	30 - 50 years
Other fixed assets	3 - 7 years

Infinite land use rights are not amortised.

**3.8 Investment properties**

Investment properties are stated at cost including transaction costs less accumulated depreciation and/or amortisation. Investment properties held for capital appreciation are not depreciated/amortised but subject to impairment review.

Subsequent expenditure relating to an investment property that has already been recognised is added to the net book value of the investment property when it is probable that future economic benefits, in excess of the originally assessed standard of performance of the existing investment property, will flow to the Corporation.

Depreciation and amortisation of investment properties are calculated on a straight-line basis over the estimated useful life of each asset as follows:

Buildings	9 - 46 years
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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.8 *Investment properties (continued)***

Investment properties are derecognised when either they have been disposed of or when the investment properties are permanently withdrawn from use and no future economic benefit is expected from its disposal. The difference between the net disposal proceeds and the carrying amount of the assets is recognised in the consolidated income statement in the year of retirement or disposal.

Transfers are made to investment properties when, and only when, there is a change in use, evidenced by ending of owner-occupation, commencement of an operating lease to another party or ending of construction or development. Transfers are made from investment properties when, and only when, there is change in use, evidenced by commencement of owner-occupation or commencement of development with a view to sale. The transfer from investment property to owner-occupied property or inventories does not change the cost or the carrying value of the property for subsequent accounting at the date of change in use.

**3.9 *Borrowing costs***

Borrowing costs consist of interest and other costs that the Corporation and its subsidiaries incur in connection with the borrowing of funds. Borrowing costs are recorded as expense during the year in which they are incurred, except for the borrowing costs that are directly attributable to the acquisition, construction or production of an asset that necessarily take a substantial period of time to get ready for its intended use or sale are capitalized as part of the cost of the respective asset.

**3.10 *Prepaid expenses***

Prepaid expenses are reported as short-term or long-term prepaid expenses on the consolidated balance sheet and amortised over the period for which the amounts are paid or the period in which economic benefits are generated in relation to these expenses.

***Prepaid land rental***

The prepaid land rental represents the unamortised balance of advance payment made in accordance with the lease contract signed with Department of Natural Resources and Environment of Da Nang City on 2 January 2016 for a period of 30 years from 2 January 2016; the lease contract signed with Tan Tao Investment & Industry JSC on 21 October 2005 and 21 February 2017 with the lease terms from 21 October 2005 to 21 October 2050 and from 21 February 2017 to 16 August 2050. In accordance with Circular 45/2013/TT-BTC dated 25 April 2013, such prepayments for land rental are recognised as long-term prepaid expenses and amortised over the remaining lease period.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

### 3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

#### 3.11 Investments

##### *Investments in associates*

The Corporation's investments in its associates are accounted for using the equity method of accounting. An associate is an entity in which the Corporation has significant influence that is neither subsidiaries nor joint ventures. The Corporation generally deems it has significant influence if it has over 20% of the voting rights.

Under the equity method, the investment is carried in the consolidated balance sheet at cost plus post acquisition changes in the Corporation's share of net assets of the associates. Funds distributed from the associates are recognised in equity of the Corporation accordingly. Goodwill arising on acquisition of the associate is included in the carrying amount of the investment. Goodwill is not amortised and subject to annual review for impairment. The consolidated income statement reflects the share of the post-acquisition results of operations of the associates.

The share of post-acquisition profit/(loss) of the associates is presented on face of the consolidated income statement and its share of post-acquisition movements in reserves is recognised in reserves. The cumulative post-acquisition movements are adjusted against the carrying amount of the investment. Dividend/profit sharing received or receivable from associates reduces the carrying amount of the investment.

In addition, for the dividends/profits shared from undistributed earnings of associates arising before the date that the Corporation was transformed to the joint stock company, the Corporation recognises an increase in asset revaluation reserve (see Note 3.14) and a decrease in undistributed earnings on the consolidated balance sheet.

The financial statements of the associates are prepared for the same reporting period and use the same accounting policies as the Corporation and its subsidiaries. Where necessary, adjustments are made to bring the accounting policies in line with those of the Corporation and its subsidiaries.

##### *Investments in other entities*

Investments in other entities are stated at their original costs according to the revaluated value at the time when the Corporation and its subsidiaries were officially transformed into joint stock companies. Dividends or profit shared from accumulated profits of other entities arising before the date that the Corporation was transformed to a joint stock company are deducted to the cost of the investment.

##### *Provision for diminution in value of the investments*

Provision of the investment is made when there are reliable evidence of the diminution in value of those investments at the consolidated balance sheet date.

Increases or decreases to the provision balance are recorded as finance expense in the consolidated income statement.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.11 Investments (continued)**

*Held-to-maturity investments*

Held-to-maturity investments are stated at their original costs. After initial recognition, held-to-maturity investments are measured at recoverable amount. Any impairment loss incurred is recognised as finance expense in the consolidated financial statements and deducted against the value of such investments.

**3.12 Payables and accruals**

Payables and accruals are recognised for amounts to be paid in the future for goods and services received, whether or not billed to the Corporation and its subsidiaries.

**3.13 Foreign currency transactions**

Transactions in currencies other than the Corporation and its subsidiaries' reporting currency (VND) are recorded at the actual transaction exchange rates at transaction dates which are determined as follows:

- ▶ Transactions resulting in receivables are recorded at the buying exchange rates of the commercial banks designated for collection;
- ▶ Transactions resulting in liabilities are recorded at the selling exchange rates of the commercial banks designated for payment; and
- ▶ Payments for assets or expenses without liabilities initially being recognised is recorded at the buying exchange rates of the commercial banks that process these payments.

At the end of the year, monetary balances denominated in foreign currencies are translated at the actual exchange rates at the balance sheet dates which are determined as follows:

- ▶ Monetary assets are translated at buying exchange rate of the commercial bank where the Corporation and its subsidiaries conduct transactions regularly; and
- ▶ Monetary liabilities are translated at selling exchange rate of the commercial bank where the Corporation and its subsidiaries conduct transactions regularly.

All foreign exchange differences incurred are taken to the consolidated income statement.

Conversion of the financial statements of a foreign operation, for consolidation purpose, is as follows:

- ▶ assets and liabilities are converted using the actual exchange rates at the balance sheet date;
- ▶ undistributed profit after tax arising after the acquisition of the subsidiary is converted according to revenue, expense items in the income statement;
- ▶ dividends paid are converted using the actual exchange rates at the date of dividends payment; and
- ▶ items in the income statement and cash flow statement are converted using average exchange rates of the year.

All foreign exchange differences resulting from conversion of financial statements of the subsidiary for the consolidation purpose are taken to the "foreign exchange differences reserve" on the consolidated balance sheet and charged to the consolidated income statement upon the disposal of the investment.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.14 Share capital**

*Ordinary shares*

Ordinary shares are recognised at issuance price less incremental costs directly attributable to the issue of shares, net of tax effects. Such costs are recognised as a deduction from share premium.

*Difference arising from revaluation of equity investments for equitization purpose*

For the purpose of enterprise valuation for equitization, the Corporation exercised the revaluation of its investments in subsidiaries and associates and based on the valuation results approved by the authorized government agencies, the Corporation recognised investments in subsidiaries and associates according to the revalued amounts.

For the purpose of preparing the consolidated financial statements, the difference between the revalued investments in subsidiaries and associates and the previous carrying value is accounted for as a deduction to "Asset revaluation reserve" on the consolidated balance sheet. Dividends or profit shared before the date that the Corporation was transformed to a joint stock company are added to "Asset revaluation reserve".

**3.15 Appropriation of net profits**

Net profit after tax is available for appropriation to shareholders after approval in the annual general meeting, and after making appropriation to reserve funds in accordance with the Charters of the Corporation and its subsidiaries and Vietnam's regulatory requirements.

The Corporation and its subsidiaries maintain the following reserve funds which are appropriated from net profits of the Corporation and its subsidiaries as proposed by the Board of Directors and subject to approval by shareholders at the annual general meetings.

*investment and development fund*

This fund is set aside for use in the Corporation and its subsidiaries' expansion of their operation or of in-depth investments.

*Bonus and welfare fund*

This fund is set aside for the purpose of pecuniary rewarding and encouraging, common benefits and improvement of the employees' benefits, and presented as a liability on the consolidated balance sheet.



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

### 3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

#### 3.16 Revenue recognition

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the Corporation and its subsidiaries and the revenue can be reliably measured. Revenue is measured at the fair value of the consideration received or receivable, excluding trade discount, rebate and sales return. The following specific recognition criteria must also be met before revenue is recognised:

##### *Sale of goods*

Revenue is recognised when the significant risks and rewards of ownership of the goods have passed to the buyer, usually upon the delivery of the goods.

##### *Rendering of services*

Revenue is recognised when services are rendered and completed.

##### *Rental income*

Rental income arising from operating lease contract is recognised in the consolidated income statement on a straight-line basis over the term of the lease.

##### *Dividends and profit distribution income*

Dividend and profit distribution income are recognized when Company is entitled to receive dividends or when the Company are entitled to receive profits from its capital contributions.

##### *Interest income*

Interest is recognized on an accrual basis based on the time and actual interest rate for each period.

#### 3.17 Taxation

##### *Current income tax*

Current income tax assets and liabilities for the current and prior years are measured at the amount expected to be recovered from or paid to the taxation authorities. The tax rates and tax laws used to compute the amount are those that are enacted as at the balance sheet date.

Current income tax is charged or credited to the consolidated income statement, except when it relates to items recognised directly to equity, in which case the current income tax is also dealt with in equity.

Current income tax assets and liabilities are offset when there is a legally enforceable right for the Corporation and its subsidiaries to off-set current tax assets against current tax liabilities and when the Corporation and its subsidiaries intend to settle its current tax assets and liabilities on a net basis.

##### *Deferred tax*

Deferred tax is provided using the liability method on temporary differences at the balance sheet date between the tax base of assets and liabilities and their carrying amount for financial reporting purposes.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.17 Taxation (continued)**

*Deferred tax (continued)*

Deferred tax liabilities are recognised for all taxable temporary differences, except:

- ▶ where the deferred tax liability arises from the initial recognition of an asset or liability in a transaction which at the time of the related transaction affects neither the accounting profit nor taxable profit or loss.
- ▶ in respect of taxable temporary differences associated with investments in subsidiaries and associates, and interests in joint ventures where timing of the reversal of the temporary difference can be controlled and it is probable that the temporary difference will not reverse in the foreseeable future.

Deferred tax assets are recognised for all deductible temporary differences, carried forward unused tax credit and unused tax losses, to the extent that it is probable that taxable profit will be available against which deductible temporary differences, carried forward unused tax credit and unused tax losses can be utilised, except:

- ▶ where the deferred tax asset in respect of deductible temporary difference which arises from the initial recognition of an asset or liability which at the time of the related transaction, affects neither the accounting profit nor taxable profit or loss.
- ▶ in respect of deductible temporary differences associated with investments in subsidiaries, associates, and interests in joint ventures, deferred tax assets are recognised only to the extent that it is probable that the temporary differences will reverse in the foreseeable future and taxable profit will be available against which the temporary differences can be utilised.

The carrying amount of deferred tax assets is reviewed at each balance sheet date and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred tax asset to be utilised. Previously unrecognised deferred tax assets are re-assessed at each balance sheet date and are recognised to the extent that it has become probable that future taxable profit will allow the deferred tax assets to be recovered.

Deferred tax assets and liabilities are measured at the tax rates that are expected to apply in the period when the asset realised or the liability is settled based on tax rates and tax laws that have been enacted at the consolidated balance sheet date.

Deferred tax is charged or credited to the consolidated income statement, except when it relates to items recognised directly to equity, in which case the deferred tax is also dealt with in the equity account.

Deferred tax assets and liabilities are offset when there is a legally enforceable right for the Corporation and its subsidiaries to off-set current tax assets against current tax liabilities and when they relate to income taxes levied by the same taxation authority on:

- ▶ either the same taxable entity; or
- ▶ when the Corporation and its subsidiaries intend either settle current tax liabilities and assets on a net basis or to realise the assets and settle the liabilities simultaneously, in each future period in which significant amounts of deferred tax liabilities or assets are expected to be settled or recovered.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)**

**3.18 Earnings per share**

Basic earnings per share is calculated by dividing the profit or loss after tax attributable to the ordinary shareholders of the Corporation (after adjusting for setting up bonus and welfare funds) by the weighted average number of ordinary shares outstanding during the year.

Diluted earnings per share is calculated by dividing the profit or loss after tax attributable to the ordinary shareholders of the Corporation (after adjusting for dividends of preferred shares with the right to convert) for the weighted average number of ordinary shares outstanding during the year and the weighted average number of ordinary shares that will be issued in case all potential ordinary shares with diluted impact are converted into common shares.

**3.19 Segment information**

A segment is a component determined separately by the Corporation and its subsidiaries which is engaged in providing products or related services (business segment) or providing products or services in a particular economic environment (geographical segment), which is subject to risks and returns that are different from those of other segments.

The Corporation and its subsidiaries' business segment is derived mainly from lines of product sold and services rendered. In addition, these activities are mainly taking place within Vietnam. The Corporation's management is of the view that the activities are mainly taking place within Vietnam; therefore, presentation of geographical segmental information is not required.

**3.20 Related parties**

Parties are considered to be related to the Corporation and its subsidiaries if one party has the ability, directly or indirectly, to control the other party or exercise significant influence over the other party in making financial and operating decisions, or where the Corporation and its subsidiaries and the other party are subject to common control or significant influence. Related parties can be enterprises or individuals, including close members of their families.

**4. CASH AND CASH EQUIVALENTS**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Cash on hand	1,307,086,434	3,199,700,091
Cash at banks	36,909,370,985	101,126,575,380
Term deposits at banks (*)	<u>250,850,000,000</u>	<u>-</u>
<b>TOTAL</b>	<b><u>289,066,457,419</u></b>	<b><u>104,326,275,471</u></b>

(\*) These represent bank deposits with original term of less than 3 months and earns interest at the rates as stipulated in each deposit contract.

**5. HELD-TO-MATURITY INVESTMENTS**

These represent bank deposits with original terms of more than 3 months to 6 months and earn interest at the rates as stipulated in each deposit contract.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**6. SHORT-TERM TRADE RECEIVABLES AND ADVANCES TO SUPPLIERS**

**6.1 Short-term trade receivables**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Short-term trade receivables		
- An Vuong Pharmaceutical Company Limited	177,271,677,134	28,879,989,375
- Other customers	<u>1,407,674,500,716</u>	<u>1,630,044,132,614</u>
<b>TOTAL</b>	<b><u>1,584,946,177,850</u></b>	<b><u>1,630,044,132,614</u></b>
<i>Provision for doubtful receivables</i>	<i>(36,598,092,829)</i>	<i>(25,444,349,076)</i>

As at 31 December 2024, short-term trade receivables of Corporation's subsidiaries amounting to VND 663 billion (31 December 2023: VND 653 billion) were used as collaterals for bank loans (Note 20).

**6.2 Short-term advances to suppliers**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Short-term advances to suppliers		
- Panpharma GmbH	-	24,544,063,311
- Nhat Anh Pharmaceutical Co., Ltd.	5,890,000,000	16,078,346,257
- Other advances	<u>25,704,615,967</u>	<u>39,083,446,964</u>
<b>TOTAL</b>	<b><u>31,594,615,967</u></b>	<b><u>79,705,856,532</u></b>
<i>Short-term provision for advances to suppliers</i>	<i>(278,011,205)</i>	<i>(508,336,405)</i>

**6.3 Provision for doubtful short-term receivables**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
Beginning balance	29,981,140,924	24,130,381,680
Add: Provision created during the year	18,575,002,793	23,776,818,801
Less: Reversal during the year	<u>(7,502,238,307)</u>	<u>(17,926,059,557)</u>
Ending balance	<u>41,053,905,410</u>	<u>29,981,140,924</u>

**7. OTHER SHORT-TERM RECEIVABLES**

	<i>Currency: VND</i>			
	<i>Ending balance</i>		<i>Beginning balance</i>	
	<i>Balance</i>	<i>Provision</i>	<i>Balance</i>	<i>Provision</i>
Dividend receivables	6,936,127,000	-	2,630,106,000	-
Interest receivables	7,276,635,876	-	17,215,186,301	-
Advances to employees	4,602,854,367	-	3,597,272,552	-
Receivables for trust import activities (*)	7,015,892,573	-	18,376,676,320	-
Receivables from sales support	29,164,537,400	-	27,797,482,028	-
Deposit, mortgages or collaterals	4,326,420,247	-	4,678,236,614	-
Others	<u>10,877,095,807</u>	<u>(4,618,407,897)</u>	<u>23,729,370,385</u>	<u>(4,028,455,443)</u>
<b>TOTAL</b>	<b><u>70,199,563,270</u></b>	<b><u>(4,618,407,897)</u></b>	<b><u>98,024,330,200</u></b>	<b><u>(4,028,455,443)</u></b>

(\*) Mainly include receivables from trustors for the imported goods, import tax, and value-added tax completed during the year.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

## 8. BAD DEBTS

*Currency: VND*

	<i>Ending balance</i>		<i>Beginning balance</i>	
	<i>Cost</i>	<i>Recoverable amount</i>	<i>Cost</i>	<i>Recoverable amount</i>
Mi Nguyen Pharmaceutical Trading Company Limited	19,954,092,956	5,278,990,203	20,385,362,610	9,947,274,926
Hiep Bach Nien Pharmaceutical Joint Stock Company	5,183,291,111	2,746,779,324	-	-
Kim Chau Pharmaceutical Co., Ltd.	4,086,849,776	-	4,086,849,776	-
Other overdue receivables	26,411,784,241	6,556,343,147	20,992,848,269	5,536,644,805
<b>TOTAL</b>	<b>55,636,018,084</b>	<b>14,582,112,674</b>	<b>45,465,060,655</b>	<b>15,483,919,731</b>

## 9. INVENTORIES

*Currency: VND*

	<i>Ending balance</i>		<i>Beginning balance (Restated)</i>	
	<i>Cost</i>	<i>Provision</i>	<i>Cost</i>	<i>Provision</i>
Goods in transit	117,684,774,764	-	175,762,105,927	-
Raw materials	12,711,938,105	(22,370,242)	12,609,291,644	(299,626,247)
Work in process	4,006,801,085	-	9,888,844,792	(6,776,270,902)
Finished goods	5,463,705,329	(12,311,993)	13,008,068,208	(36,580,974)
Merchandise	1,522,950,128,670	(29,546,041,060)	1,244,409,625,932	(54,683,118,636)
<b>TOTAL</b>	<b>1,662,817,347,953</b>	<b>(29,580,723,295)</b>	<b>1,455,677,935,903</b>	<b>(61,795,596,759)</b>

As at 31 December 2024, certain inventories amounting to VND 740 billion (31 December 2023: VND 422 billion) were used as collaterals for bank loans (Note 20).

*Movements of provision for obsolete inventories*

*Currency: VND*

	<i>Current year</i>	<i>Previous year (Restated)</i>
Beginning balance	61,795,596,759	28,634,929,259
Add: Provision created during the year	9,093,610,325	48,146,862,662
Less: Utilisation during the year	(1,330,926,437)	(12,930,701,834)
Less: Reversal during the year	(39,977,557,352)	(2,055,493,328)
Ending balance	<u>29,580,723,295</u>	<u>61,795,596,759</u>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

10. TANGIBLE FIXED ASSETS

Cost:	Buildings and structures	Machineries and equipment	Means of transportation	Office equipment	Others	Total	Currency: VND
Beginning balance	319,327,035,107	131,568,708,224	71,591,318,314	8,890,764,081	338,420,833	531,716,246,559	
- New purchase	51,221,422	4,168,284,489	3,364,055,906	577,133,599	-	8,160,695,416	
- Transfer to investment properties	(4,300,281,598)	-	-	-	-	(4,300,281,598)	
- Disposal	-	(16,473,478,031)	(3,115,345,127)	(316,688,007)	-	(19,905,511,165)	
- Foreign exchange differences arising from conversion of financial statements to VND	(57,109,903)	(43,448,683)	(17,036,105)	-	(2,724,402)	(120,319,093)	
- Other increase	-	2,955,321,617	-	-	-	2,955,321,617	
Ending balance	315,020,865,028	122,175,387,616	71,822,992,988	9,151,209,673	335,696,431	518,506,151,736	
<i>In which:</i>							
Fully depreciated	93,690,790,581	44,548,067,899	32,371,018,757	6,436,082,230	336,786,192	177,382,745,659	
Accumulated depreciation:							
Beginning balance	180,273,113,870	101,471,348,345	50,474,652,635	7,640,821,319	338,420,833	340,198,357,002	
- Depreciation for the year	10,690,650,283	9,752,745,175	4,294,634,728	589,810,364	-	25,327,840,550	
- Transfer to investment properties	(3,988,511,182)	-	-	-	-	(3,988,511,182)	
- Disposal	-	(15,999,004,249)	(2,720,557,134)	(314,505,128)	-	(19,034,066,511)	
- Foreign exchange differences arising from conversion of financial statements to VND	(57,109,903)	69,726,525	(25,835,063)	(104,376,250)	(2,724,402)	(120,319,093)	
- Other increase	-	1,648,412,724	-	1,648,412,724	-	1,648,412,724	
Ending balance	186,918,143,068	96,943,228,520	52,022,895,166	7,811,750,305	335,696,431	344,031,713,490	
Net carrying amount:							
Beginning balance	139,053,921,237	30,097,359,879	21,116,665,679	1,249,942,762	-	191,517,889,557	
Ending balance	128,102,721,960	26,232,159,096	19,800,097,822	1,339,459,368	-	174,474,438,246	

As at 31 December 2024, certain tangible fixed assets with the carrying value of VND 4.3 billion (31 December 2023: VND 4 billion) were pledged as security for bank borrowings (Note 20).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**11. INTANGIBLE FIXED ASSETS**

	<i>Currency: VND</i>		
	<i>Land use rights</i>	<i>Computer software</i>	<i>Total</i>
<b>Cost:</b>			
Beginning balance	123,425,272,276	6,099,795,019	129,525,067,295
- Foreign exchange differences arising from conversion of financial statements to VND	<u>(4,603,969)</u>	<u>(1,590,181)</u>	<u>(6,194,150)</u>
Ending balance	<u>123,420,668,307</u>	<u>6,098,204,838</u>	<u>129,518,873,145</u>
<i>In which:</i>			
<i>Fully amortised</i>	1,031,675,198	3,035,238,838	4,066,914,036
<b>Accumulated amortization:</b>			
Beginning balance	15,536,857,505	4,320,129,971	19,856,987,476
- Amortisation for the year	2,539,673,028	428,343,204	2,968,016,232
- Foreign exchange differences arising from conversion of financial statements to VND	<u>(4,603,969)</u>	<u>(1,590,181)</u>	<u>(6,194,150)</u>
Ending balance	<u>18,071,926,564</u>	<u>4,746,882,994</u>	<u>22,818,809,558</u>
<b>Net carrying amount:</b>			
Beginning balance	<u>107,888,414,771</u>	<u>1,779,665,048</u>	<u>109,668,079,819</u>
Ending balance	<u>105,348,741,743</u>	<u>1,351,321,844</u>	<u>106,700,063,587</u>

As at 31 December 2024, the Corporation's subsidiary mortgaged land use right at 132A, Nguyen Van Cu street, An Khanh ward, Ninh Kieu district, Can Tho City are used as collaterals for bank loans (Note 20).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**12. INVESTMENT PROPERTIES**

	Currency: VND
	<i>Buildings &amp; structures</i>
<b>Cost:</b>	
Beginning balance	54,127,793,109
- Transfer from tangible fixed assets	4,300,281,598
- Disposal	<u>(12,606,746,149)</u>
Ending balance	<u>45,821,328,558</u>
<i>In which:</i>	
<i>Fully amortised</i>	-
<b>Accumulated amortisation:</b>	
Beginning balance	5,673,578,657
- Amortisation for the year	970,232,537
- Transfer from tangible fixed assets	3,988,511,182
- Disposal	<u>(570,469,567)</u>
Ending balance	<u>10,061,852,809</u>
<b>Net carrying amount:</b>	
Beginning balance	<u>48,454,214,452</u>
Ending balance	<u>35,759,475,749</u>

The Corporation's investment properties mainly consist of office spaces at the Commercial Office and High-class Apartment Complex of PVV – Vinapharm Project, which are held under operating lease.

The Corporation has not been able to obtain necessary information to determine the fair value of these investment properties for disclosure purpose.

**13. LONG-TERM INVESTMENTS**

	Currency: VND	
	<i>Ending balance</i>	<i>Beginning balance</i>
Investments in associates (Note 13.1)	987,874,650,144	864,584,333,252
Investments in other entities (Note 13.2)	870,823,455,837	870,823,455,837
Provision for long-term financial investments	<u>(120,164,587,830)</u>	<u>(123,486,516,430)</u>
<b>TOTAL</b>	<u><b>1,738,533,518,151</b></u>	<u><b>1,611,921,272,659</b></u>

***Movements of provision for long-term investments:***

	Currency: VND	
	<i>Current year</i>	<i>Previous year</i>
Beginning balance	123,486,516,430	96,896,992,283
Add: Provision made during the year	19,251,811,850	40,750,650,416
Less: Reversal during the year	<u>(22,573,740,450)</u>	<u>(14,161,126,269)</u>
Ending balance	<u>120,164,587,830</u>	<u>123,486,516,430</u>



**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)**  
as at 31 December 2024 and for the year then ended

**13. LONG-TERM INVESTMENTS (continued)**

**13.1 Investments in associates**

The Corporation and its subsidiaries have 8 associates as follows:

Name	Location	Principal activities	Ending balance			Beginning balance		
			Committed capital contribution	Voting rights	Equity interest	Committed capital contribution	Voting rights	Equity interest
Imexpharm Corporation	No 4, 30/4 street, ward 1, Ceo Lanh town, Dong Thap province	Manufacturing and trading, importing - exporting pharmaceutical products, medical machineries and equipment, pharmaceutical packages	22.04%	22.04%	22.04%	22.03%	22.04%	22.04%
Sanofi-Synthelabo Vietnam Pharmaceutical Shareholding Company	No 10 Ham Nghi, district 1, Ho Chi Minh City	Manufacturing drugs, pharmaceutical products and chemicals	30.00%	30.00%	30.00%	30.00%	30.00%	30.00%
Danapha Pharmaceutical Joint Stock Company	No 253 Dung Si Thanh Khe, Thanh Khe district, Da Nang City	Manufacturing drugs, pharmaceutical products and chemicals	26.45%	26.45%	26.45%	26.45%	26.45%	26.45%
Central Pharmaceutical Joint Stock Company No. 25	No 448B Nguyen Tat Thanh, ward 18, district 4, Ho Chi Minh City	Manufacturing drugs, pharmaceutical products and chemicals	28.43%	28.43%	28.43%	28.43%	28.43%	28.43%
Central Pharmaceutical Joint Stock Company No. 3	No 16 Le Dai Hanh, Minh Khai Ward, Hong Bang District, Hai Phong City	Producing drugs, pharmaceutical chemistry and materials	22.07%	22.07%	22.07%	22.07%	22.07%	22.07%
Vietnam Medical Products Import - Export Joint Stock Company	No 138 Giang Vo, Kim Ma ward, Ba Dinh district, Hanoi	Trading, importing-exporting pharmaceutical products (raw materials and finished goods) and chemicals	41.15%	41.15%	41.15%	41.15%	41.15%	41.15%
Davina Pharmaceutical Joint Stock Company	No 253 Dung Si Thanh Khe, Thanh Khe district, Da Nang City	Manufacturing drugs, pharmaceutical products and chemicals	25.00%	25.00%	25.00%	25.00%	25.00%	25.00%
Alfresa Codupha Healthcare Vietnam Co., Ltd.	No 2 Thi Sach, Ben Nghe ward, district 1, Ho Chi Minh City	Wholesale of pharmaceutical chemistry and materials	30.00%	30.00%	19.97%	30.00%	30.00%	19.97%

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

13. LONG-TERM INVESTMENTS (continued)

13.1 Investments in associates (continued)

	Ending balance		Beginning balance		Currency: VND
	Investments accounted for using the equity method	Fair value	Investments accounted for using the equity method	Fair value	
Imexpharm Corporation (i)	481,234,715,585	1,595,602,624,000	459,503,736,535	873,414,976,000	
Sanofi-Synthelabo Vietnam Pharmaceutical Shareholding Company	124,222,288,290	(*)	48,567,338,369	(*)	
Danapha Pharmaceutical Joint Stock Company (i)	202,300,485,426	171,683,177,000	187,794,919,443	160,606,843,000	
Central Pharmaceutical Joint Stock Company No.25 (i)	44,113,745,307	38,556,000,000	43,240,763,085	51,408,000,000	
Central Pharmaceutical Joint Stock Company No.3 (i)	114,542,763,511	276,696,872,100	103,415,062,624	310,868,698,500	
Vietnam Medical Products Import - Export Joint Stock Company	17,076,577,847	(*)	17,015,079,807	(*)	
Davina Pharmaceutical Joint Stock Company	-	(*)	-	(*)	
Alfreda Codupha Healthcare Vietnam Co., Ltd.	4,384,074,178	(*)	5,047,433,389	(*)	
<b>TOTAL</b>	<b>987,874,650,144</b>		<b>864,584,333,252</b>		

(i) The fair value of these investments was determined by reference to the closing prices (either at the end of the reporting period or the most recent transaction date) of the shares of the companies listed on Ho Chi Minh City Stock Exchange and Hanoi Stock Exchange or in the Unlisted Public Company Market (UPCom).

(\*) The Corporation is unable to determine the fair value of these investments for disclosure purpose in the consolidated financial statements because market prices of these shares are not available. The fair value of these financial investments may differ from their carrying amounts.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

13. LONG-TERM INVESTMENTS (continued)

13.1 Investments in associates (continued)

No.	Company name	Equity interest	Beginning balance	Share of profit/(loss) during the year	Dividends received	Other decrease	Ending balance
1.	Imexpharm Corporation	22.04%	459,503,736,535	37,652,851,293	(15,431,360,000)	(490,512,243)	481,234,715,585
2.	Sanofi-Synthelabo Vietnam Pharmaceutical Shareholding Company (*)	30.00%	48,567,338,369	75,654,949,921	-	-	124,222,288,290
3.	Danapha Pharmaceutical Joint Stock Company	26.45%	187,794,919,443	18,382,282,863	(3,876,716,900)	-	202,300,485,426
4.	No.25 Central Pharmaceutical Joint Stock Company	28.43%	43,240,763,085	872,982,222	-	-	44,113,745,307
5.	Central Pharmaceutical Joint Stock Company No.3	22.08%	103,415,062,624	25,365,961,887	(14,238,261,000)	-	114,542,763,511
6.	Vietnam Medical Products Import-Export Joint Stock Company	41.15%	17,015,079,807	1,546,498,040	(1,485,000,000)	-	17,076,577,847
7.	Davina Pharmaceutical Joint Stock Company	25.00%	-	-	-	-	-
8.	Alfresa Codupha Healthcare Vietnam Co., Ltd.	19.97%	5,047,433,389	(663,359,211)	-	-	4,384,074,178
	<b>TOTAL</b>		<b>864,584,333,252</b>	<b>158,812,167,035</b>	<b>(35,031,337,900)</b>	<b>(490,512,243)</b>	<b>987,874,650,144</b>

Currency: VND

(\*) As the date of these consolidated financial statements, the Corporation is co-ordinating with Sanofi-Synthelabo Vietnam Pharmaceutical Shareholding Company to complete dissolution procedures and to close the operations of this associate in accordance with the prevailing regulations.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

### 13. LONG-TERM INVESTMENTS (continued)

#### 13.2 Investments in other entities

	Ending balance				Beginning balance				Currency: VND
	Equity interest	Cost	Provision	Fair value	Equity interest	Cost	Provision	Fair value	
Sanofi Vietnam Joint Stock Company	15.00%	173,000,000,000	-	(*)	15.00%	173,000,000,000	-	(*)	
Mekophar Chemical Pharmaceutical Joint Stock Company (i)	18.40%	200,503,651,417	(65,854,916,917)	134,648,734,500	18.40%	200,503,651,417	(78,611,112,817)	121,892,538,600	
OPC Pharmaceutical Joint Stock Company (i)	18.40%	139,411,862,876	-	214,649,650,000	13.40%	139,411,862,876	-	208,063,664,000	
Pharbac - Central Pharmaceutical Joint Stock Company No.1 (i)	5.18%	69,305,080,876	(28,796,878,176)	40,508,402,700	5.18%	69,305,080,876	(17,642,190,476)	51,662,890,400	
Vidipha Central Pharmaceutical Joint Stock Company (i)	14.36%	75,628,326,988	-	117,575,899,000	14.36%	75,628,326,988	-	103,276,134,000	
Vimedimex Medicine and Pharmacy Joint Stock Company (i)	10.23%	46,022,915,860	(19,955,671,360)	26,067,244,500	10.23%	46,022,915,860	(19,165,754,860)	26,857,161,000	
National Phytopharma Joint Stock Company	9.90%	37,739,465,978	-	(*)	9.90%	37,739,465,978	-	(*)	
Central Pharmaceutical Joint Stock Company No. 2 (i)	6.78%	11,861,708,288	(4,807,128,288)	7,054,580,000	6.78%	11,861,708,288	(6,028,113,288)	5,833,595,000	
Mediplantex Central Pharmaceutical Joint Stock Company (i)	11.50%	29,455,746,106	-	37,115,000,000	11.50%	29,455,746,106	-	38,542,500,000	
Pharmaceutical Packaging Joint Stock Company	15.00%	11,370,153,435	-	(*)	15.00%	11,370,153,435	-	(*)	
Medipharco Pharmaceutical Joint Stock Company (i)	9.10%	9,231,455,589	(750,193,089)	8,481,262,500	9.10%	9,231,455,589	(2,039,344,989)	7,192,110,600	
Vietnam Pharmaceutical Chemical Joint Stock Company	7.76%	5,107,203,820	-	(*)	7.76%	5,107,203,820	-	(*)	
Yen Bai Pharmaceutical Joint Stock Company	5.73%	3,466,940,866	-	(*)	5.73%	3,466,940,866	-	(*)	
CPC1 Hanoi Pharmaceutical Joint Stock Company (i)	10.75%	27,776,985,675	-	365,333,242,000	10.75%	27,776,985,675	-	362,399,909,400	
Ha Tinh Pharmaceutical Joint Stock Company (i)	0.65%	971,029,662	-	1,996,500,000	0.65%	971,029,662	-	1,697,025,000	
Tuyen Quang Pharmaceutical and Trading Services Joint Stock Company	0.81%	670,269,026	-	(*)	0.81%	670,269,026	-	(*)	
Kingdom Indochina Joint Stock Company (ii)	2.44%	22,983,000,000	-	(*)	2.44%	22,983,000,000	-	(*)	
Indochina Urban Development Joint Stock Company (ii)	2.53%	6,017,000,000	-	(*)	2.53%	6,017,000,000	-	(*)	
TV. Pharm Pharmaceutical Joint Stock Company	0.10%	300,659,375	-	(*)	0.10%	300,659,375	-	(*)	
<b>TOTAL</b>		<b>870,823,455,837</b>	<b>(120,164,687,830)</b>			<b>870,823,455,837</b>	<b>(123,486,516,430)</b>		

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**13. LONG-TERM INVESTMENTS (continued)**

**13.2 Investments in other entities (continued)**

- (i) The fair value of these investments was determined by reference to the share's closing prices (at the ending date or the transaction date closest to the reporting date) of the companies listed on Ho Chi Minh City Stock Exchange or Hanoi Stock Exchange or in the Unlisted Public Company Market (UPCom).
- (ii) As at 31 December 2024, a subsidiary of the Corporation has pledged all shares in Indochina Urban Development Joint Stock Company and Kingdom Indochina Joint Stock Company to secure for its borrowings (see also Note 20).
- (\*) The Corporation is unable to determine the fair value of these investments for disclosure purpose in the consolidated financial statements because market prices of these shares are not available. The fair value of these financial investments may differ from their carrying amounts.

**14. PREPAID EXPENSES**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
<b>Short-term</b>		
Office rental expenses	1,136,909,101	1,454,312,450
Tools and supplies	-	781,023,553
Other short-term prepaid expenses	1,815,246,309	1,826,770,433
<b>TOTAL</b>	<b><u>2,952,155,410</u></b>	<b><u>4,062,106,436</u></b>
<b>Long-term</b>		
Prepaid land rental	24,933,986,855	25,955,233,124
Tools and supplies	1,690,891,003	1,885,538,555
Other long-term prepaid expenses	4,085,605,171	2,450,099,011
<b>TOTAL</b>	<b><u>30,710,483,029</u></b>	<b><u>30,290,870,690</u></b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

## 15. SHORT-TERM TRADE PAYABLES AND ADVANCES FROM CUSTOMERS

### 15.1 Short-term trade payables

Currency: VND

	Ending balance		Beginning balance	
	Amount	Payable amount	Amount	Payable amount
<b>Short-term</b>				
Trade payables to suppliers				
- Hisamitsu Vietnam Pharmaceutical Co., Ltd.	228,034,625,325	228,034,625,325	289,484,276,110	289,484,276,110
- Other suppliers	1,319,826,775,988	1,319,826,775,988	1,322,043,334,973	1,322,043,334,973
Short-term payables to related parties (Note 30)	8,019,810,193	8,019,810,193	1,186,539,433	1,186,539,433
<b>TOTAL</b>	<b>1,555,881,211,506</b>	<b>1,555,881,211,506</b>	<b>1,612,714,150,516</b>	<b>1,612,714,150,516</b>
<b>Long-term</b>				
Hisamitsu Vietnam Pharmaceutical Co., Ltd.	-	-	30,000,000,000	30,000,000,000
<b>TOTAL</b>	<b>-</b>	<b>-</b>	<b>30,000,000,000</b>	<b>30,000,000,000</b>

### 15.2 Short-term advances from customers

Currency: VND

	Ending balance	Beginning balance
Advances from customers		
- A My Pharmaceutical Company Limited	2,072,402,180	15,968,616,932
- Other customers	20,537,878,429	19,457,719,146
Advances from related parties (Note 30)	-	759,560,000
<b>TOTAL</b>	<b>22,610,280,609</b>	<b>36,185,896,078</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

16. STATUTORY OBLIGATIONS

Currency: VND

	Beginning balance (Restated)		Movement during the year		Ending balance	
	receivables	Amount payables	Amount payable in the year	Amount deducted in the year	receivables	Amount payables
Domestic value added tax	(138,528,103)	1,127,806,436	307,469,993,808	(302,040,163,660)	(138,528,103)	324,596,144
Import value added tax	(288,199,758)	-	131,023,140,548	(115,326,798,097)	(860,208,119)	5,386,196
Import/export duties	(65,556,531)	3,137,587	6,600,869,531	-	(65,556,585)	3,137,587
Land use tax	-	2,382,107,394	37,257,614,228	-	(1,269,350,171)	33,472,204,752
Personal income tax	(12,656,896)	865,427,385	9,482,020,241	(101,019,203)	(90,506,868)	490,182,033
Corporate income tax	(1,269,350,171)	42,692,604,118	14,635,130,939	(9,834,096,362)	-	2,043,978,378
Other fees	(20,986,506)	11,905,448,026	4,515,966,896	(14,973,259,955)	(13,031,416)	15,936,931,711
<b>TOTAL</b>	<b>(1,795,277,965)</b>	<b>58,976,530,945</b>	<b>510,984,736,192</b>	<b>(318,404,147,479)</b>	<b>(2,437,181,262)</b>	<b>52,276,416,801</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**17. SHORT-TERM ACCRUED EXPENSES**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Accrued bonus	4,479,750,000	2,973,062,500
Goods storage fees	-	2,233,732,121
Interest payables	952,684,597	1,713,456,210
Other accruals	5,037,205,055	1,152,226,984
<b>TOTAL</b>	<b><u>10,469,639,652</u></b>	<b><u>8,072,477,815</u></b>
<i>Including:</i>		
Short-term accrual to related parties (Note 30)	-	2,310,851

**18. OTHER SHORT-TERM PAYABLES**

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Payables related to entrusted goods (i)	11,909,858,335	23,430,311,263
Deposits and collaterals	479,001,586	1,037,156,772
Dividend payables	360,688,965	282,943,476
Other payables	8,343,527,768	14,084,928,639
<b>TOTAL</b>	<b><u>21,093,076,654</u></b>	<b><u>38,835,340,150</u></b>

(i) This is payables to suppliers from trust import shipments completed during the year.

**19. BONUS AND WELFARE FUNDS**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
Beginning balance	9,353,401,594	10,453,038,491
Appropriation for the year (Note 21.1)	22,146,639,232	10,742,900,914
Other increase	(1,786,409)	-
Utilisation during the year	<u>(16,351,232,784)</u>	<u>(11,842,537,811)</u>
Ending balance	<b><u>15,147,021,633</u></b>	<b><u>9,353,401,594</u></b>



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**20. LOANS**

	Beginning balance		Movement during the year		Ending balance	
	Balance	Payable amount	Increase	Decrease	Balance	Payable amount
<b>Short-term loans</b>						
Loan from banks (Note 20.1)	1,111,809,999,664	1,111,809,999,664	3,512,863,336,598	(3,429,095,294,524)	1,195,578,041,740	1,195,578,041,740
Loan from individuals (Note 20.2)	19,909,000,002	19,909,000,002	5,580,000,000	(13,951,000,000)	11,538,000,000	11,538,000,000
Current portion of long-term loans from banks (Note 20.3)	5,066,114,612	5,066,114,612	398,588,612	(5,066,114,612)	398,588,612	398,588,612
<b>TOTAL</b>	<b>1,136,785,114,278</b>	<b>1,136,785,114,278</b>	<b>3,518,841,925,210</b>	<b>(3,448,112,409,136)</b>	<b>1,207,514,630,352</b>	<b>1,207,514,630,352</b>
<b>Long-term loans</b>						
Loans from banks (Note 20.3)	1,594,354,460	1,594,354,460	-	(398,588,612)	1,195,765,848	1,195,765,848
Loans from others (Note 20.3)	29,000,000,000	29,000,000,000	-	-	29,000,000,000	29,000,000,000
<b>TOTAL</b>	<b>30,594,354,460</b>	<b>30,594,354,460</b>	<b>-</b>	<b>(398,588,612)</b>	<b>30,195,765,848</b>	<b>30,195,765,848</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**20. LOANS (continued)**

**20.1 Short-term loans from bank**

<i>Lenders</i>	<i>Ending balance (VND)</i>	<i>Principal and interest payment term</i>	<i>Interest rate (%/annum)</i>	<i>Description of collateral</i>
Vietnam Joint Stock Commercial Bank for Industry and Trade – Ho Chi Minh City Branch	476,158,775,078	Term loan of 6 months. Last principal is due on 24 June 2025. Interest payable monthly.	4.0% - 5.2%	Debt collection rights arising from contracts signed between Codupha Central Pharmaceutical Joint Stock Company and its customers amounting to VND 275 billion; a part of inventories with the average value of VND 210 billion.
Vietnam International Commercial Joint Stock Bank	182,969,838,424	Term loan of 6 months. Last principal is due on 26 May 2025. Interest payable monthly.	5%	Inventories of Codupha Central Pharmaceutical Joint Stock Company amounting to at least VND 300 billion.
Vietnam Maritime Commercial Joint Stock Bank – Ho Chi Minh City Branch	164,949,807,440	Term loan of 6 months. Last principal is due on 31 May 2025. Interest payable monthly.	5%	Unsecured
Military Commercial Joint Stock Bank – Thang Long Branch	18,126,777,131	Term loan of 6 months. Last principal is due on 20 June 2025. Interest payable monthly.	5% - 6%	Inventories of Codupha Central Pharmaceutical Joint Stock Company with the minimum value of VND 150 billion; debt collection rights arising from contracts signed between Codupha and its customers amounting to at least VND 150 billion and the land use rights located at 132A Nguyen Van Cu Street, An Khanh Ward, Ninh Kieu District, Can Tho City.
Vietnam Technological And Commercial Joint Stock Bank – Tan Binh Branch	85,018,347,292	Term loan of 6 months. Last principal is due on 20 May 2025. Interest payable monthly.	4.7% - 5.0%	Unsecured
Vietnam Maritime Commercial Joint Stock Bank - Transactions Center Branch	79,721,783,503	Term loan of 5.5 months. Last principal is due on 27 May 2025. Interest payable monthly.	4% - 4.2%	Unsecured
Others	188,632,712,872	Last principal is due on 10 November 2025. Interest payable monthly.	4% - 5.0%	Certain assets which are inventories and debt collection rights arising from contracts signed between the Corporation' subsidiaries or circulating debt collection rights.
<b>TOTAL</b>	<b>1,195,578,041,740</b>			

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

<b>20. LOANS</b> (continued)					
<b>20.2 Short-term loans from individuals</b>					
<i>Lenders</i>	<i>Ending balance (VND)</i>	<i>Principal and interest payment term</i>	<i>Interest rate (%/annum)</i>	<i>Description of collateral</i>	
Loans from employees	10,941,000,000	Principal repayable on demand. Loan interest payable monthly	5%	Unsecured	
Loans from individuals	597,000,000	Principal repayable on demand. Loan interest payable monthly	12%	Unsecured	
<b>TOTAL</b>	<b><u>11,538,000,000</u></b>				
<b>20.3 Long-term loans</b>					
<i>Lenders</i>	<i>Ending balance (VND)</i>	<i>Principal and interest payment term</i>	<i>Interest rate (%/annum)</i>	<i>Description of collateral</i>	
Vietnam Joint Stock Commercial Bank for Industry and Trade – Da Nang Branch	1,584,354,460	Final drawdown will mature on 3 January 2029. Interest payable monthly.	12.5%	Buildings and structures, machineries and equipments of the Corporation's subsidiaries.	
<i>In which:</i>					
Current portion of long-term loans	398,588,612				
Long-term loans	1,195,765,848				
Hoa Lam Investment and Development Joint Stock Company	29,000,000,000	Final drawdown will mature on 31 December 2026.	0%	Shares owned by the Corporation's subsidiary in Indochina Urban Development Joint Stock Company Kingdom Indochina Joint Stock Company	
<i>In which:</i>					
Current portion of long-term loans	-				
Long-term loans	29,000,000,000				
<b>TOTAL</b>	<b><u>30,594,354,460</u></b>				
<i>In which:</i>					
Current portion of long-term loans	398,588,612				
Long-term loans	30,195,765,848				

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

21. OWNERS' EQUITY

21.1 Increase and decrease in owners' equity

	Issued share capital	Other capital	Asset revaluation reserve	Foreign exchange differences reserve	Investment and development fund	Other funds belonging to owners' equity	Undistributed earnings	Non-controlling interests	Total	Currency: VND
<i>Previous year (Restated)</i>										
Beginning balance (Restated)	2,370,000,000,000	57,739,257,171	(433,099,848,386)	(5,257,508,885)	333,037,718,899	982,699,119	348,187,465,898	213,212,679,976	2,884,812,453,592	
- Net profit for the year (Restated)	-	-	-	-	-	-	337,508,110,114	39,778,554,932	377,284,665,046	
- Cash dividends	-	-	-	-	-	-	-	(13,443,195,000)	(13,443,195,000)	
- Appropriation for investment and development fund	-	-	-	-	16,412,639,180	-	(16,412,639,180)	-	-	
- Appropriation for bonus and welfare fund	-	-	-	-	-	-	(1,604,966,400)	(839,435,098)	(2,444,431,498)	
- Provisional appropriation for bonus and welfare fund from the profit of 2023	-	-	-	-	-	-	(8,520,240,785)	(1,463,561,964)	(7,983,802,749)	
- Remuneration to management	-	-	-	-	-	-	(205,810,880)	(108,855,787)	(314,666,667)	
- Adjustment to asset revaluation reserve due to receipt of pre-equitisation dividends from associates	-	-	44,699,404,000	-	-	-	(44,699,404,000)	-	-	
- Other increase/ (decreases)	-	-	-	(639,288,763)	-	-	55,154,767	(440,682,959)	(1,024,816,945)	
Ending balance (Restated)	2,370,000,000,000	57,739,257,171	(388,400,444,386)	(5,896,797,638)	349,450,358,079	982,699,119	616,315,629,334	236,696,504,100	3,236,886,205,779	

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**21. OWNERS' EQUITY (continued)**

**21.1 Increase and decrease in owners' equity (continued)**

	Issued share capital	Other capital	Asset revaluation reserve	Foreign exchange differences reserve	Investment and development fund	Other funds belonging to owners' equity	Undistributed earnings	Non-controlling interests	Total
<b>Current year</b>									
Beginning balance (Restated)	2,370,000,000,000	57,739,257,171	(388,400,444,388)	(5,896,797,638)	349,450,358,079	982,699,119	616,315,629,334	236,695,504,100	3,236,886,205,779
- Net profit for the year	-	-	-	-	-	-	420,814,703,639	47,280,423,116	468,095,126,755
- Cash dividends (*)	-	-	-	-	-	-	(165,899,949,732)	(20,017,885,268)	(185,917,835,000)
- Appropriation for investment and development fund (**)	-	-	-	-	67,333,390,287	-	(67,333,390,287)	-	-
- Appropriation for bonus and welfare fund (**)	-	-	-	-	-	-	(9,913,744,122)	(5,232,895,110)	(15,146,639,232)
- Provisional appropriation for bonus and welfare fund from the profit of 2024 (*)	-	-	-	-	-	-	(4,636,870,000)	(2,363,130,000)	(7,000,000,000)
- Other Increases/ (decrease) (***)	-	(142,246,763)	-	5,997,766,776	(486,165,557)	24,208	3,516,018,995	4,243,682,919	13,019,080,578
Ending balance	2,370,000,000,000	57,597,010,408	(388,400,444,388)	(9,010,862)	416,297,582,809	982,723,327	792,862,397,827	260,605,679,757	3,509,935,938,880

(\*) The Corporation and its subsidiaries declared dividends and reserve appropriation from undistributed earnings of 2023 in accordance with the Resolution of the General Meetings of Shareholders of the Corporation and its subsidiaries and made provisional appropriation to bonus and welfare fund from undistributed earnings in 2024.

(\*\*) The Corporation, its subsidiaries and associates appropriated undistributed earnings in 2023 to investment and development funds in accordance with the Resolution of the General Meetings of Shareholders of the Corporation, its subsidiaries, and associates.

(\*\*\*) Including some adjustments to undistributed earnings in 2023 in accordance with Notice No. 71/1TB-KTNN issued by the State Auditor at the Corporation's subsidiaries and other adjustments.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

## 21. OWNERS' EQUITY (continued)

### 21.2 Details of owners' shares capital

	<i>Ending balance</i>			<i>Beginning balance</i>		
	<i>Total</i>	<i>Ordinary shares</i>	<i>Preferred shares</i>	<i>Total</i>	<i>Ordinary shares</i>	<i>Preferred shares</i>
	<i>Unit: Shares</i>					
State capital (*)	154,050,000	154,050,000	-	154,050,000	154,050,000	-
Other shareholders	82,950,000	82,950,000	-	82,950,000	82,950,000	-
<b>TOTAL</b>	<b>237,000,000</b>	<b>237,000,000</b>	<b>-</b>	<b>237,000,000</b>	<b>237,000,000</b>	<b>-</b>

(\*) In accordance with Decision No. 471/TTg – DMDN dated 27 May 2023 of the Prime Minister, the right to represent the State capital ownership in Vietnam Pharmaceutical Corporation was transferred from the Ministry of Health to State Capital and Investment Corporation (SCIC).

### 21.3 Capital transactions with owners and distribution of dividends, profits

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
<b>Contributed capital</b>		
Beginning balance	2,370,000,000,000	2,370,000,000,000
Increase	-	-
Ending balance	<u>2,370,000,000,000</u>	<u>2,370,000,000,000</u>
<b>Dividends declared</b>		
Dividends for 2023	165,900,000,000	-
<b>Dividends paid</b>		
Dividends for 2023	165,900,000,000	-
Dividends for 2021	24,360,000	-
Dividends for 2020	28,403,000	1,710,000
Dividends for 2019	11,160,000	-
Dividends for 2018	7,800,000	-

### 21.4 Shares

	<i>Unit: Shares</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
<b>Authorised share capital</b>	<b>237,000,000</b>	<b>237,000,000</b>
<b>Issued shares</b>		
Ordinary shares	237,000,000	237,000,000
Preferred shares	-	-
<b>Shares in circulation</b>		
Ordinary shares	237,000,000	237,000,000
Preferred shares	-	-

The par value of share in circulation during the year is VND 10,000/share (31 December 2023: VND 10,000/share).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**22. OFF BALANCE SHEET ITEMS**

<i>ITEM</i>	<i>Ending balance</i>	<i>Beginning balance</i>
1. Foreign Currency:		
- US Dollar (USD)	14,627	363,048
- Euro (EUR)	1,320	25,430
- Baht Thailand (THB)	62,602	61,158
- Kip Laos (LAK)	990,664	150,798,392
- Hungarian Forint (FT)	20,000	20,000
- Russian Ruble (RUB)	662,000	662,000
2. Import goods held in trust for third parties	77,976,162,747	1,533,462,787

**23. REVENUES****23.1 Revenue from sale of goods and rendering of services**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
<b>Gross revenue</b>	<b>5,529,361,265,970</b>	<b>5,609,381,373,967</b>
<i>in which:</i>		
Revenue from sale of finished goods and merchandises	5,431,578,003,446	5,542,753,512,905
Revenue from rendering of services	79,126,788,262	66,627,861,062
Sale of investment properties	18,656,474,262	-
<b>Less</b>	<b>(7,559,820,824)</b>	<b>(26,161,956,751)</b>
Sales returns	(5,708,190,014)	(22,340,979,638)
Sales discount	(812,084,413)	(1,183,952,302)
Sale allowances	(1,039,546,397)	(2,637,024,811)
<b>Net revenue</b>	<b>5,521,801,445,146</b>	<b>5,583,219,417,216</b>
<i>in which:</i>		
Sale of finished goods and merchandises	5,424,018,182,622	5,516,591,556,154
Rendering of services	79,126,788,262	66,627,861,062
Sale of investment properties	18,656,474,262	-
<i>in which:</i>		
Sales to others	5,518,940,790,476	5,583,155,892,084
Sales to related parties (Note 30)	2,860,654,670	1,726,966,356

**23.2 Finance income**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
Dividend income	162,671,888,300	170,687,122,300
Deposit and bond interest income	49,660,741,160	60,549,947,937
Foreign exchange gains	28,559,858,158	23,407,447,858
Interest income on credit sale	3,500,767,640	17,113,382,604
Others	13,790,570,062	12,177,607,727
<b>TOTAL</b>	<b>258,183,825,320</b>	<b>283,935,508,426</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**24. COST OF GOODS SOLD AND SERVICES RENDERED**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year (Restated)</i>
Cost of finished goods and merchandises sold	4,925,236,692,972	4,938,441,251,087
Cost of services rendered	22,702,320,667	11,426,807,682
Cost of investment properties sold	12,036,276,582	-
Provision for obsolete inventories	<u>(30,883,947,027)</u>	<u>46,091,369,334</u>
<b>TOTAL</b>	<b><u>4,929,091,343,194</u></b>	<b><u>4,995,959,428,103</u></b>

**25. FINANCE EXPENSES**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
Interest expenses	53,512,208,376	73,591,520,970
Foreign exchange losses (Revert of provsion)/provision of financial investments	<u>(3,321,928,600)</u>	<u>51,488,246,858</u>
<b>TOTAL</b>	<b><u>103,707,004,784</u></b>	<b><u>151,669,291,975</u></b>

**26. SELLING EXPENSES AND GENERAL AND ADMINISTRATIVE EXPENSES**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
<b>Selling expenses incurred during the year</b>		
- Labour costs	139,897,831,200	135,753,133,511
- Raw material costs	8,014,016,313	10,200,249,810
- Expenses for external services	47,361,177,458	47,482,245,547
- Depreciation and amortisation of fixed assets	20,175,184,369	19,222,891,851
- Others	<u>58,523,986,206</u>	<u>50,838,106,391</u>
<b>TOTAL</b>	<b><u>273,971,995,546</u></b>	<b><u>263,496,627,110</u></b>
<b>General and administrative expenses Incurred during the year</b>		
- Labour costs	35,342,732,489	34,837,520,359
- Office equipment	3,899,140,722	1,584,058,061
- Depreciation and amortisation of fixed assets	5,868,717,895	5,004,335,310
- Expenses for external services	30,659,935,952	37,478,759,681
- Provision for doubtful debts	11,124,256,486	5,850,759,244
- Taxes and fees	11,350,101,311	11,765,507,690
- Others	<u>50,723,682,033</u>	<u>46,839,402,401</u>
<b>TOTAL</b>	<b><u>148,968,624,888</u></b>	<b><u>143,360,342,746</u></b>



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**27. PRODUCTION AND OPERATING COSTS**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year (Restated)</i>
Costs of merchandises sold	4,844,326,237,181	4,885,288,861,394
Cost of investment properties sold	12,036,276,582	-
Raw materials expenses	42,693,615,702	46,798,966,935
Labour costs	182,805,414,346	180,931,535,230
Depreciation of fixed assets	30,171,329,873	29,920,055,326
Expenses for external services	90,717,715,816	90,926,020,803
Others	135,854,967,542	168,986,536,030
<b>TOTAL</b>	<b><u>5,338,605,557,042</u></b>	<b><u>5,402,851,975,718</u></b>

**28. OTHER INCOME AND EXPENSES**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year (Restated)</i>
<b>Other income</b>		
Insurance compensation	29,284,171,524	-
Gains from disposal of assets	1,845,182,325	-
Others	1,103,675,346	1,067,601,572
	<u>32,233,029,195</u>	<u>1,067,601,572</u>
<b>Other expenses</b>		
Penalties	4,543,624,166	3,819,699,503
Others	1,515,967,181	2,737,415,157
	<u>6,059,591,347</u>	<u>6,557,114,660</u>
<b>NET OTHER PROFIT/(LOSS)</b>	<b><u>26,173,437,848</u></b>	<b><u>(5,489,513,088)</u></b>

**29. CORPORATE INCOME TAX**

The statutory corporate income tax ("CIT") applicable to the Corporation and its subsidiaries is 20% of taxable income.

Tax returns of the Corporation and its subsidiaries will be subject to examination by the tax authorities. As the application of tax laws and regulations to different types of operations may be explained in many different ways, the amounts reported in the consolidated financial statements could change at a later date upon final determination by the tax authorities.

**29.1 CIT expenses**

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year (Restated)</i>
Current CIT expenses	33,117,958,965	37,381,617,838
Adjustment for under accrual of CIT from prior years	4,139,655,254	434,044,387
Deferred tax expense/(income)	3,879,165,953	(3,879,165,953)
<b>TOTAL</b>	<b><u>41,136,780,182</u></b>	<b><u>33,936,496,272</u></b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
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**29. CORPORATE INCOME TAX (continued)**

**29.2 Current CIT expenses**

The current tax payable is based on taxable income for the current year. The taxable income of the Corporation and its subsidiaries for the year differs from the profit as reported in the consolidated income statement because it excludes items of income or expense that are taxable or deductible in other years and it further excludes items that are not taxable or deductible. The Corporation and its subsidiaries' liabilities for current tax is calculated using tax rates that have been enacted by the consolidated balance sheet date.

The reconciliation between the profit before tax and taxable profit is presented below:

	<i>Current year</i>	<i>Currency: VND Previous year (Restated)</i>
<b>Accounting profit before tax</b>	<b>509,231,906,937</b>	<b>411,221,161,318</b>
<i>Adjustments to increase:</i>		
Expenses without adequate supporting documents	3,337,858,606	3,176,988,561
Allowance for non-executive members of the Board of Directors and Supervisory Board	977,936,364	840,000,000
Provision for obsolete inventories	-	11,741,909,900
Others	17,718,424,462	3,404,631,360
<i>Adjustments to decrease:</i>		
Dividend income	(162,671,888,300)	(170,687,122,300)
Reversal of provision of inventories	(8,419,675,876)	-
Other adjustments	(5,846,720,627)	(11,609,317)
Effects of the elimination of intra-group transactions for consolidation purpose	(159,475,526,247)	(97,885,316,169)
Loss carried forward	(3,555,112,852)	-
<b>Estimated current taxable income</b>	<b>191,297,202,467</b>	<b>161,800,643,361</b>
<i>In which:</i>		
Income subject to tax rate of 20%	196,786,973,714	167,512,259,423
Tax losses	(5,489,771,247)	(5,711,616,062)
<b>Estimated current CIT expenses</b>	<b>39,357,394,743</b>	<b>33,502,451,885</b>
Adjustment for under accrual of tax from prior years	1,779,385,439	434,044,387
<b>Current CIT expenses</b>	<b>41,136,780,182</b>	<b>33,936,496,272</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

## 29. CORPORATE INCOME TAX (continued)

### 29.3 Deferred tax

The following are the deferred tax assets recognised by the Corporation's subsidiary, and the movements thereon, during the current and previous years.

Currency: VND

	<i>Consolidated balance sheet</i>		<i>Consolidated income statement</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>	<i>Current year</i>	<i>Previous year</i>
<b>Deferred tax assets</b>				
Provision for obsolete inventories	4,615,812,818	3,879,165,953	(3,879,165,953)	3,879,165,953
	<b>4,615,812,818</b>	<b>3,879,165,953</b>		
<b>Net deferred tax (charged)/credit to consolidated income statement</b>			<b>(3,879,165,953)</b>	<b>3,879,165,953</b>

### 29.4 Unrecognised deferred tax assets

#### Tax losses carried forward

The Corporation and its subsidiaries are entitled to carry tax losses forward to offset against taxable income arising within five years subsequent to the year in which the loss was incurred. At the balance sheet date, the Corporation has aggregated accumulated tax losses that can be used to offset against future taxable income. Details are as follows:

Currency: VND

<i>Originating year</i>	<i>Can be utilized up to</i>	<i>Tax loss amount (*)</i>	<i>Utilized up to 31 December 2024</i>	<i>Forfeited</i>	<i>Unutilized at 31 December 2024</i>
2019	2024	(17,923,916,555)	17,923,916,555	-	-
2020	2025	(29,191,275,856)	3,459,226,496	-	(25,732,049,360)
2022	2027	(88,028,387,898)	-	-	(88,028,387,898)
2023	2028	(3,779,186,948)	-	-	(3,779,186,948)
2024	2029	(5,489,771,247)	-	-	(5,489,771,247)
<b>TOTAL</b>		<b>(144,412,538,504)</b>	<b>21,383,143,051</b>	<b>-</b>	<b>(123,029,395,453)</b>

These are the estimated tax losses as per the corporate income tax declarations of the Corporation which have not been audited by the tax authorities as of the date of these consolidated financial statements.

The Corporation and its subsidiaries have not recognized deferred tax assets for these accumulated tax losses due to the uncertainty of future taxable profit at this stage.

(\*) The aggregated accumulated losses as at 31 December 2024 of the Corporation does not include the accumulated tax losses of the Center for Cosmetic and Pharmaceutical Trade Service - Vinapharm, as this branch's operations were terminated from 26 November 2024 as disclosed in Note 1.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**30. TRANSACTIONS WITH RELATED PARTIES**

The list of related parties over which the Corporation and its subsidiaries have control/significant influence and other related parties that have significant transactions with the Corporation and its subsidiaries during the year and as at 31 December 2024 includes:

<i>No.</i>	<i>Related parties</i>	<i>Relationship</i>
1	State Capital Investment Corporation	Shareholder
2	Imexpharm Corporation	Associate
3	Sanofi-Synthelabo Vietnam Pharmaceutical Joint Stock Company	Associate
4	Danapha Pharmaceutical Joint Stock Company	Associate
5	No.25 Central Pharmaceutical Joint Stock Company	Associate
6	Central Pharmaceutical Products Joint Stock Company No. 3 ("Foripharm")	Associate
7	Vietnam Medical Products Import - Export Joint Stock Company	Associate
8	Davina Pharmaceutical Joint Stock Company (formerly Danapha – Nanosome Pharmaceutical Joint Stock Company)	Associate
9	Vietnam Alfresa Codupha Medical Company Limited	Associate
10	OPC Pharmaceutical Joint Stock Company	Entity with a mutual member of Board of Directors
11	Mekophar Chemical – Pharmaceutical Joint Stock Company	Entity with a mutual member of Board of Directors and key management
12	Sanofi Vietnam Joint Stock Company	Entity with a mutual member of Board of Directors
13	Mr. Dinh Xuan Han	Chairman
14	Mr. Tran Duc Hung	Vice Chairman/Member of Audit committee from 25 June 2024
15	Ms. Han Thi Khanh Vinh	Member of BoD/General Director
16	Ms. Pham Thi Xuan Huong	Member of BoD until 23 April 2024
17	Ms. Nguyen Hong Nhung	Member of BoD until 23 April 2024
18	Mr. Do Manh Cuong	independent member BoD/Chair of Audit committee from 25 June 2024
19	Mr. Tran Van Hai	Member of BoD
20	Mr. Nguyen Van Khai	Head of Board of Supervisors ("BoS") until 23 April 2024
21	Ms. Ngo Thi Bich Thao	Member of BoS until 23 April 2024
22	Ms. Hoang Dieu Linh	Member of BoS until 23 April 2024
23	Ms. Kieu Thi Minh Hong	Member of BoS until 23 April 2024
24	Ms. Nguyen Thuy Dung	Head of Internal Audit
25	Ms. Nguyen Thi Thuy	Deputy Head of Internal Audit
26	Mr. Phi Ngoc Tu	Member of Internal Audit
27	Ms. Lu Thi Khanh Tran	Chief Accountant

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**30. TRANSACTIONS WITH RELATED PARTIES (continued)**

Significant transactions of the Corporation and its subsidiaries with related parties in current year and previous year were as follows:

Related party	Transactions	Currency: VND	
		Current year	Previous year
Imexpharm Corporation	Dividends received	15,431,360,000	14,696,534,000
	Purchase of goods and services	3,033,988,980	437,932,286
	Revenue from medical testing services	304,761,905	-
Central Pharmaceutical Joint Stock Company No.3	Dividends received	14,238,261,000	15,187,480,000
	Purchases of goods	305,174,992	389,683,517
	Trademark royalties fee	-	7,610,356
Danapha Pharmaceuticai Joint Stock Company	Dividends received	3,876,716,900	3,876,716,900
	Revenue from medical testing services	2,205,002,096	-
	Revenue from trademark royalties	196,826,169	55,914,776
	Purchases of goods	-	93,622,842
Vietnam Medical Products Import - Export Joint Stock Company	Dividends received	1,485,000,000	1,485,000,000
	Revenue from sale of goods	-	1,545,964,382
	Storage fees	131,790,387	12,573,290
Sanofi-Syntheiabo Vietnam Pharmaceutical Shareholding Company	Dividends received	-	44,699,404,000
Sanofi Vietnam Joint Stock Company	Revenue from trademark royalties	118,500,000,000	129,000,000,000
OPC Pharmaceutical Joint Stock Company	Dividends received	12,878,979,000	12,878,979,000
	Purchases of goods and services	9,250,972,772	31,764,137
	Revenue from goods and services	110,751,500	-
	Revenue from trademark royalties	48,313,000	23,854,000

*Terms and conditions of transactions with related parties*

The sales to and purchases from related parties are made based on contractual agreement.

The Corporation and its subsidiaries recognized royalty revenue from "Cao Sao Vang" trademark with related parties based on contractual agreement.

Outstanding balances at 31 December 2024 are unsecured, interest free and will be settled in cash. For the year ended 31 December 2024, the Corporation and its subsidiaries have not made any provision for doubtful debts relating to amounts owed by related parties (31 December 2023: 0 VND). This assessment is undertaken each financial year through the examination of the financial position of the related party and the market in which the related party operates.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**30. TRANSACTIONS WITH RELATED PARTIES (continued)**

Amounts due to and due from related parties at the balance sheet dates were as follows:

<i>Related party</i>	<i>Transactions</i>	<i>Currency: VND</i>	
		<i>Ending balance</i>	<i>Beginning balance</i>
<b><i>Short-term trade payables (Note 15.1)</i></b>			
Central Pharmaceutical Joint Stock Company No.3	Purchases of goods	310,250,799	135,772,560
Danapha Pharmaceutical Joint Stock Company	Purchases of goods	2,512,937	64,667,151
Vietnam Alfresa Codupha Medical Company Limited	Purchases of goods	986,099,722	986,099,722
OPC Pharmaceutical Joint Stock Company	Purchases of goods	6,720,946,735	-
<b>TOTAL</b>		<b>8,019,810,193</b>	<b>1,186,539,433</b>
<b><i>Short-term advances from customers (Note 15.2)</i></b>			
Danapha Pharmaceutical Joint Stock Company	Advance for medical testing services	-	759,560,000
<b>TOTAL</b>		<b>-</b>	<b>759,560,000</b>
<b><i>Short-term accrued expenses (Note 17)</i></b>			
Vietnam Medical Import and Export Joint Stock Company	Storage fees	-	2,310,851
<b>TOTAL</b>		<b>-</b>	<b>2,310,851</b>

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

30. TRANSACTIONS WITH RELATED PARTIES (continued)

*Transactions with other related parties*

Remuneration, salary and other benefits to members of the Board of Directors ("BoD"), Management and Chief accountant (including remuneration, salary in subsidiaries) during the year:

<i>Individuals</i>	<i>Position</i>	<i>Currency: VND</i>	
		<i>Remuneration, salary, bonus and other benefits</i>	
		<i>Current year</i>	<i>Previous year</i>
Mr. Dinh Xuan Han	Chairman of BoD from 30 June 2023	1,076,386,364	996,000,000
Mr. Le Van Son	Chairman of BoD to 30 June 2023	960,000,000	1,047,930,000
Mr. Tran Duc Hung	Vice Chairman of BoD from 30 June 2023/ Member of Audit committee from 25 June 2024	161,363,636	60,000,000
Mrs. Han Thi Khanh Vinh	Member of BoD/ General Director from 30 June 2023	1,038,500,000	996,000,000
Mr. Do Manh Cuong	Independent member BoD/Chair of Audit committee from 25 June 2024	124,090,909	-
Mr. Tran Van Hai	Member of BoD from 30 June 2023/Member of BOS until 30 June 2023	120,000,000	60,000,000
Mrs. Nguyen Hong Nhung	Member of BoD until 23 April 2024	216,931,818	747,312,500
Ms. Pham Thi Xuan Huong	Member of BoD until 23 April 2024	37,727,273	108,000,000
Ms. Lu Thi Khanh Tran	Chief Accountant from 24 April 2023	774,000,000	486,878,977
<b>TOTAL</b>		<b>4,509,000,000</b>	<b>4,502,121,477</b>

Salaries and operating expenses of the Board of Supervisors:

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year</i>
Salaries and operating expenses of the Board of Supervisors	237,048,182	726,000,000

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**31. EARNINGS PER SHARE**

The following reflects the income and share data used in the basic and diluted earnings per share computations.

	<i>Currency: VND</i>	
	<i>Current year</i>	<i>Previous year (Restated)</i>
Profit after tax	420,814,703,639	337,506,110,114
Adjustment due to appropriation to bonus and welfare fund	<u>(11,034,429,404)</u>	<u>(16,433,680,520)</u>
<b>Net profit after tax attributable to ordinary shareholders</b>	<b><u>409,780,274,235</u></b>	<b><u>321,072,429,594</u></b>
Weighted average number of ordinary shares (excluding treasury shares) for basic earnings per share	<u>237,000,000</u>	<u>237,000,000</u>
<b>Weighted average number of ordinary shares (excluding treasury shares) adjusted for the effect of dilution</b>	<b><u>237,000,000</u></b>	<b><u>237,000,000</u></b>
<b>Earnings per share</b>		
- Basic	1,729	1,355
- Diluted	1,729	1,355

Profit used to compute earnings per share for the year 2023 was restated to reflect the retrospective adjustment to correct prior years' errors (Note 33) and the actual appropriation to bonus and welfare funds from the profit for the year ended 31 December 2023 in accordance with the Resolution of the Annual General Meetings of Shareholders of the Corporation and its subsidiaries.

Profit used to compute earnings per share for the year ended 31 December 2024 was also adjusted for the provisional appropriation to bonus and welfare fund from 2024's profit in accordance with the Resolution of the General Meeting of Shareholders of the Corporation and its subsidiaries.

There are no other common stock transactions or other potential common stock transactions occurring from the balance sheet date to the date of completion of these consolidated financial statements.



NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**32. SEGMENT INFORMATION**

The primary segment reporting format is determined to be business segments as the Corporation and its subsidiaries' risks and rates of return are affected predominantly by differences in the products and services produced. The operating businesses are organised and managed separately according to the nature of the products and services provided, including the following business segments:

- Real estate business segment;
- Pharmaceutical products and services segment.

The following tables present revenue profit, expenditures and certain assets and liabilities information regarding the Corporation and its subsidiaries' business segment.

	<i>Currency: VND</i>		
	<i>Real estate business segment</i>	<i>Pharmaceutical products and services segment</i>	<i>Total</i>
<b>As at 31 December 2024 and for the year then ended</b>			
<b>Revenue</b>			
<i>Sales to external customers</i>	26,456,698,235	5,495,344,746,911	5,521,801,445,146
<i>Inter-segment sales</i>	-	-	-
<b>Total revenue</b>	26,456,698,235	5,495,344,746,911	5,521,801,445,146
<b>Results</b>			
<i>Segment net profit before tax</i>	7,652,741,982	235,585,608,557	243,238,350,539
<i>Unallocated income, expenses (i)</i>			265,993,556,398
<i>Net profit before corporate income tax</i>			509,231,906,937
<b>Net profit for the period</b>			468,095,126,755
<b>Other segment information</b>			
<i>Capital expenditure</i>	-	8,160,695,416	8,160,695,416
<i>Depreciation and amortisation</i>	970,232,537	29,317,103,051	30,287,335,588
<b>Assets and liabilities</b>			
<i>Segment assets</i>	35,818,875,749	3,637,838,666,787	3,673,657,542,536
<i>Unallocated assets (ii)</i>			2,781,800,343,266
<b>Total assets</b>			6,455,457,885,802
<i>Segment liabilities</i>	3,816,044,675	1,608,319,117,961	1,612,135,162,636
<i>Unallocated liabilities (iii)</i>			1,333,386,784,286
<b>Total liabilities</b>			2,945,521,946,922

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

**32. SEGMENT INFORMATION (continued)**

The following tables present revenue profit, expenditures and certain assets and liabilities information regarding the Corporation and its subsidiaries' business segment (continued):

*Currency: VND*

	<i>Real estate business segment</i>	<i>Pharmaceutical products and services segment</i>	<i>Total</i>
<b>As at 31 December 2023 and for the year then ended</b>			
<b>Revenue</b>			
<i>Sales to external customers</i>	6,640,821,573	5,576,578,595,643	5,583,219,417,216
<i>Inter-segment sales</i>	-	-	-
<b>Total revenue</b>	<b>6,640,821,573</b>	<b>5,576,578,595,643</b>	<b>5,583,219,417,216</b>
<b>Results</b>			
<i>Segment net profit/(loss) before tax</i>	1,698,729,700	258,182,243,966	259,880,973,666
<i>Unallocated income, expenses (i)</i>			165,039,099,976
<i>Net profit before corporate income tax</i>			411,221,161,318
<b>Net profit for the period</b>			<b>377,284,665,046</b>
<b>Other segment information</b>			
<i>Capital expenditure</i>	73,834,981	10,107,131,071	10,180,966,052
<i>Depreciation and amortisation</i>	1,176,377,072	28,743,678,254	29,920,055,326
<b>Assets and liabilities</b>			
<i>Segment assets</i>	48,454,966,107	3,516,351,189,247	3,564,806,155,354
<i>Unallocated assets (ii)</i>			2,663,222,006,354
<b>Total assets</b>			<b>6,228,028,161,738</b>
<i>Segment liabilities</i>	1,859,036,977	1,725,262,488,462	1,727,121,525,439
<i>Unallocated liabilities (iii)</i>			1,264,020,430,520
<b>Total liabilities</b>			<b>2,991,141,955,959</b>

- (i) Unallocated income, expenses include selling expenses, general and administrative expenses of the Corporation and its subsidiaries, finance income, profit from associates, finance expenses, other income and other expenses.
- (ii) Unallocated assets include cash and cash equivalents, dividend receivables, interest receivables, long-term investments and deferred tax assets.
- (iii) Unallocated liabilities mainly include statutory obligations, bonus and welfare funds and other payables.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

### 33. CORRESPONDING FIGURES

In 2024, the Corporation has restated certain corresponding figures on the consolidated financial statements for the year ended 31 December 2023 to reflect the impact of inappropriate recognition in previous years' consolidated financial statements relating to an subsidiary which (i) has not properly accounted for the profit arising from internal sales and (ii) has inadequately provided for diminution in value of inventories.

Details are as follows:

		<i>Currency: VND</i>		
<i>Code</i>	<i>ITEMS</i>	<i>As previously stated</i>	<i>Restatement</i>	<i>Restated Amounts</i>
<b>Consolidated balance sheet at 31 December 2023</b>				
141	Inventories	1,298,843,270,167	156,834,665,736	1,455,677,935,903
149	Provision for obsolete inventories	(55,330,320,171)	(6,465,276,588)	(61,795,596,759)
313	Statutory obligations	14,910,959,603	44,065,571,343	58,976,530,946
421	Undistributed earnings	546,786,554,260	69,529,075,074	616,315,629,334
421a	Undistributed earnings by the end of prior year	207,306,931,232	78,022,828,773	285,329,760,005
421b	Undistributed earnings of current year	339,479,623,028	(8,493,753,699)	330,985,869,329
429	Non-controlling Interests	199,920,761,369	36,774,742,731	236,695,504,100
<b>Consolidated income statement for year ended 31 December 2023</b>				
11	Cost of goods sold and services rendered	(4,985,381,240,726)	(10,578,187,377)	(4,995,959,428,103)
20	Gross profit from sale of goods and rendering of services	597,838,176,490	(10,578,187,377)	587,259,989,113
30	Operating profit	427,288,861,783	(10,578,187,377)	416,710,674,406
32	Other expenses	(3,326,520,296)	(3,230,594,364)	(6,557,114,660)
40	Other loss	(2,258,918,724)	(3,230,594,364)	(5,489,513,088)
50	Accounting profit before tax	425,029,943,059	(13,808,781,741)	411,221,161,318
51	Current corporate income tax expenses	(38,638,244,383)	822,582,158	(37,815,662,225)
60	Net profit after tax	390,270,864,629	(12,986,199,583)	377,284,665,046
61	Net profit after tax attributable to shareholders of the parent	345,999,863,813	(8,493,753,699)	337,506,110,114
62	Net profit after tax attributable to non-controlling interests	44,271,000,816	(4,492,445,884)	39,778,554,932
<b>Consolidated cash flow statement for year ended 31 December 2023</b>				
1	Accounting profit before tax	425,029,943,059	(13,808,781,741)	411,221,161,318
03	Provisions	72,066,376,137	6,465,276,588	78,531,652,725
08	Operating profit before changes in working capital	274,586,114,787	(7,343,505,153)	267,242,609,614
10	Increase in inventories	(95,522,080,847)	4,112,910,789	(91,409,170,058)
11	Decrease in payables	(222,539,895,392)	3,230,594,364	(219,309,301,028)

In addition, the Corporation also restated the corresponding figures of Earning per share in consolidated financial statements as a result of this restatement (Note 32).

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS (continued)  
as at 31 December 2024 and for the year then ended

### 34. COMMITMENTS AND CONTINGENCIES

#### *Operating lease commitment as a lessee*

The Corporation and its subsidiaries currently lease assets under operating lease arrangements. The future minimum lease commitments as at the balance sheet dates under these operating lease agreements are as follows:

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Under 1 year	22,346,811,252	21,908,994,911
From 1 to 5 years	78,574,346,942	77,092,963,457
Over 5 years	291,868,562,959	297,692,604,875
<b>TOTAL</b>	<b><u>392,789,721,153</u></b>	<b><u>396,694,563,243</u></b>

#### *Operating lesse commitment as a lessor*

The Corporation and its subsidiaries currently let out assets under operating leases arrangements. The future minimum rental receivable as at the balance sheet dates under these operating lease agreements are as follows:

	<i>Currency: VND</i>	
	<i>Ending balance</i>	<i>Beginning balance</i>
Under 1 year	8,034,289,326	3,922,525,478
From 1 to 5 years	12,578,879,986	2,894,930,362
<b>TOTAL</b>	<b><u>20,613,169,312</u></b>	<b><u>6,817,455,840</u></b>

### 35. EVENTS AFTER THE BALANCE SHEET DATE

There is no matter or circumstance that has arisen since the consolidated balance date that requires adjustment or disclosure in the consolidated financial statements of the Corporation and its subsidiaries.

Hanoi, Vietnam

31 March 2025

Nguyen Thi Hang  
*Preparer*

Lu Thi Khanh Tran  
*Chief accountant*



Han Thi Khanh Vinh  
*General Director*