

**PHAT DAT REAL ESTATE  
DEVELOPMENT CORPORATION**

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No. 18/2024/PD-VPHDQT

**SOCIALIST REPUBLIC OF VIETNAM  
Independence – Freedom - Happiness**

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HCMC, January 11, 2023

**EXTRAORDINARY INFORMATION DISCLOSURE**

**To: HO CHI MINH STOCK EXCHANGE**

1. Organization name: **PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION**  
("PHAT DAT CORPORATION")
  - Stock code: PDR
  - Head office: 8th & 9th Floors, Tower B, Viettel Complex Building, 285 Cach Mang Thang Tam Street, Ward 12, District 10, HCMC
  - Telephone: (028) 2226 6868                      Fax: (028) 2226 8686
  - Email: [info@phatdat.com.vn](mailto:info@phatdat.com.vn)
2. Content of information disclosure: Amendments and supplements to the Charter.
3. This information was published on the Company's website on January 11, 2024 at <https://www.phatdat.com.vn/en/announcements/>.

We hereby declare that the abovementioned information is true and correct, and we shall be legally responsible for the information disclosed.

**Attachments:**

- *Amendment to the Charter*

**Representative of the organization  
Legal Representative**

*(Signed and stamped)*

**BUI QUANG ANH VU**

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**AMENDMENT TO THE CHARTER  
OF  
PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION**

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**January 11, 2024**

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**AMENDMENT TO THE CHARTER OF  
PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION**

This Charter Amendment is made at Phat Dat Real Estate Development Corporation on January 11, 2024.

**ARTICLE 1: DEFINITIONS**

Unless the terms or context of this Charter Amendment otherwise provided, the terms in capital letters in this Amendment shall have the meanings as described to them in the Charter approved under Resolution No. 01/DHDCD-NQ.2023 at the 2023 Annual General Meeting of Shareholders on June 30, 2023. Any reference to any Article shall refer to the Article in the Charter, unless otherwise specifically stated.

**ARTICLE 2. CONTENT OF THE CHARTER AMENDMENT**

Amendment to Point 1, Article 5 of the Charter of Phat Dat Real Estate Development Corporation is as follows:

**“Article 5. Operational objectives**

1. Business lines of the Company as follows:

No.	Business lines	Code
1	<b>Doing business in real estate, land use rights in the capacity as land owner or user or lessee.</b> <b>In details: Doing business in residential real estate; house, warehouse and parking for lease.</b>	<b>6810 (Main)</b>
2	Construction of residential buildings	4101
3	Building houses not to stay	4102
4	Construction of railways	4211
5	Construction of roads	4212
6	Real estate consultancy, brokerage, auction of land and land use rights. In details: Real estate brokerage, real estate services, real estate trading platform, real estate valuation, real estate consultancy (except for legal consultancy), real estate management.	6820
7	Other professional, scientific and technical activities not elsewhere classified In details: Commercial brokerage.	7490
8	Management consultancy activities.	7020

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	In details: investment and planning consultancy activities (except for financial, accounting, legal consultancy).	
9	Quarrying of stone, sand, gravel, and clay. (Not operating at office).	0810
10	Short-term accommodation activities. In details: hotels (not operating at office).	5510
11	Restaurants and mobile food service activities. In details: restaurants (not operating at office).	5610
12	Wholesale of cars and other motor vehicles. In details: sale of cars.	4511
13	Retail sale of hardware, paints, glass and other construction installation equipment in specialized stores In details: sale of construction equipment, machinery and materials.	4752
14	Retail sale of carpets, rugs, wall and floor coverings in specialized stores In details: sale of furniture.	4753
15	Retail sale of electrical household appliances, beds, shelves, tables, chairs and the like furniture, lighting equipment and other household articles not elsewhere classified in specialized stores. In details: sale of electrical appliances.	4759
16	Service activities incidental to rail transportation	5221
17	Service activities incidental to land transportation	5225
18	Architectural and engineering activities and related technical consultancy. In details: supervision on construction and completion of civil – industrial works, investment project planning, project management, budget planning, and auction consultancy.	7110
19	Propagation and growing of annual cultivars.	0131
20	Propagation and growing of perennial cultivars	0132
21	Growing of vegetables, leguminous crops and flowers	0118
22	Growing of fruits	0121
23	Growing of rubber trees	0125
24	Growing of coffee trees	0126
25	Growing of tea trees	0127

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26	Growing of spices and pharmaceutical crops	0128
27	Raising of poultry (not operating at office)	0146
28	Mixed crop-livestock farming (not operating at office)	0150
29	Support activities for animal production	0162
30	Post-harvest crop activities	0163
31	Construction of other civil engineering projects	4299
32	Demolition	4311
33	Site preparation (excluding: landmine detection, explosive services, and similar activities on construction sites)	4312
34	Electrical installation	4321
35	Plumbing, heat and air-conditioning installation (excluding installation of refrigeration equipment (freezing equipment, cold storage, ice machine, air conditioner, water chiller) and using R22 refrigerant in the field of seafood processing)	4322
36	Wood logging (not operating at office) (excluding services related to investigation, assessment, and exploitation of natural forests, including logging, hunting, trapping of rare and endangered wildlife, management of crop genetic resources, livestock, and microorganisms used in agriculture).	0220
37	Wholesale of construction materials and other installation supplies In details: Wholesale of bamboo, rough wood and processed wood	4663
38	Seed processing for propagation	0164
39	Hunting, trapping and related service activities (excluding services related to investigation, assessment, and exploitation of natural forests, including logging, hunting, trapping of rare and endangered wildlife, management of crop genetic resources, livestock, and microorganisms used in agriculture)	0170
40	Growing and care of forest and propagation of forest trees	0210
41	Electric power generation Details: Production of hydropower, coal thermal power, gas thermal power, wind power, solar power, and other types of electricity (excluding national electricity grid transmission and control; construction and operation of	3511

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	multipurpose hydropower and nuclear power plants of particular significance to the socio-economic development).	
42	Electricity transmission and distribution Details: Selling electricity to end-users (excluding national electricity grid transmission and control; construction and operation of multipurpose hydropower and nuclear power plants that are of particular significance to the socio-economic development).	3512

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### **ARTICLE 3. OTHER PROVISIONS**

3.1 This Charter Amendment is made in (02) two originals of equal validity.

3.2 This Charter Amendment takes effect from the date of signing.

### **LEGAL REPRESENTATIVE OF THE ENTERPRISE**

#### **CHAIRMAN OF THE BOARD OF DIRECTORS**

*(Signed and stamped)*

**NGUYEN VAN DAT**

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