THANH THANH CONG – BIEN HOA JOINT STOCK COMPANY

No.: 242/2026/CV/TTCBH

Re: Disclosure of information on the actual interest rate applicable to the bond interest period

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Tay Ninh, Jun 23rd 2026

CÔNG TY CỔ PHẦN THÀNH THÀNH CÔNG - BIÊN HÒA
M.S.D.N: 3900244389
TỈNH TÂY NINH

To: - **HANOI STOCK EXCHANGE**

- BONDHOLDERS

Pursuant to Decree No. 200/2026/ND-CP dated 05 June 2026 of the Government on private placement and trading of privately placed corporate bonds in the domestic market and offering of corporate bonds to the international market, Thanh Thanh Cong – Bien Hoa Joint Stock Company hereby discloses information on the actual interest rate applicable to the bond interest period as follows:

1. Bond information

- Bond name: SBT12501 Bond
- Bond code: SBT12501
- Par value: VND 100,000,000
- Issuance value (at par value): VND 500,000,000,000
- Tenor: 36 months
- Issue date: 30 June 2025
- Maturity date: 30 June 2028

2. Applicable interest rate information

- Interest rate type:

☐ Floating interest rate

☒ Combination of fixed interest rate and floating interest rate

- Interest period: The 4th interest period (from and including 30 March 2026 to but excluding 30 June 2026)
- Interest rate application period: from and including 30 March 2026 to but excluding 30 June 2026
- Actual interest rate applicable to the interest period: 9.6% per annum
- Interest rate determination method: For the first four Interest Periods, the fixed interest rate shall be 9.6% (nine point six percent) per annum. For the following eight Interest Periods, the interest rate shall be floating and equal to the aggregate of 4.4% (four point four percent) per annum and the Reference Interest Rate. The Reference Interest Rate is the arithmetic average of the interest rates for 12-month (or equivalent) term deposits/savings deposits applicable to individual customers in Vietnamese Dong as announced by Military Commercial Joint Stock Bank, Vietnam Prosperity Joint Stock Commercial Bank, Asia Commercial Joint Stock Bank, and Vietnam Technological and Commercial Joint Stock Bank at or around 11:00 a.m. (Vietnam time) on the Interest Rate Determination Date of the relevant Interest Period.

3. Payment information

- Expected interest payment date: 30 June 2026

- Payment method: Bond Interest shall be paid on (a) the last day of each Interest Period, and (b) the Maturity Date or Early Redemption Date. Principal shall be paid in one lump sum on the Maturity Date or Early Redemption Date (whether voluntary or mandatory redemption) in accordance with the Bond Terms and Conditions. Interest Period means each period of three (3) consecutive months commencing from (and including) the Issue Date to (but excluding) the Maturity Date.

We hereby undertake to be fully responsible before the law for the contents, accuracy and completeness of the information disclosed above./.

LEGAL REPRESENTATIVE OR AUTHORIZED REPRESENTATIVE OR PERSON AUTHORIZED TO DISCLOSE INFORMATION

(Signature, full name and seal)

(Signed and Sealed)

DANG HUYNH UC MY
Chairlady of the Board of Directors