

Phuoc An Coffee Joint Stock Company

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No: *12*-2025/CV-CPPA

Re: *Explanation of the Increase in Net
Loss for 2024 Compared to 2023*

SOCIALIST REPUBLIC OF VIETNAM

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Dak Lak, 28 March 2025

TO: - Hanoi Stock Exchange
- The State Securities Commission.

- Organisation Name: **Phuoc An Coffee Joint Stock Company**
- Stock code: CPA
- Address: Km 26, National Route 26, Ea Yong Ward, Krong Pak District, DakLak Province, Viet Nam.

Contents of information to be announced:

Based on the audited financial statements for 2024 and the financial statements for 2023, the company reports that the net loss for 2024 was VND 16,636,113,978, compared to a net loss of VND 15,868,261,040 in 2023, reflecting a 5% increase in losses.

No.	Indicator	2024	2023	Increase (+)/Decrease (-)	Percentage (%)
1	Total Revenue	31,106,775,699	25,566,702,583	5,540,073,116	22%
2	Total Expenses	47,742,889,677	41,434,963,623	6,307,926,054	15%
3	Profit Before Tax	(16,636,113,978)	(15,868,261,040)	(767,852,938)	5%

Phuoc An Coffee Joint Stock Company provides the following explanation for the factors affecting the 2024 financial results:

- The primary reason for the increased loss is the company's higher provision for doubtful debts related to advance payments for coffee-growing households from previous coffee crop years. Specifically, the provision for uncollected contractual coffee debt in 2024 amounted to VND 17,941,931,248, an increase from VND 11,779,396,871 in 2023, representing a 52% rise.

- Revenue Growth: Total revenue in 2024 achieved a 22% growth compared to 2023, mainly due to a significant increase in coffee prices in 2024. This favorable market condition contributed to a substantial improvement in revenue.

On this basis, Phuoc An Coffee Joint Stock Company submits this report and explanation to the State Securities Commission and the Hanoi Stock Exchange regarding the 2024 net profit results and the factors influencing these changes.

We sincerely appreciate the attention and support of the relevant authorities.

PHUOC AN COFFEE JOINT STOCK COMPANY

Recipients:

- As stated above.
- Archived at the Office.



Nguyen Huyen Tram