

CTCP ĐẦU TƯ DỊCH VỤ
TÀI CHÍNH HOÀNG HUY
HOANG HUY INVESTMENT
FINANCIAL SERVICES JSC

CỘNG HOÀ XÃ HỘI CHỦ NGHĨA VIỆT NAM
Độc lập - Tự do - Hạnh phúc
THE SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Số/No: 44../2026/TCH-CV

Hải Phòng, ngày 29 tháng 09 năm 2026
Haiphong, September 29, 2026

CÔNG BỐ THÔNG TIN BẤT THƯỜNG
EXTRAORDINARY INFORMATION DISCLOSURE

Kính gửi: Sở Giao dịch Chứng khoán thành phố Hồ Chí Minh
To: Hochiminh Stock Exchange

1. Tên tổ chức/*Name of organization*: Công ty Cổ phần Đầu tư Dịch vụ Tài chính Hoàng Huy/ *Hoang Huy Investment Financial Services Joint Stock Company*

- Mã chứng khoán/ *Stock code*: TCH

Địa chỉ/*Address*: 116 Nguyễn Đức Cảnh, Phường Lê Chân, TP. Hải Phòng / *116 Nguyen Duc Canh, Le Chan Ward, Hai Phong*

- Điện thoại liên hệ/*Tel.*: 0225 3610 021 Fax: 0225 3955 322

- E-mail: info@hoanghuy.vn

2. Nội dung thông tin công bố/*Contents of disclosure*:

Công ty Cổ phần Đầu tư Dịch vụ Tài chính Hoàng Huy công bố thông tin Báo cáo tiến độ sử dụng số tiền thu được từ đợt chào bán cổ phiếu ra công chúng năm 2025.

Hoang Huy Investment Financial Services Joint Stock Company announces Report on the progress of using the proceeds from the 2025 public offering.

(Đối với trường hợp đính chính hoặc thay thế thông tin đã công bố cần giải trình rõ nguyên nhân đính chính hoặc thay thế)/*In case of correction or replacement of previously disclosed information, explanation is needed*)

3. Thông tin này đã được công bố trên trang thông tin điện tử của công ty vào ngày 29/09/2026 tại đường dẫn hoanghuy.vn /*This information was published on the company's website on September 29, 2026, as in the link hoanghuy.vn.*



Chúng tôi cam kết các thông tin công bố trên đây là đúng sự thật và hoàn toàn chịu trách nhiệm trước pháp luật về nội dung các thông tin đã công bố/*We hereby certify that the information provided is true and correct and we bear the full responsibility to the law.*

Tài liệu đính kèm/Attached documents:

Tài liệu tại nội dung thông tin công bố/ *Document in Contents of disclosure.*

Đại diện tổ chức

Organization representative

Người uỷ quyền công bố thông tin

Person authorized to disclose information



Phùng Thị Thu Hương



No.: 40/2026/TCH-CV

Hai Phong, September 29, 2026

**REPORT ON THE PROGRESS OF USING THE PROCEEDS FROM
THE OFFERING**

(according to the Certificate of Registration for Public Offering of Shares No. 260/GCN-UBCK issued by the Chairman of the State Securities Commission on 05/08/2025)

Closing date: 25/09/2026

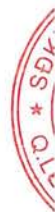
To: State Securities Commission

I. About Publishers

1. Name of Issuer (*full*): HOANG HUY INVESTMENT FINANCIAL SERVICES JOINT STOCK COMPANY.
2. Head office address: No. 116 Nguyen Duc Canh, Le Chan Ward, Hai Phong City, Vietnam.
3. Phone: 0225 3610021 Fax: 0225 3955322
Website: <http://www.hoanghuy.vn/>.
4. Charter capital: 10,033,128,080,000 VND.
5. Stock code: TCH.
6. Place of opening a current account: Joint Stock Commercial Bank for Development of Ho Chi Minh City – Hai Phong Branch.
Account number: 099704070024366.
7. The Certificate of Business Registration No. 0200117929 was first issued by the Department of Planning and Investment of Hai Phong City on 25/12/2007, and the Department of Finance of Hai Phong City issued the 22nd change on 16/09/2026.
8. Establishment and operation license (*if any in accordance with specialized laws*): None.

II. Securities offered for sale and issuance

1. Stock name: Shares of Hoang Huy Investment Financial Services Joint Stock Company.
2. Type of securities: Common stocks.
3. Par value: 10,000 VND/share
4. Number of securities offered: 200,464,752 shares
5. Total amount mobilized: 2,004,647,520,000 VND. After deducting the remittance fee (deducted directly by the bank when transferring money to the escrow account), the total amount collected is 2,004,646,420,000 VND, of which the amount mobilized for the project (excluding other costs of the offering) is 2,004,646,420,000 VND.
6. Closing date of the offering: 25/09/2025.



III. Progress of using the proceeds from the offering

1. Capital use plan:

The total amount expected to be collected from the offering (excluding the costs of the offering) is VND 2,004,647,520,000 which will be used by Hoang Huy Investment Financial Services Joint Stock Company to invest in projects for the purposes with the following descending order of priority:

S T T	Purposes	Expected capital use amount (VND)	Expected capital use schedule
1	Investing in Hoang Huy Green River New Urban Area in Hoa Dong Ward, Thuy Nguyen City, Hai Phong City (<i>New administrative address from 01/07/2025: Thuy Nguyen Ward, Hai Phong City</i>) ("Hoang Huy Green River"). (Details of investment items: Payment of construction costs for items of the project includes: + Regarding infrastructure and traffic items: Construction of pile pressing of adjacent houses, social housing, commercial and service land. Construction of landscape parks and auxiliary works. + Regarding construction items: Construction of townhouses and townhouses with gardens. Construction of social housing. Construction of garages. Construction of groundwater tanks and pumping stations. Construction of schools. Construction of commercial areas. + The remaining construction items of the project)	1.200.000.000.000	In fiscal years 2025 and 2026, according to the actual timelines of the project
2	Investment in H2 Apartment Building Combined with Trade and Service under Hoang Huy Commerce Construction Investment Project in Canal Duong Ward and Vinh Niem Ward, Le Chan District, Hai Phong City (<i>New administrative address from 01/07/2025: Le Chan Ward, Hai Phong City</i>) ("Hoang Huy Commerce – H2 Building"). (Details of investment items: Payment of construction costs for items of the project includes: + Construction items: Construction of basement B1, B2, B3. Construction of the body from the 1st floor to the 35th floor + Finishing the interior of the building + Finishing the interior of the apartments + Completing infrastructure, garden landscape + The remaining construction items of the project)	804.647.520.000	In fiscal years 2025 and 2026, according to the actual timelines of the project
Total		2.004.647.520.000	

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2. Information on the project progress of the issuer

- Project progress according to the announced plan:

+ Hoang Huy Green River New Urban Area Project:

Investment in the construction of items: Adjacent houses, social housing, trade and services, covered parking lots, technical infrastructure systems (trees, water supply, drainage, roads, sidewalks, ...), power stations, fire protection and other works. The project implementation period is from 2024 to the end of the fourth quarter of 2028

+ H2 Apartment Building Project combined with trade and service under Hoang Huy Commerce Construction Investment Project:

Invest in the construction of high-rise apartment buildings, technical infrastructure and complete the project and put it into operation and use. The project implementation period is from 2024 to the end of the fourth quarter of 2027.

- Current project progress:

+ Hoang Huy Green River New Urban Area Project:

▪ Regarding infrastructure and traffic

The Company has completed the construction of many items of park landscape and auxiliary works, the Company is constructing some remaining items.

▪ Regarding construction items

The company has completed the construction of a number of townhouses and townhouses with gardens. The company is completing some of the remaining houses.

The company is constructing a social housing area.

+ H2 Apartment Building Project combined with trade and service under Hoang Huy Commerce Construction Investment Project:

The company is constructing the body from the 1st floor to the 35th floor.

3. Progress of using the proceeds from the offering:

- Progress of using the proceeds from the offering until 25/09/2026:

S T T	Purposes	Expected capital use amount (VND)	Amount used (VND)	Remaining amount (VND)
1	Investment in Hoang Huy Green River New Urban Area	1.200.000.000.000	938.858.303.270	261.141.696.730
2	Investment in H2 Apartment Building Project combined with	804.647.520.000	200.258.092.779	604.389.427.221

S T T	Purposes	Expected capital use amount (VND)	Amount used (VND)	Remaining amount (VND)
	trade and service under Hoang Huy Commerce Construction Investment Project			
Total		2.004.647.520.000	1.139.116.396.049	865.531.123.951

- Changes (if any): None.
 - Reason for change (if any): None.
4. The progress report on the use of the proceeds from the offering shall be disclosed at: <http://www.hoanghuy.vn/> website and other means of information disclosure as prescribed from 29/09/2026.

HOANG HUY INVESTMENT FINANCIAL SERVICES JOINT STOCK COMPANY
LEGAL REPRESENTATIVE
GENERAL DIRECTOR



HOANG THI HUYEN

