



PHATDAT
CORPORATION
Real Estate Development

NEWSLETTER INVESTOR RELATIONS

Q1.2021



CGI view of Astral City

Highlights

PAGE
04



Market
Overview

PAGE
06



IR
Activities

PAGE
09



Business
Performance

PAGE
12



Project
Information

PAGE
14



Highlights
Events

PAGE
24



HIGHLIGHTS OF 1Q2021

01

On 27th March 2021, Phat Dat successfully held the 2021 Annual General Meeting of Shareholders with the theme "Beyond the Limits" reflecting the determination to promote comprehensive development and bringing the Company to new heights.

In 2020, the economic and social conditions and the real estate market went through harshness caused by Covid-19. However, with consistent direction, clear objectives, flexible business strategy, and outstanding management capabilities, Phat Dat achieved and exceeded all business targets approved at the 2020 AGM. Also, Phat Dat showed great commitments to stakeholders by fully committing to bond obligations before due time and benefiting shareholders' best interests.

Entering 2021, PDR aims to accelerate the growth momentum by targeting VND 2,335 billion in profit before tax. Another PDR's major objective is to shape itself into a conglomerate with a diversified product portfolio. Accordingly, besides the key sector of residential real estate, Phat Dat utilizes its core competency of project development to expand into industrial real estate and renewable energy fields.



02

On 11th January 2021, the BOD approved the plan on buying additional 157.76 million shares at VND 1,577.6 billion to raise the ownership to 68% of the charter capital of Phat Dat Industrial Zone Development Company.



03

Phat Dat disclosed the consolidated financial statements of the first quarter in 2021, showing a strong rise in profit, up 60% YoY. The market capitalization also increase sharply to nearly USD 1.5 billion.

60%

Strong rise in profit YoY

1.5 BILLION USD

Market capitalization (as of 26th April 2021)

04

On 1st January 2021, the PDR ticker was officially added to the VN30 index by the Ho Chi Minh City Stock Exchange, building up confidence in investors, especially domestic and foreign institutions and funds, to increase their ownership of PDR's shares.



05

In 1Q2021, PDR paid the second share dividend for the FY2020 at 10%. As planned, in 2Q2021, PDR will pay the third dividend for FY2020 at 11.7%. Accordingly, the total payout ratio of FY2020's dividend is 28.7%, reflecting the Company's great prestige and high commitments to its shareholders and investors.



01. APARTMENT MARKET IN HCMC AND NEARBY PROVINCES

Vietnam's apartment market in 1Q2021 started slowly compared to the same period of recent years. However, the situation is projected to quickly recover and accelerate in the near future, especially in the central HCMC. The shortage of apartment supply led to a slowdown in market performance.

In 1Q2021, the apartment market in HCMC and 4 nearby provinces (Binh Duong, Dong Nai, Ba Ria – Vung Tau, and Long An) welcomed 13 projects opened for sales (including 6 new projects and next phrases of 7 existing projects). New supply reached 5,515 units, equivalent to 51% of that of 4Q2020 (10,814 units). New take-ups reached 4,416 units, approximately 80% of the new supply, and 53% of the previous quarter (8,371 units).

The quarter's new supply and take-up decreased compared to that of 4Q2020 mainly due to the prolonged Tet Holiday in February 2021, but they are relatively higher than 1Q2020.

In HCMC, 5 projects (including 2 new projects and next phrases of 3 existing projects) offered the market with 2,539 apartments, equivalent to 35% of 4Q2020 (7,233 units) but up 1.6 times YoY (1,547 units). The absorption rate was at 77% (1,960 units) of new supply, equivalent to 34% of that of the previous quarter (5,848 units), and 1.7 times compared to the same period last year (1,146 units).

Source: DKRA

Figure 1

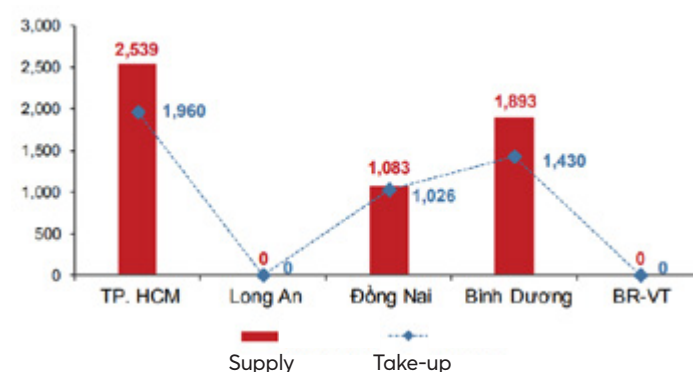


Photo by Huynh An

01. INDUSTRIAL REAL ESTATE MARKET

LIMITED NEW SUPPLY AND INCREASING RENT

According to JLL's latest report, although the pandemic still posing threats to the market, industrial properties in the south remained significantly potential for major manufacturers. Keeping the healthy momentum, both industrial land and ready-built factory (RBF) recorded a high occupancy rate at nearly 86% and 82% compared to 4Q2020, respectively.

Industrial land remained the hottest sector for the needs of either newcomers or existing expanding manufacturers. Therefore, most industrial property developers in southern markets still maintained a strong momentum to raise land prices to a new high at USD 111/sqm/lease term, up 8.1 % YoY. Meanwhile, RBF's rents averaged at USD 4.5/sqm/month across the region, increased 3.1% YoY.

Source: JLL

The southern industrial real estate supply is projected to rise further in the next five years to seize the increasing demand and strengthen its leading position in the region's supply.

Figure 2: Industrial land & Ready-built factory (RBF) (ha)

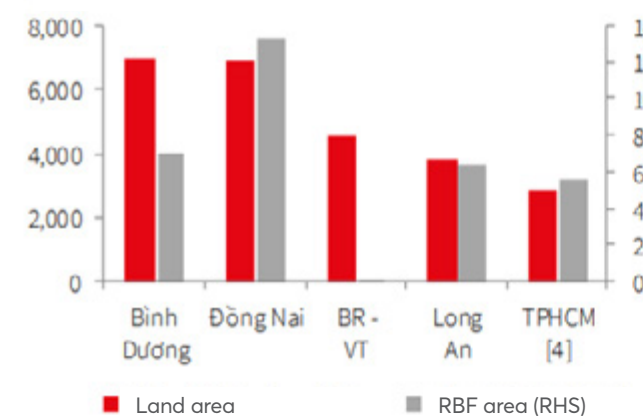


Figure 3: Average rent of land and RBF (USD/sqm/month)



Notes:

- [1] In this report, Southern industrial market refers to HCMC, Binh Duong, Dong Nai, Ba Ria – Vung tau and Long An markets only.
- [2] The average land price excluding infrastructure maintenance, service fee and VAT. Leasing term & the remaining years.
- [3] Rents excluding VAT and service charges.
- [4] HCMC industrial land total supply and price excluding Saigon High-tech Park and Quang Trung Software Parking owing to their special characteristics.

03. MARKET OUTLOOK IN 2Q2021 IN HCMC AND NEARBY PROVINCES

Land lot sectors

New supply is projected to rise higher than that of 1Q2021, mainly from nearby provinces such as Binh Duong, Long An, Dong Nai, Ba Ria – Vung Tau.

Demand may recover as compared to 1Q2021, clearly reflected in projects with complete infrastructure and legal procedures.

In HCMC, supply continues to narrow down due to the limited number of new projects. Supply in the quarter is mainly in suburb areas such as District 9, Cu Chi, Binh Chanh, Hoc Mon, etc.; these are small-scale and have been open for sales.

Apartment sector

New supply may increase strongly in most localities. New supply is projected at 7,000 – 8,000 units in HCMC, 3,000 – 4,000 units in Binh Duong, and 1,000 – 1,500 in other provinces, except for Long An with inadequate supply.

Source: DKRA



CGI view of Astral City

01. INFORMATION ABOUT SHARES

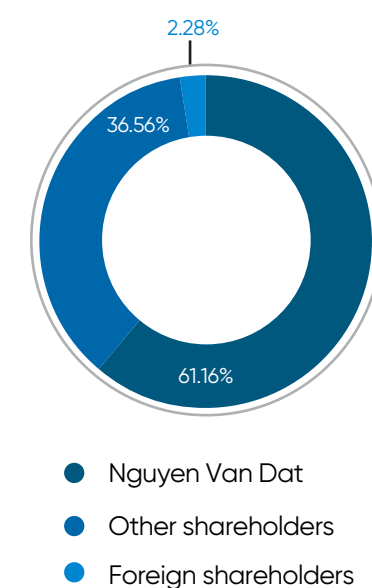
62,000 VND

PRICE: 31ST MARCH 2021

46,700 – 63,200 Price range (VND)	1,321,871 Monthly trading volume/day (Unit)	3,915,824 Quarterly trading volume/day (Unit)
2.75 Diluted Earnings per share (VND)	26.98 Price /Earnings ratio (P/E) TTM (TIMES)	4,357.86 Charter Capital (BILLION VND)
27,019 Market Capitalization (BILLION VND)	435,786,241 Outstanding shares (UNIT)	40% Free float rate (PERCENTAGE)
49% Maximum Rate of Foreign Ownership (PERCENTAGE)	17% Total ratio of the 2 interim share dividends paid for 2020	11.7% 2020's 3rd share dividend ratio (last registration date in 26th April 2021)

Source: PDR & VST

SHAREHOLDER STRUCTURE



Source: PDR

FIGURE 4: PDR PRICE IN 1Q2021

AJUSTED PRICE FROM 4TH JANUARY 2021 TO 29TH MARCH 2021



Source: FiiPro

02. FINANCIAL OVERVIEW

- On 14th January 2021, PDR announced the redemption of the third-issue bonds in 2020. The buyback of 550 bonds, 100 million VND per share, valued at VND 55 billion.
- On 29th January 2021, the BOD approved the first bond issuance plan in 2021 with 4,000 bonds valued at VND 400 billion. The bonds with 13% interest rate and 2-year term are to finance Zone 2 and Zone 9 inside Nhon Hoi Ecotourism City (in Binh Dinh province), Binh Duong Commercial and apartment complex (in Binh Duong province), and the internal infrastructure of Zone 1 – Co Dai area (District 9, HCMC)
- On 12th March 2021, the Company issued 39.6 million shares to pay the second dividend for 2020 at 10%, tapping from the 2020's undistributed profit after tax according to the 2020 audited consolidated financial statements.
- On 26th March 2021, the Company announced a change in the number of outstanding shares. Accordingly, after the issuance of 39.6 million shares to pay the second dividend of 2020, the outstanding shares increased from 396,169,897 to 435,786,241 shares.
- On 31st March 2021, the BOD approved the plan on issuing 50.9 million shares to pay the third dividend payments for 2020 at 11.7%, tapping from the 2020's undistributed profit after tax according to the 2020 audited consolidated financial statements.

For more details, kindly visit: <https://www.phatdat.com.vn/thong-bao-co-dong/>



CGI view of Zone 4 - Nhon Hoi Ecotourism City, Binh Dinh Province

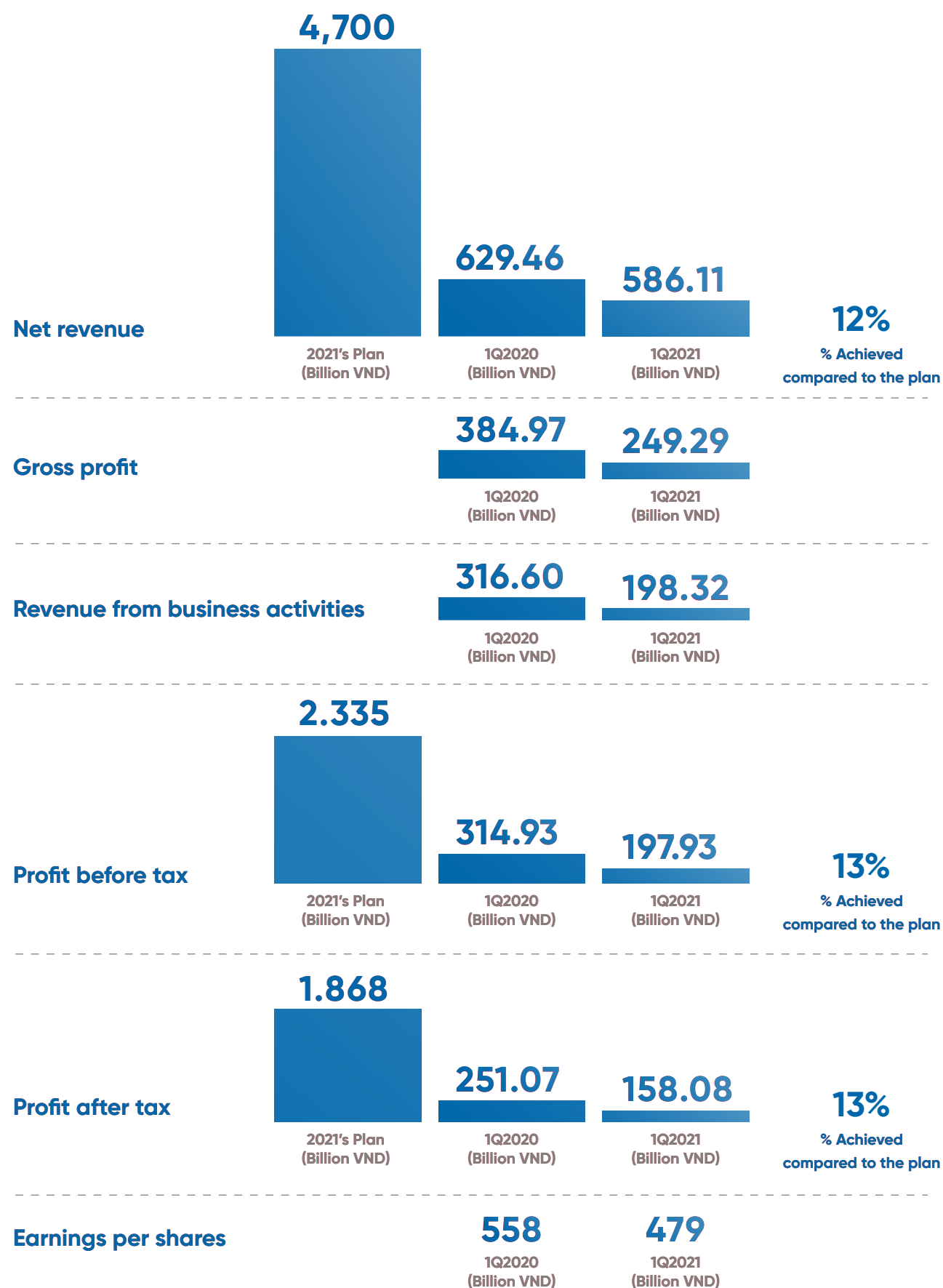


CGI view of Astral City

03. CORPORATE ACTIVITIES

- On 29th March 2021, Mr. Bui Quang Anh Vu – CEO of the Company, attended the Announcement Ceremony organized by the People's Committee of Da nang City to disseminate the Government and Prime Minister's Resolutions and Decisions on the development of Da Nang City. Phat Dat has been readying abundant resources to implement projects most suitable to the mutual development needs of the city in terms of both residential and industrial real estate.
- On 25th January 2021, the BOD approved the guideline to partially transfer the high-rise section with a total scale of 10,568.12 sqm of Zone 4 inside Nhon Hoi Ecotourism City in Nhon Hoi, Binh Dinh province. The transferee is ADK Real Estate JSC.

INCOME STATEMENT



Source: Consolidated Financial Statement of the first quarter in 2021

According to the 1Q2021's consolidated financial statements, although the net revenue slightly decreased by 6.9% at VND 586.1 billion, profit recorded a leap in growth, up 60% YoY. Particularly, profit before tax and profit after tax reached VND 314.93 billion and VND 251.07 billion, respectively.

The high jump in profit results from the accelerated completion of infrastructure and partial handover land lots in the low-rise section of Zone 9 inside Nhon Hoi Ecotourism City, Binh Dinh province.

Gross profit margin in the first quarter of 2021 also jumped to 65.7 % (while that of last year was 39.6%), resulting in the gross profit at VND 384.9 billion (54.4% YoY)

Additionally, PDR's market cap has been increasing and reached over USD 1.5 billion in the quarter. PDR also entered prestigious indices such as VN30, FTSE Vietnam, MSCI Frontier Markets 100, etc., resulting from PDR's positive financial health and increasing business performance. Moreover, PDR's steadfastness in pursuing targets and given strategy has built up trust in Shareholders and Investors.

314.93 billion VND

Profit before tax

215.07 billion VND

Profit after tax

over **60%** (YOY)

4.700 billion VND

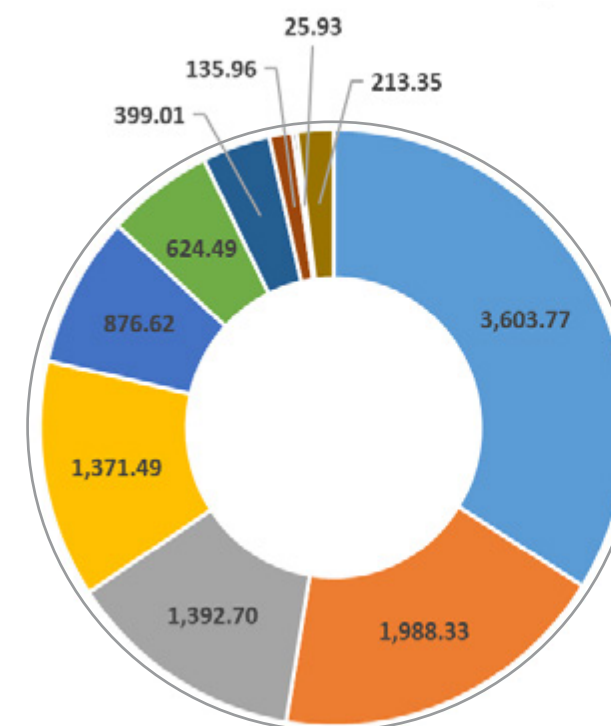
Net revenue

2021

1.868 billion VND

Profit after tax

INVENTORY STRUCTURE





- The EverRich 2 (River City)
- Tropicana Ben Thanh Long Hai
- Nhon Hoi Ecotourism City, Binh Dinh province
- Phuoc Hai (Tai Tien)
- The EverRich 3
- Astral City
- Residential, Handicraft Area and Center of Ham Ninh Commune
- No.1 Ngo May
- Phat Dat Bau Ca Residences
- Others

The EverRich 2 (River City) and The EverRich 3, accounting for 42.1% of the real estate inventories, were transferred to Big Gain JSC and Dynamic Innovation JSC. PDR received all the transfer value, and the partners received the 2 projects to continue

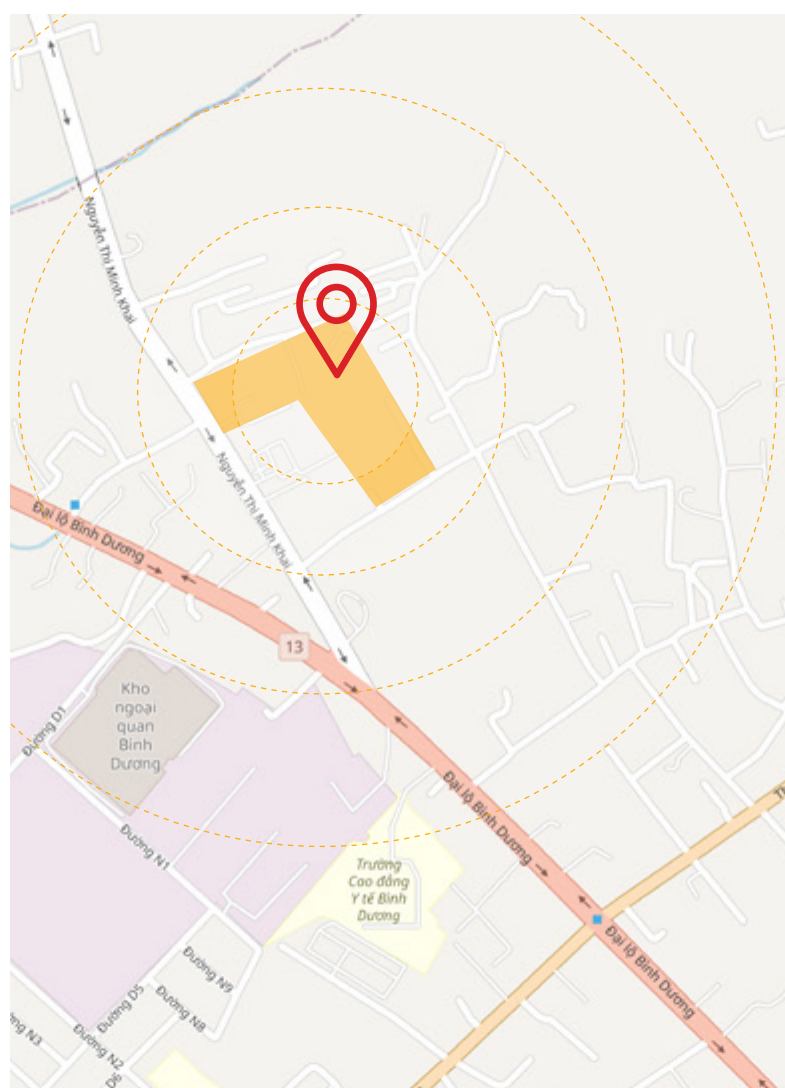
the construction and operation in 2019. At present, related parties are working on the legal procedures to transfer the projects officially as regulated by laws.

01. NEW PROJECTS

 Binh Duong Tower complex with a total area of 4.5 hectares (including Binh Duong Tower 1 & Binh Duong Tower 2) resides on central Nguyen Thi Minh Khai Street, Thuan Giao Ward, Thuan An City, Binh Duong province.

 Located in an artery transportation hub for developing the economic and financial center, Binh Duong Tower easily accesses nearby utilities such as VSIP Industrial Zone, AEON Mall, Binh Duong Boulevard, Go Dau Stadium, Binh Duong International hospital, etc. Thus, Binh Duong Tower is expected to create an impressive footprint in the real estate market adjacent to HCMC and engage the developmental potential of Thuan An city in the coming years.

BINH DUONG TOWER



PROJECT INFORMATION

 Central Nguyen Thi Minh Khai Street, Thuan Giao Ward, Thuan An City, Binh Duong Province.

 **4.5** ha

ZONE 9 NHON HOI ECOTOURISM CITY, BINH DINH PROVINCE.



CONSTRUCTION AND DESIGN PROGRESS

The design of the entire zone is completed. Also, asphalt concrete C19 layer 1 (phrase 1) has been completed in the low-rise area.


PLANNING PROGRESS

The Department of Construction submitted to the Provincial People's Committee for approval to transfer the high-end apartment part after consulting related agencies.

PROJECT INFORMATION

 The Nhon Hoi Ecotourism City, Binh Dinh Province

 **36.1** hectares

 Land lots, attached shophouses, villas, and apartments.

 Estimated investment
8,550.58 billion VND

 Open-for-sale: **2Q2020**

NO.	PROJECTS	LOCATION	SITE AREA	ACCUMULATED INVESTMENT EXPENDITURE BY 2020 (VND Billion)	IMPLEMENTATION PLAN IN 2021			IMPLEMENTATION PROGRESS BY 1Q2021		
					LEGAL STATUS	DESIGN	CONSTRUCTION	LEGAL STATUS	DESIGN	CONSTRUCTION
I	ONGOING PROJECTS									
01	Pham Ngoc Thach Office Building	District 3, HCMC	0,067 ha	424.96		- Appraising basic design - Appraising technical design and submitting for construction licence	Completing structural components		The feasibility study reports were completed and construction licencing process is under preparation Interior design is completed (layout, render), and the landscape & lightning designs are under preparation.	Test piles were constructed to proceed next steps.
02	Phat Dat Bau Ca Residencies	Quang Ngai	7,71 ha	422.20				The project has been completed	The project has been completed	The project has been completed
03	Bo Bac Residencies in combination with urban gentrification	Quang Ngai	53.95 ha (including 44.16-ha area for new construction)	1.89	Carrying out bidding procedures for investor selection according to Decree No. 25/2020/ND-CP.	- Approving EIA report - Appraising basic design - Appraising technical design		Carrying out bidding procedures for investor selection according to Decree No. 25/2020/ND-CP.	Having completed documents for Connections approval submission	
04	Nhon Hoi Ecotourism City	Binh Dinh	116,1 ha	3,656.22						
04.1	Zone 4	Binh Dinh	34,1 ha		Request to adjust the project plan approval				Basic design was completed.	
04.1.1	High-rise apartment section	Binh Dinh		806.76		- Designing the apartment building blocks - Completing the designs: Appraising the basic and technical designs for towers of high-rise blocks		- Completed additional financial obligations - Completed the handover of Certificate of land use right for high-rise section - Completed the transfer of 17 apartment blocks - Signed agreement to transfer projects and updated the Land Use Right Certificate for the transferees.	Basic design was completed and technical design is under implementation	Transferred
04.1.2	Low-rise section			81.67			Infrastructure is completed			Phase 1 has been completed: asphalt concrete C19 layer 1
04.2	Zone 2		36,1 ha	1,605.01			Infrastructure is completed			Phase 1 has been completed: asphalt concrete C19 layer 1
04.3	Zone 9	Binh Dinh	45,9 ha*	1,162.78	- Request to transfer the project - Request to adjust the investment plan approval			The Department of Construction submitted to the Provincial People's Committee for approval to transfer the high-end apartment part after consulting related agencies.	All design works have been completed.	
04.3.1	High-rise apartment section				Implementing the detail design 1/500 for the high-rise section	- Implementing designing works - completing planning dossier - Undertaking next steps			- Adjustments to the detail plan 1/500: Completed and to be submitted for approval	No decisions on construction
04.3.2	Low-rise section					Design legitimacy: 6/1/2021 - 29/3/2021 Adjustments to 1/500 detailed planning of high-rise apartment building were approved	Having completed structural components			Phase 1 has been completed: asphalt concrete C19 layer 1

NO.	PROJECTS	LOCATION	SITE AREA	ACCUMULATED INVESTMENT EXPENDITURE BY 2020 (VND Billion)	IMPLEMENTATION PLAN IN 2021			IMPLEMENTATION PROGRESS BY 1Q2021		
					LEGAL STATUS	DESIGN	CONSTRUCTION	LEGAL STATUS	DESIGN	CONSTRUCTION
I	ONGOING PROJECTS									
05	Bac Ha Thanh Residencies in combination with urban gentrification	Binh Dinh	43,16 ha	41.47	- Changing land use purpose of agricultural land. - Having completed procedures for land acquisition notification			Proceeding procedures to change land use purpose and completing the notification procedures on land reclamation	Competing Construction Engineering design and finishing land procedures to receive construction permit.	
06	Ham Ninh Handicraft Cluster	Phu Quoc	59,16 ha	40.90	- Submitting 1/500 planing for approval - Proceeding land reclamation notification procedures - Conducting checking and computation; approving the plan on compensation and compensation payment	- Annoucning the planning upon approval		- 1/500 planning was approved - Proceeding land procedures (compensation, site clearance, land reclamation, land transfer, etc.)	- Adjustment documentation of 1/500 planning was completed.	
07	Residential & Handicraft Center of Ham Ninh Commune	Phu Quoc	79,69ha		- Completing and submitting 1/2000 planning for approval - Completing and submitting 1/500 planning for approval	- Completing and submitting 1/2000 planning for approval - Completing and submitting 1/500 planning for approval		- Having completed and submitted 1/2000 planning for approval - Completing 1/500 planing and submitting for approval	- Waiting for 1/2000 planning approval to proceed 1/500 planning.	
08	Doan Anh Duong Ecotourism Area (formerly known as Vung Bau)	Phu Quoc	40.6 ha including 16.79 ha in phase 1	20.32	- Proceeding land reclamation notification procedures - Conducting checking and computation; approving the plan on compensation and compensation payment	Having obtained Decision No. 235/QĐ-BQLKKTQP		- Afforestation plan is in progress to get approval - Following procedures for land transfer	1/500 planning was completed on 12th November 2020	
09	Astral City (including 2 projects)	Binh Duong	3,73 ha	2,317.92	Proceeding legal procedures on investment: - Submitting for investment policy - Submitting for land use purpose change - Finalizing financial obligations	- Having completed 1/500 planning - Comments to basic design on fire protection - Approving the EIA report - Appraising basic design - Appraising the technical design about fire protection - Submitting for construction permit	Having completed underground part and 30% of building part	Proceeding legal procedures on investment: - Submitting for investment policy	Binh Duong 1 Commercial and Apartment Complex project: - Having completed EIA report, Transport Impact Evaluations, Approving Document No. 612/SGTVT-QLGT dated 13/2/2021 - Having completed concept design and interior design Binh Duong 2 Commercial and Apartment Complex project: - Conducting EIA report - Having completed Transport Impact Evaluations. - Having submitted explanation on feasibility study report .	Proceeding test pile for the Binh Duong 1 Commercial and Apartment Complex project
10	Binh Duong Tower (including 2 projects)	Binh Duong	4,46 ha		Obtaining approval on investment and fulfilling financial obligations	Design and submit for approval: - Concept planning design - Concept architectural, interior, landscape designs - Establishing and submitting for approval the 1/500 planning - Settling additional financial obligations - Conduct basic design and technical design		Investment approval application is under progress	Approving overall adjustment to 1/2000 planning.	

NO.	PROJECTS	LOCATION	SITE AREA	ACCUMULATED INVESTMENT EXPENDITURE BY 2020 (VND Billion)	IMPLEMENTATION PLAN IN 2021			IMPLEMENTATION PROGRESS BY 1Q2021		
					LEGAL STATUS	DESIGN	CONSTRUCTION	LEGAL STATUS	DESIGN	CONSTRUCTION
I	ONGOING PROJECTS									
11	7.4-ha Phuoc Hai project (Tai Tien)	Ba Ria Vung Tau	5,56 ha	735.18	<ul style="list-style-type: none"> - Submitting for Investment permit - Having obtained 1/500 detailed planning 	<ul style="list-style-type: none"> - Approving Planning tasks: - Approving 1/500 detailed planning - Designing and appraising basic design. - Designing and appraising technical design - Designing and submitting for construction permit in hotel section - Other designing tasks 		<ul style="list-style-type: none"> - Divide the projects into 2 sections (sea section and mountain section) - Proceeding the change to Land ownership certificate 	1. Design legitimacy: - 1/500 detailed planning & tasks + On 18/3/2021, Provincial People's Committee of Ba Ria - Vung Tau issued Decision No. 675/QĐ-UBND approving planning tasks. + Proceeding the procedures on separating into 2 investors (for Serenity and Serenity Phuoc Hai); expectedly submitting documents on appraising 1/500 detailed planning by April 2021. - Site Clearance procedures: in coordination with the Investment Department to supplement procedures related to site clearance. - Adjustments to overall planning - Having separated 1/500 planning under 2 projects, and reviewing the contents. - Supplements to the plan on deviding land into smaller lots for villas - The local consultants submitted design tasks to the departments; structural & mechanical designs submitted to workshop."	
12	Ben Thanh Long Hai Tourism Area (Tropicana)	Ba Ria Vung Tau	9,86 ha	1,980.62	<ul style="list-style-type: none"> - Submitting for approval on land use change & Invesment policy adjustments - Obtaining decisions on land transfer to develop project - Identifing and settling financial obligations; submit-ting for a new Land Use Right Certificate 	<ul style="list-style-type: none"> - Proceeding design tasks. - Approving tasks on adjusting the 1/500 detailed planning - Approving 1/500 detailed planning - EIA report - Basic design & timeline - Appraising basic design (apartment block) - Appraising & approving fire protection and tenical designs (apartment block) - Submitting for construction permit (apartment block) - Carrying out designs and construction permit application of the hotel section. 		<ul style="list-style-type: none"> - Proceeding the change in land use purpose and adjustments to investment policy Decision 	1/500 detailed planning design: waiting for the People's Commit-tee of Dat Do Commune's comments and changes in overall planning and the People's Committee of Ba Ria - Vung Tau province's approval on the change in land use purpose."	
13	Tai Tien Warehouse, logistics and port logistics services	Ba Ria Vung Tau	24 ha	36.00	Proceeding legal procedures on investment to implement construction.			Proceeding legal procedures on investment to implement construction.		

PROJECT INFORMATION | ON-GOING PROJECTS

NO.	PROJECTS	LOCATION	SITE AREA	ACCUMULATED INVESTMENT EXPENDITURE BY 2020 (VND Billion)	IMPLEMENTATION PLAN IN 2021			IMPLEMENTATION PROGRESS BY 1Q2021		
					LEGAL STATUS	DESIGN	CONSTRUCTION	LEGAL STATUS	DESIGN	CONSTRUCTION
II	ONGOING BT PROJECTS									
01	Internal technical infrastructure of Zone 1 (Co Dai Area)	District 9, HCMC	84,1 ha	385.89	Conducting legal procedures		The project is expectedly 100% completed in 2021	- Reviewing contract legitimacy - Establishing payment procedures		
02	Phan Dinh Phung Sports Center	District 3, HCMC	1,4 ha	85.30	Conducting legal procedures and signing BT contract	- Appraising technical design by DoC - Approving design and cost estimates for underground components	Piling works and fence are completed	- Review on the exchanged land site - Legal review to sign BT contract		
03	Oorthopaedics Hospital project	Binh Chanh District, HCMC	3,7 ha	179.00	Conducting legal procedures			- Legal review to transfer the BT contract		
III	SUBMITTED PROJECTS FOR RESEARCHING									
01	Urban gentrification projects in District 3	District 3, HCMC	0,4 ha		Undertaking next steps			Undertaking next steps		
02	Urban gentrification projects in District 4	District 4, HCMC	0,8 ha		Undertaking next steps			Undertaking next steps		



Project hoarding: Phan Dinh Phung Sport complex center - 8 Vo Van Tan, 3rd District, HCM City

01. EXTERNAL ACTIVITIES

- On 14th January 2021, PDR, in tandem with Mirae Asset Vietnam and Savills Vietnam, successfully held the Analyst Meeting **"PDR – Reaching new Heights,"** welcoming about 200 guests. This annual event updated investors with assessments and outlooks on the real estate market in 2021 as well as PDR's development prospects in "the New Era."

In 2020, although the economy and the real estate market sustained severe impacts caused by Covid-19, PDR showed a remarkable development when exceeding all business targets. Specifically, 2020's net revenue reached VND 3,911.21 billion, up VND 511.03 billion or 15.0% YoY; profit before tax achieved VND 1,540.22 billion, and profit after tax reached VND 1,220.25 billion, up 39.3% and 39.6% YoY, respectively.

At the meeting, Mr. Bui Quang Anh Vu – CEO of the Company shared that PDR's achievements in 2020 would enable PDR to create further breakthroughs in the following year confidently. In 2021, PDR aims at breaking its limits to soar further, conquering a higher position.



Mr. Bui Quang Anh Vu – Member of the BOD cum CEO, chairing the meeting



- Phat Dat was honored "Employer of Choice 2020" for the first time by CareerBuilder Vietnam, one of Vietnam's leading employment and recruitment networks. PDR was honored in the following categories:

TOP 6

6th place in
Top 10 Employers of Choice
in Real Estate Industry

TOP 10

10th place in
Top 20 Employers
with impressive application experience

TOP 100

46th place in
Top 100 Employers of Choice 2020

These are the token of recognition of PRD's efforts to recruit, train, nurture, and develop human resources. Adopting outstanding remuneration policies, PDR attracts qualified and experienced employees, responding to the needs of speedy development in "the New Era of Prosperity." Currently, the number of staff has increased by 41% compared to the previous year.

02. INTERNAL ACTIVITIES

19th January 2021

Disseminating the 5K message featuring the 5 measures of living safely.

To be in a proactively preventing position amidst the complicated developments of the COVID-19 pandemic with potentially large-scale outbreaks, PDR's leader team has advocated and requested all employees to comply with 5K prevention measures: Facemasks - Disinfection - Distance - No gathering - Health declaration.

In addition to daily checking body temperature at the office, PDR staff must always wear facemasks and regularly wash their hands with antiseptic soap; employees who travel to work outside Ho Chi Minh City must make health declaration, etc.

As it's said that **"Prevention is better than cure,"** implementing the "5K Message" is an effective method recommended by the Government, authorities, and functional agencies to protect people's health.

23rd January 2021

On 23rd January 2021, PDR vibrantly celebrated the 2020 year-end party at GEM Center (District 1, HCMC). The theme of **"Enhancing Core Power - Advancing New Triumph"** was chosen to represent the achievements of 2020 and the aspiration to reach higher in the coming years.

In 2020 - the second year in **"the New Era of Prosperity,"** PDR exceeded all targets and plans. PDR's **"Internal Strengths"** greatly contributed to such Breakthroughs even in the struggling of the whole economy and the market under the pandemic.



08th March 2021

PDR organized many meaningful activities to celebrate international women's day on 3rd March. Besides the lovely wishes and meaningful gifts, the Contest **"Fruit and Cake Decoration"** is a highlight with a competition of 7 representatives from all Company's departments.



17th March 2021

On 17th March 2021, PDR decided on the Covid-19 vaccination for the entire employees.

Accordingly, the management team had worked with Vietnam Vaccine JSC (VNVC) to order Covid-19 vaccines – a product of AstraZeneca PLC (a British multinational pharmaceutical and biotechnology corporation) for about 300 employees. The funding is deducted from the Company's welfare fund. This is particularly significant in such a complicated context of the COVID-19 pandemic continuing in Vietnam and worldwide.

Although the Government announced the policy of using the state budget to inoculate the entire population against the Covid-19, Phat Dat, as well as other businesses, is willing to pay 100% of the cost of vaccination for employees and their relatives. This act shows not only the Company's responsibility toward the employees but also the companionship and support to the State, community, and society.

03. CORPORATE SOCIAL RESPONSIBILITY ACTIVITIES (CSR)

Over **4.2** BILLION VND
Total CSR Amount in 1Q2021

☞ In Binh Dinh Province

Supporting the construction of Tay Son Tam Kiet Temple - Special National Monument

Remembering the merits of the hero Quang Trung - Nguyen Hue and his generals, Phat Dat sponsored over VND 2.5 billion to renovate, upgrade and expand the Temple, contributing to promoting its historical and educational meanings and making this special National Monument an important cultural and tourist destination in Binh Dinh province.



"Tay Son Tam Kiet" Temple

☞ In Quang Ngai Province

A Filled Tet holiday for underprivileged people

Continuing and spreading Vietnamese's noble morals, in the 2021 Tet holiday, Phat Dat donated VND 1 billion to the poor and disadvantaged people in Quang Ngai province (including Quang Ngai City, Mo Duc, Nghia Hanh, Ba To, Minh Long, Son Ha, and Tra Bong districts), giving them a full and warm holiday, and at the same time providing spiritual motivation to rise in life.



Sowing compassion at Phu Hoa Orphanage

Phu Hoa orphanage (in Tinh An Tay commune, Quang Ngai city) is the home of hundreds of orphaned, handicapped, and abandoned children. Joining hands with social organizations and sponsors, Phat Dat donated 100 million VND to support the orphanage to maintain its operations.

Currently, the orphanage is nurturing about 30 children, including those studying at all levels from elementary to university. Over the past 55 years, about 150 children have grown up, leaving the Orphanage to get married and follow their careers.

Supporting Nguyen Tan Thanh - the son of filial affection

Nguyen Tan Thanh (in Binh Chau commune, Binh Son district) is known for his filial affections that moved people's hearts.

Although Thanh had successfully earned his admission to DaNang University of Technology and Education, he had to put away his dreams of lecture hall because there would be no one to take care of his father with mental illness and his mother with disabilities. Due to the difficult circumstance, the family diet was mainly instant noodles. Everything, from the burden of making a living to medication money, was put on Thanh's shoulders.

Touched by the story, Phat Dat timely supported him with VND 60 million so that he could have more financial resources to take care of his parents, steadily settle his life, and continue his dream.



☞ In Ho Chi Minh City

"Warm Spring" spreading love to thousands of underprivileged children

Near the 2021 Lunar New Year, Phat Dat sponsored 500 million VND, accompanying the Executive Committee of the HCMC City Youth Union to implement the program "Warm Spring." In addition to the exciting games full of laughter, the organizers also gave gifts to more than 2,000 disadvantaged children from 35 shelters, social homes, and centers for orphaned and disabled children in Ho Chi Minh City. Other charity activities...

For more information, kindly visit the Website of Phat Dat Real Estate Development Corporation at the link below:
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PHATDAT
CORPORATION
Real Estate Development

PHAT DAT REAL ESTATE DEVELOPMENT CORP.
Viettel Complex Building, 8th - 9th Floors
285 Cach Mang Thang Tam Street, Ward 12, District 10,
Ho Chi Minh City, VN

CONTACT:

IR Director

Ms. Dang Hoa Quynh

☎ Phone: (+8428) 2226 6868 (Ext: 625) ✉ quynh.dang@phatdat.com.vn

Head of PR

Mr. Nguyen Van Vuong

☎ Phone: (+8428) 2226 6868 (Ext: 632) ✉ vuong.nguyen@phatdat.com.vn

☎ Phone: (+8428) 2226 6868

☎ Fax: (+8428) 2226 8686

📄 Securities Code: PDR

🌐 Web: www.phatdat.com.vn