Lao Culture Tourism Public Group Company

Interim separate financial statements (Unaudited)

For the three-month period ended 30 September 2025

Lao Culture Tourism Public Group Company

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Lao Culture Tourism Public Group Company

GENERAL INFORMATION

THE COMPANY

Lao Culture Tourism Public Group Company ("the Company"), previously known as Lao Cement Public Company and Lao Cement Co., Ltd, was established in accordance with the Article of Association signed in Vientiane Laos on 15 December 1998 by Lao Agriculture-Forestry Development and Service Company and China Yunnan Corporation for International Techno-Economic Cooperation.

On 14 February 2018, the Company received the Certificate of Initial Public Offering (IPO) completion No.0008/LSX issued by Lao Securities Commission Office, according to which the Company had completed IPO process with the total 40,004,000 shares of the Company (under the ticker "LCTC") have been officially listed on Lao Securities Exchange.

On 2 May 2023, the Company obtained the new Investment License No. 119.2023/MPI, issued by the Ministry of Planning and Investment, which modified the principal business activities of the Company. According to which, the principal activities of the Company were changed from production, wholesale and retail of cement and other related cement products to provide service on tourism (inbound-outbound) and construction of condominium for sale.

On 30 October 2023, the Company obtained the latest Business License No.3330/BLO from Ministry of Industry and Commerce, in which the Company's name was changed from Lao Cement Public Company to Lao Culture Tourism Public Group Company.

On 24 June 2025, the Company received the Condominium Business License from the Ministry of Natural Resources and Environment, enabling it to engage in activities related to the sale of condominiums.

The shareholding structure of the Company as at 30 September 2025 is as follows:

Shareholders	*Number of shares*	*Percentage*
Yunnan Hengshi Chengrui Holdings Co., Ltd ("Yunnan Hengshi") (Previously known as Yunnan Qianhan Technology Network Limited ("Yunnan Qianhan"))	14,280,000	35.696%
Lao Agriculture-Forestry Development and Service Company (DAI)	13,720,000	34.297%
Lao China Securities Co., Ltd (LCS)	7,547,800	18.868%
Other public corporation and individual investors	4,456,200	11.139%
	40,004,000	

The Company's registered head office is at Phonphanao Village, Xaysettha District, Vientiane Capital, Lao PDR. The Company also has Vangvieng Cement Plant No.II which is located in Vangvieng province, Lao PDR.

GENERAL INFORMATION (continued)

BOARD OF DIRECTORS

Members of the Board of Directors during the three-month period ended 30 September 2025 and as at the date of this report are:

Name	*Position*	*Date of appointment*
Mr. Nie Lei	Chairman	Appointed on 09 March 2023
Mr. Vanthong Sitthikoun	Vice chairman	Appointed on 23 June 2020
Mr. Sinthanou Sornfongboudtakhan	Vice chairman	Appointed on 28 August 2024
Mr. Zhang Jing Hua	Member	Appointed on 09 March 2023
Mrs. Cai Ling Ling	Member	Appointed on 09 March 2023
Mr. Ding Yu Dong	Member	Appointed on 05 November 2024
Mrs. Xi Yu Hong	Member	Appointed on 28 August 2024
Mr. Khambon Xaylaovong	Member	Appointed on 23 June 2020
Mr. Dai Rong Hua	Independent member	Appointed on 09 March 2023
Mr. Liu Hao	Independent member	Appointed on 09 March 2023
Mr. Vikhamdeng Inthasy	Member	Appointed on 28 August 2024

MANAGEMENT

Members of the Company's management during the three-month period ended 30 September 2025 and as at the date of this report are:

Name	*Position*	*Date of appointment*
Mr. Nie Lei	General Director	Appointed on 09 March 2023
Mr. Ding Yu Dong	Director	Appointed on 05 November 2024
Mr. Zhang Jing Hua	Director	Appointed on 09 March 2023
Mr. Khambon Xaylaovong	Director	Appointed on 23 June 2020

AUDIT COMMITTEE

Members of the Company's audit committee during the three-month period ended 30 September 2025 and at the date of this report are:

Name	*Position*	*Date of appointment*
Mr. Dai Rong Hua	Chairman	Appointed on 09 March 2023
Mr. Liu Hao	Member	Appointed on 09 March 2023

LEGAL REPRESENTATIVE

The legal representative of the Company during the three-month period ended 30 September 2025 and at the date of this report is Mr. Nie Lei, General Director and Chairman

Lao Culture Tourism Public Group Company

REPORT OF MANAGEMENT

Management of Lao Culture Tourism Public Group Company ("the Company") is pleased to present its report and the Company's interim separate financial statements for the three-month period ended 30 September 2025.

MANAGEMENT'S RESPONSIBILITY IN RESPECT OF THE INTERIM SEPARATE FINANCIAL STATEMENTS

Management is responsible for the preparation of the interim separate financial statements which have been prepared in accordance with the accounting policies as described in Note 3 to the interim separate financial statements. These accounting policies are not intended to present the interim separate financial position, the interim results of operations and interim cash flows of the Company in accordance with international generally accepted accounting principles. In preparing those interim separate financial statements, management is required to:

- select suitable accounting policies and then apply them consistently;
- make judgement and estimates that are reasonable and prudent;
- state whether applicable accounting policies have been followed, subject to any material departures disclosed and explained in the interim separate financial statements; and
- prepare the interim separate financial statements on the going concern basis unless it is inappropriate to presume that the Company will continue its business.

Management is responsible for ensuring that proper accounting records are kept which disclose, with reasonable accuracy at any time, the interim separate financial position of the Company and for ensuring that the accounting records comply with the accounting policies applied. It is also responsible for safeguarding the assets of the Company and thus for taking reasonable steps for the prevention and detection of fraud and other irregularities.

Management confirmed that it has complied with the above requirements in preparing the accompanying interim separate financial statements.

STATEMENT BY MANAGEMENT

Management does hereby state that, in its opinion, the accompanying interim separate financial statements are prepared, in all material respects, in accordance with the accounting policies as described in Note 3 to the interim separate financial statements.

On behalf of the Board of Management:

Mr. Nie Lei
General Director

Vientiane, Lao PDR

17 November 2025

Lao Culture Tourism Public Group Company

INTERIM SEPARATE BALANCE SHEET (Unaudited)
For the three-month period ended 30 September 2025

	Notes	30 September 2025 LAK	31 December 2024 LAK
ASSETS			
Non-current assets			
Property, plant and equipment	4	559,257,571	762,996,896
Construction in progress	6	14,736,268,052	30,673,610,031
Intangible assets	5	3,675,694,895	3,681,415,835
Investment in subsidiaries	7	5,849,064,057	5,203,557,146
Total non-current assets		**24,820,284,574**	**40,321,579,908**
Current assets			
Other current assets	8	42,132,426,098	4,322,776,548
Inventories	9	17,072,337,006	12,324,012,453
Amounts due from related parties	22	4,677,715,583	2,847,957,610
Trade receivables	10	86,053,911	1,656,111,790
Cash	11	1,774,264,334	574,997,658
Total current assets		**65,742,796,931**	**21,725,856,059**
TOTAL ASSETS		**90,563,081,505**	**62,047,435,967**
LIABILITIES AND EQUITY			
Current liabilities			
Trade payables	12	5,894,470,171	8,025,747,856
Advances from customers	13	24,179,032,134	12,440,807,689
Amounts due to related parties	22	13,256,256,733	12,887,018,084
Statutory obligations	14	8,921,368,060	8,152,671,650
Payables to employees		13,048,458,190	11,074,331,574
Other payables	15	58,848,849,912	24,682,695,701
Total current liabilities		**124,148,435,201**	**77,263,272,554**
TOTAL LIABILITIES		**124,148,435,201**	**77,263,272,554**
Equity			
Contributed capital	16	20,002,000,000	20,002,000,000
Share premium		18,385,975,511	18,385,975,511
Legal reserve		7,704,052,545	7,704,052,546
Plant expansion reserve		18,549,465,595	18,549,465,596
Accumulated losses		(98,226,847,347)	(79,857,330,240)
Total equity		**(33,585,353,696)**	**(15,215,836,587)**
TOTAL LIABILITIES AND EQUITY		**90,563,081,505**	**62,047,435,967**

Mr. Nie Lei
General Director

Mr. Zhang Jing Hua
Head of Accounting & Finance

Vientiane, Lao PDR

17 November 2025

Lao Culture Tourism Public Group Company

INTERIM SEPARATE INCOME STATEMENT (Unaudited)
For the three-month period ended 30 September 2025

	Notes	*For the three-month period ended 30 September 2025 LAK*	*For the three-month period ended 30 September 2024 LAK*
Revenue from sale of goods			-
Cost of goods sold			-
Gross margin			-
Other operating income	17	511,600,200	588,936,364
Other operating expenses	18	(6,258,700,091)	(525,269,207)
Administrative expenses	19	(11,089,529,403)	(2,449,427,412)
Operating loss		**(16,836,629,295)**	**(2,385,760,255)**
Finance income		87,021	337,358,639
Finance cost	20	(1,532,974,840)	-
Loss before tax		**(18,369,517,113)**	**(2,048,401,616)**
Profit tax expenses	21		-
Net loss after tax		**(18,369,517,113)**	**(2,048,401,616)**

Mr. Nie Lei
General Director

Mr. Zhang Jing Hua
Head of Accounting & Finance

Vientiane, Lao PDR

17 November 2025

Lao Culture Tourism Public Group Company

INTERIM SEPARATE STATEMENT OF CHANGES IN EQUITY (Unaudited)
For the three-month period ended 30 September 2025

	Contributed capital LAK	*Share premium LAK*	*Legal reserve LAK*	*Plant expansion reserve LAK*	*Accumulated losses LAK*	*Total LAK*
As at 1 January 2024	20,002,000,000	18,385,975,511	7,704,052,546	18,549,465,595	(75,063,175,913)	(10,421,682,261)
Net loss for the period	-	-	-	-	(9,732,751,922)	(9,732,751,922)
As at 30 September 2024	**20,002,000,000**	**18,385,975,511**	**7,704,052,546**	**18,549,465,595**	**(84,795,927,835)**	**(20,154,434,183)**
As at 1 January 2025	20,002,000,000	18,385,975,511	7,704,052,545	18,549,465,595	(79,857,330,234)	(15,215,836,583)
Net loss for the period	-	-	-	-	(18,369,517,113)	(18,369,517,113)
As at 30 September 2025	**20,002,000,000**	**18,385,975,511**	**7,704,052,545**	**18,549,465,595**	**(98,226,847,347)**	**(33,585,353,696)**

Mr. Nie Lei
General Director

Mr. Zhang Jing Hua
Head of Accounting & Finance

Vientiane, Lao PDR

17 November 2025

Lao Culture Tourism Public Group Company

INTERIM SEPARATE STATEMENT OF CHANGES IN EQUITY
For the three-month period ended 30 September 2025

	Notes	*For the three-month period ended 30 September 2025 LAK*	*For the three-month period ended 30 September 2024 LAK*
OPERATING ACTIVITIES			
Loss before tax		**(18,369,517,107)**	**(2,048,401,616)**
Adjustments for:			
Depreciation of property, plant and equipment	4,5	334,512,164	108,703,530
Provision/(reversal of provision) for inventories		2,787,749,803	60,450,060
Reversal of provision for doubtful account		(27,286,200)	-
Foreign exchange (gains)/losses arising from revaluation of monetary accounts denominated in foreign currency		(567,925,527)	337,333,610
Profit from selling fixed assets			(588,936,364)
Interest expenses		919,935,671	-
Working capital adjustments:			
Increase in trade and other receivables, Including amount due from related parties		(495,021,603)	42,363,942
Increase in other current assets		(37,809,736,572)	(584,549,350)
Increase in inventories		11,165,177,816	64,891,809
Increase in trade and other payables, including amount due to related parties		40,059,203,820	4,373,400,085
Interest income		87,021	25,030
Net cash flows from/(used in) operating activities		**(2,002,820,713)**	**1,765,280,735**
INVESTING ACTIVITIES			
Acquisitions of property, plant and equipment		(125,051,898)	(2,600,000)
Proceeds from disposals of fixed assets			588,936,364
Investments in subsidiaries		(645,506,911)	(739,417,180)
Construction in progress		(2,763,910,193)	(1,666,829,429)
Net cash flows used in investing activities		**(3,534,469,002)**	**(1,819,910,245)**
FINANCING ACTIVITIES			
Drawdown of borrowings		7,643,255,000	-
Repayment of borrowings		(861,532,972)	-
Net cash flows from financing activities		**6,781,722,029**	**-**
Net increase/(decrease) in cash		1,244,432,313	(54,629,510)
Cash at the beginning of the period		574,997,658	320,277,503
Impact of foreign exchange rate fluctuation		(45,165,637)	-
Cash at the end of the period	**11**	**1,774,264,334**	**265,647,993**

Mr. Nie Lei
General Director

Mr. Zhang Jing Hua
Head of Accounting & Finance

Vientiane, Lao PDR
17 November 2025

1. CORPORATE INFORMATION

Lao Culture Tourism Public Group company ("the Company"), previously known as Lao Cement Public Company and Lao Cement Co., Ltd, was established in accordance with the Article of Association signed in Vientiane Laos on 15 December 1998 by Lao Agriculture-Forestry Development and Service Company and China Yunnan Corporation for International Techno-Economic Cooperation.

On 14 February 2018, the Company received the Certificate of Initial Public Offering (IPO) completion No.0008/LSX issued by Lao Securities Commission Office, according to which the Company had completed IPO process with the total 40,004,000 shares of the Company (under the ticker "LCTC") have been officially listed on Lao Securities Exchange.

On 2 May 2023, the Company obtained the new Investment License No. 119.2023/MPI, issued by the Ministry of Planning and Investment, which modified the principal business activities of the Company. According to which, the principal activities of the Company changes from production, wholesale and retail of cement and other related cement products service on tourism (inbound-outbound) and construction of condominium for sale.

On 30 October 2023, the Company obtained its latest Business Licence No.3330/BLO Ministry of Industry and Commerce, in which the Company's name was changed from Lao Cement Public Company to Lao Culture Tourism Public group company.

On 24 June 2025, the Company obtained the Condominium Business License from the Ministry of Natural Resources and Environment, which allowed the company to operate activities related to the condominium.

The Company's registered head office is at Phonphanao Village, Xaysettha District, Vientiane Capita, Lao PDR. The Company also has Vangvieng Cement Plant No. II which is located in Vangvieng province, Lao PDR.

As at 30 September 2025, the Company had 53 employees (31 December 2024: 53 employees).

1. CORPORATE INFORMATION (continued)

Subsidiaries

As at 30 September 2025, the Company has eight (8) subsidiaries with details are as follows:

Name	*Business License No.*	*Business sector*	*% owned by LCTC*
Lao Agriculture Science and Technology Development Sole Co., Ltd	2118/BLO dated 17 June 2024 issued by the Ministry of Industry and commerce.	Purchase herbs to export, Plant to sale domestic and export	100%
Lao City Construction Development Group Sole Co., Ltd	2434/BLO dated 05 July 2024 issued by the Ministry of Industry and commerce.	Construction consultant service	100%
Lao New Building Materials Sole Co., Ltd	2422/BLO dated 10 August 2023 issued by the Ministry of Industry and commerce.	Construction material and supply tools	100%
Lao National Tourism Planning and Design Institute Sole Co., Ltd	3113/BLO dated 26 September 2023 issued by the Ministry of Industry and commerce.	Building design, tourism design and construct public works	100%
Lao International Exhibition Services Sole Co., Ltd	0414/BLO dated 01 February 2024 issued by the Ministry of Industry and commerce.	Entertainment production, cinematic and advertisement	100%
Lao Mineral Resources Development Sole Co., Ltd	0767/BLO dated 29 February 2024 issued by the Ministry of Industry and commerce.	Explore and survey mining site	100%
Lao National Survey and Designed Institute Sole Co., Ltd	1495/BLO dated 06 May 2024 issued by the Ministry of Industry and commerce.	Explore, survey and design building	100%
Laos Education and Training Center Company Sole Co., Ltd	1485/BLO dated 06 May 2024 issued by the Ministry of Industry and commerce.	Education consulting service	100%

2. BASIS OF PREPARATION

According to the Accounting Law No.46/NA dated 20 November 2023, public interest entities, including listed companies should apply International Financial Reporting Standards ("IFRS") in preparing their annual financial statements, starting from 2017. In accordance with the Official Letter No. 1137/MOF dated 27 April 2020 by the Ministry of Finance, public interest entities are allowed to delay the application of IFRS until 1 January 2026.

For the six-month period ended 30 September 2025, the Company has prepared its interim separate financial statements in accordance with the accounting policies as set out in Note 3 to the interim separate financial statements. These accounting policies are not intended to present the interim separate financial position, interim separate results of operations and interim separate cash flows of the Company in accordance with international generally accepted accounting principles.

The interim separate financial statements of the Company have been prepared using the historical cost convention. These interim separate financial statements are expressed in Lao Kip ("LAK") as it is the currency in which the majority of the Company's transaction are denominated and settled.

As at 31 December 2024, the cumulative inflation rate in Lao PDR over the past 36 months has exceeded 100%, categorizing the country as a hyperinflationary economy, according to the BOL report (https://www.bol.gov.la/en/inflation). As of 30 September 2025, the cumulative inflation rate over the past 36 months declined to 74%, however, to determine whether a currency **ceases to be** hyperinflationary required trends and subsequent review up to the end of 2025. As a consequence, the Company has not implemented any accounting policies to address the effects of hyperinflation due to the absence of specific guidance from Lao Financial Reporting Standards ("FRS") and the Ministry of Finance ("MOF") on this matter.

Going concern assumption

The Company incurred a net loss of LAK 18.36 billion for the nine-month period ended 30 September 2025. As at this date, the Company's accumulated losses of LAK 98.22 billion exceeded contributed charter capital by LAK 99.85 billion, and the Company's current liabilities also exceeded its current assets by LAK 55.53 billion. On 25 August 2020, the Company published Announcement No.202/LCC about temporarily ceasing all production until further notice. The Company has modified the principal business activities in accordance with the new investment license No. 119.2023/MPI dated on 02 May 2023, which is issued by the Ministry of Planning and Investment. The principal activities of the Company change from production, wholesale and retail of cement and other related cement products to provide service on tourism (inbound-outbound) and construction of condominium for sale. These conditions indicate that a material uncertainty exists that may cast significant doubt about the Company's ability to continue as a going concern.

The Company's management has prepared a cash flow forecast to support the settlement and operation plan for the next 12 months, which was made primarily on the basis of their expectation of (i) financial support to be received from its shareholders and related parties; and (ii) proceeds from disposal of its current available fixed assets i.e. being cement production factory and real estate property. Particularly, the Company's management obtained financial support letter from Yunnan Hengshi Chengrui Holdings Co., Ltd., the major shareholder of the Company, which stipulated its agreement to provide all necessary financial support to ensure that the Company will have sufficient resources to settle its liabilities when they fall due in the following financial year without curtailment. On this basis, the management considers it as appropriate to prepare the Company's separate financial statements on the going concern basis.

Accordingly, the separate financial statements do not include any adjustments that may be necessary if the Company is unable to continue as a going concern.

Fiscal year

The Company's fiscal year starts on 1 January and ends on 31 December

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Property, plant and equipment

Property, plant and equipment are stated at cost less accumulated depreciation.

The cost of a property, plant and equipment purchased by the Company consists of its purchase price and any directly attributable costs of bringing the asset to working condition for its intended use. Expenditures for additions, improvements and renewals are capitalized while expenditures for maintenance and repairs are charged to the interim separate income statement.

When an item of property, plant and equipment is sold or retired, their cost and accumulated depreciation are removed from the interim separate balance sheet and any gain or loss resulting from their disposal is included in the other operating income or expense accounts, respectively, in the interim separate income statement.

Construction in progress represents assets under construction. This includes the costs of construction and other directly attributable costs.

Fully depreciated assets are retained in the accounts until they are no longer in use and no further depreciation are recognized in the interim separate income statement.

Depreciation

Depreciation of property, plant and equipment is calculated on a straight-line basis over the expected useful life of the assets as follows:

Buildings and structures	5 to 20 years
Machinery and equipment	5 years
Means of transportation	5 years
Leasehold improvement	5 to 10 years
Office equipment	5 to 10 years
Others	10 years

The useful life of leasehold improvement is determined based on management estimates on expected usage and might be different with the lease term.

Depreciation on property, plant and equipment acquired or disposed of during the period is provided for on a pro-rata basis with reference to the month of acquisition or disposal. No depreciation is provided for assets under construction until such time that the relevant assets are completed and put into use.

Intangible assets

Intangible fixed assets consist of computer software and land use right. The cost of the software comprises its purchase price plus any directly attributable costs of bringing the software to working condition for its intended use.

Land use rights with indefinite term of use and are stated at cost. The cost of land use rights, which comprise the purchase price and any directly attributable costs, is not amortized.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

Construction in Progress

Construction in progress represents the costs of acquiring new assets that have not yet been fully installed or the costs of construction that have not yet been fully completed. Construction in progress is stated at cost, which includes all necessary costs to construct, repair, renovate, expand, or re-equip the projects with technologies, such as construction costs, tools and equipment costs, project management costs, construction consulting costs, and borrowing costs that are eligible for capitalization.

Construction in progress will be transferred to the appropriate fixed asset account when these assets are fully installed or the construction project is fully completed, and depreciation of these assets will commence when they are ready for their intended use.

Construction costs are recognized as expenses when such costs do not meet the conditions to be recognized as fixed assets.

Leases

The determination of whether an arrangement is a lease, or contains a lease, is based on the substance of the arrangement and requires an assessment of whether the fulfilment of the arrangement is dependent on the use of a specific asset or assets and the arrangement conveys a right to use the asset.

The Company as a lessee

Leases, where all the risks and benefits of ownership of the leased items are not transferred substantially to the Company are operating leases. Operating lease payments are recognized as an expense in the profit or loss on a straight-line basis over the lease term. Contingent rental payable is recognized as an expense in the period in which they are incurred.

Inventories

Inventories are stated at the lower of cost incurred in bringing each product to its present location and condition, and net realisable value.

Net realisable value represents the estimated selling price in the ordinary course of business less the estimated costs to complete and the estimated costs necessary to make the sale.

The periodic method is used to record inventories, which are valued as follows:

Raw materials, consumables, tools and supplies	-	Cost of purchase on a weighted average cost basis.
Work-in-progress and Finished goods	-	Cost of direct materials and labour plus attributable manufacturing overheads based on the normal operating capacity on a weighted average cost basis.

Inventory property

Property acquired and being constructed for sale in the ordinary course of business, rather than to be held for rental or capital appreciation, is held as inventory property and is measured at the lower of cost and net realisable value (NRV).

Principally, this is residential property that the Company develops and intends to sell before, or on completion of development.

Cost incurred in bringing each properly to its present location and condition includes:

- Amounts paid to contractors for development

- Planning and design costs, costs of site preparation, professional fees for legal services, development overheads and other related costs

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

Inventory property (continued)

is the estimated selling price in the ordinary course of the business, based on market prices at the reporting date, less estimated costs of completion and the estimate costs necessary to make the sale.

When an inventory property is sold, the carrying amount of the property is recognised as an expense in the period in which the related revenue is recognised. The carrying amount of inventory property recognised in profit or loss is determined with reference to the directly attributable costs incurred on the property sold and an allocation of any other related costs bases on the relative size of the property sold.

Provision for obsolete inventories

Provision for obsolete inventories is the estimated loss arising due to the impairment in value (through diminution, damage, obsolescence, etc.) of inventories based on appropriate evidence of impairment available at the interim balance sheet date.

Increases and decreases to the provision balance are recorded into the other operating expenses for additional provision and in the other operating income for reversal of provision in interim separate income statement.

Investments in subsidiaries

Subsidiaries are all entities (including structured entities) over which the Company has control. The Company controls an entity when the company is exposed to, or has rights to, variable returns though its power over the entity. Subsidiaries are fully consolidated from the date on which control is transferred to the company. They are deconsolidated from the date that control ceases.

Intercompany transactions, balances and unrealised gains or loss on transactions between the Company and its subsidiaries are eliminated. A list of the company's subsidiaries is shown in note 7.

In the interim separate financial statements, investments in subsidiaries are accounted at cost.

Trade receivables and provision for doubtful accounts

Trade receivables are stated net of total gross trade receivables and provision for doubtful accounts.

The Company provides allowance for doubtful accounts for trade receivables based on consideration of historical data and the overdue age of the receivables as follows:

Overdue period	*Provision rate*
6 months to 1 year	30%
From 1 year to 2 years	50%
More than 2 years	100%

Increases or decreases to the provision balance are recorded as "Other operating expenses" or "Other operating income" respectively in the interim separate financial statements.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

Cash

Cash comprises cash on hand and cash in banks.

Borrowing costs

Borrowing costs consist of interest and other costs that the Company incurs in connection with the borrowing of funds. Borrowing costs are recorded as expenses during the year in which they are incurred.

Trade payables, accrued expenses and other payables

Payables and accruals are recognized for amounts to be paid in the future for goods and services received, whether or not billed to the Company.

Contributed capital

Contributed capital is recognized in the interim separate balance sheet when cash is collected from the shareholders in the case of cash contribution or when there is approval from shareholders in the case of contribution in-kind, and share certificate is issued. Any unpaid capital based on Article of Association, enterprise and tax licenses is not recognized in the interim separate balance sheet.

Share premium reserve

The share premium is recognized upon issuance of additional shares, at a surplus between the offering price of additional share issuance and the par value, after deduction of share issuance cost (such as underwriting fees and other relevant valuation, consulting costs).

Reserves

Under the requirement of Enterprise Law no. 33/NA dated 29 November 2022, public companies are required to appropriate net profit to legal reserve fund.

The legal reserve fund is a fund to secure against risks, which is ten percent (10%) of its net profit into the reserve fund, after deducting its accumulated losses. When the legal reserve reaches one-half of the contributed charter capital, the Company may suspend the conversion of profit to such fund, unless otherwise approved by the Company's owners.

Other reserve funds including welfare fund reserve and plant expansion reserve which are appropriated from retained earnings in accordance with the Article of Incorporation of the Company dated 15 December 1998. The appropriation amount is determined by the Company's Board of Directors on an annual basis.

Reserve funds of current period are appropriated from net profit of prior years upon the approval of the Annual General Meeting of Shareholders.

Foreign currencies

The interim separate financial statements are presented in LAK which is the Company's functional and presentation currency. Transactions in currencies other than LAK are initially translated using the exchange rate ruling at the date of the transaction. Monetary assets and liabilities denominated in foreign currencies are retranslated at the exchange rate ruling at the interim separate balance sheet date. All gains and losses are taken to the finance income and finance costs accounts, respectively, in the interim separate income statement.

3. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (continued)

Revenue recognition

Revenue is recognised to the extent that it is probable that the economic benefits will flow to the Company and the revenue can be reliably measured. Revenue is measured at the fair value of the consideration received or receivable, excluding trade discount, rebate and sales return. The following specific recognition criteria must also be met before revenue is recognised:

Sale of goods

Revenue is recognised when the significant risks and rewards of ownership of the goods have passed to the buyer, usually upon the delivery of the goods.

Interest

Revenue is recognised as the interest accrues (taking into account the effective yield on the asset) unless collectability is in doubt.

Taxation

Profit tax is the expected tax payable on the taxable profit for the year, using tax rate enacted at interim separate balance sheet date and applicable to the reporting period, and any adjustment to tax payable in respect of previous years.

Other taxes payable include value added tax and employees' personal income tax.

Value added tax is the tax liability determined on revenue for the period computed using the applicable tax rate for the year.

Personal income tax is the tax payable on salary paid to staff for the period determined using applicable tax rate for the years.

Any adjustments to the amount of tax payable of prior years as a result of Tax inspection are recorded directly into retained earnings.

Related party transactions

Parties are considered to be related if they have the ability to control or exercise significant influence over each other in making financial and operational decisions or are subject to common control or common significant influence.

Transactions with related parties are conducted based on market prices or, where no market prices exist, at contractually agreed prices.

Other operating expenses

Expenses relating to the suspended plants are recognised as other operating expenses.

Segment information

A segment is a component determined separately by the Company which is engaged in providing products or related services (business segment) or providing products or services in a particular economic environment (geographical segment), that is subject to risks and returns that are different from those of other segments.

The Company's principal activities per Business License are to provide service on tourism (inbound-outbound) and construction of condominium for sale. In addition, these activities are only taking place within Lao PDR. Therefore, the Company's risks and returns are not impacted by the Company's services that the Company is providing or the locations where the Company is doing the business. As a result, the Company's management is of the view that there is only one segment for business and geography and therefore presentation of segmental information is not required.

4. PROPERTY, PLANT AND EQUIPMENT

	Buildings and structures LAK	*Means of transportation* LAK	*Leasehold improvement* LAK	*Office equipment* LAK	*Total* LAK
Cost					
As at 1 January 2025	134,382,315,687	11,020,750,831		791,340,049	146,194,406,567
Additions	-	-	-	107,577,381	107,577,381
Disposal	(210,646,794)				(210,646,794)
As at 30 September 2025	**134,171,668,893**	**11,020,750,831**	**-**	**898,917,430**	**146,091,337,154**
Accumulated depreciation					
As at 1 January 2025	134,382,315,687	10,340,420,089		708,673,895	145,431,409,671
Charge for the period	-	300,805,425	-	27,985,798	328,791,223
Disposal	(210,646,794)				(210,646,794)
Other Adjustment				(17,474,518)	(17,474,518)
As at 30 September 2025	**134,171,668,893**	**10,641,225,514**	**-**	**719,185,175**	**145,532,079,582**
Net book value					
As at 1 January 2025	**-**	**680,330,742**	**-**	**82,666,154**	**762,996,896**
As at 30 September 2025	**-**	**379,525,317**	**-**	**179,732,254**	**559,257,571**

5. INTANGIBLE ASSETS

	Software *LAK*	*Indefinite land use right* *LAK*	*Total* *LAK*
Cost			
As at 1 January 2025	38,139,600	3,655,353,775	3,693,493,375
As at 30 September 2025	38,139,600	3,655,353,775	3,693,493,375
Accumulated depreciation			
As at 1January 2025	12,077,540	-	12,077,540
Charge for the period	5,720,940	-	5,720,940
As at 30 September 2025	17,798,480	-	17,798,480
Net book value			
As at 1 January 2025	26,062,060	3,655,353,775	3,681,415,835
As at 30 September 2025	20,341,120	3,655,353,775	3,675,694,895

6. CONSTRUCTION IN PROGRESS

	30 September *2025* *LAK*	*31 December 2024* *LAK*
Konpook mining project	5,966,361,212	5,966,361,212
Building 21 (*)	8,707,976,088	28,447,998,304
Grand house project	5,498,478,307	2,094,090,295
Nongbone project	52,484,784	52,484,784
Resort Hotel project	42,118,600	42,118,600
Office mining	36,918,050	36,918,048
VangVieng project	398,292,223	-
	20,702,629,264	**36,639,971,243**
Impairment for Construction in Progress	(5,966,361,212)	(5,966,361,212)
	14,736,268,052	**30,673,610,031**

(*) This represents for the construction costs in connection with the development of condominium building ("Building 21") being located at Phonphanao village, Xaysettha district, Vientiane Capital, Laos PDR. During the three-month period ended 30 September 2025, the Company has revised its usage plan for the Building. The 1st to 3rd floors will be designated for the Company's office, while the floors above the 4th will be allocated for sale. Accordingly, the allocation of building costs has been adjusted for construction in progress and inventories (see Note 9).

7. INVESTMENT IN SUBSIDIARIES

Contributed capital and Percentage of ownership in the subsidiaries are as follows

		Investment amount	
		30 September *2025* *LAK*	*31 December 2024* *LAK*
Subsidiary			
Lao Agricultural Science and Technology Development Sole Co., Ltd	(i)	558,564,000	558,564,000
Lao City Construction Development Group Sole Co., Ltd	(ii)	5,060,888,057	4,644,993,146
Lao National Tourism Planning and Design Institute Sole Co., Ltd	(iii)	-	-
Lao New Building Materials Sole Co., LTD	(iv)	229,612,000	-
Lao International Exhibition Services Sole Co., Ltd	(v)		-
Lao Mineral Resources Development Sole Co., Ltd	(vi)		-
Lao National Survey and Designed Institute Sole Co., Ltd	(vii)		-
Laos Education and Training Center Company Sole Co., Ltd	(viii)		-
		5,849,064 ,057	**5,203,557,146**

(i) On 14 March 2023, the Company established Zhongke Herb (Lao) Sole Co., LTD, a company incorporated in Lao PDR, with registered capital at LAKm 1,000. The principal activity of Zhongke Herb (Lao) Sole Co., LTD is growing and importing herbal plants. On 17 June 2024, it was changed the name to be Lao Agriculture Science and Technology Development Sole Co., Ltd. The business license no. 2118/BLO dated 17 Jun 2024 issued by the Ministry of Industry and Commerce. The principal activity is to purchase herbs to export, Plant to sale domestic and export.

(ii) On 14 June 2023, the Company established Lao City Construction Development Sole Co., LTD, a company incorporated in Lao PDR, with registered capital at LAKm 5,000. The principal activity of Lao City Construction Development Sole Co., LTD is construction service. On 05 July 2024, it was changed the name to be Lao City Construction Development Group Sole Co., Ltd. This company will establish furniture factory to sale domestic and export, survey, design, and construct building, real estate activities, provide service in management to other entity, construction consultant service.

(iii) On 12 October 2024, the Company established Lao National Tourism Planning and Design Institute Sole Co., Ltd, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAK 2,000,0000 in accordance with the business license No. 3113/BLO dated 12 October 2024 issued by the Ministry of Industry and Commerce. The principal activities of this company are planning and design tourism.

7. INVESTMENT IN SUBSIDIARIES (continued)

(iv) On 10 August 2023, the Company established Lao New Building Materials Sole Co., LTD, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAK 20,000,000,000 in accordance with the business license No. 2422/BLO dated 10 August 2023 issued by the Ministry of Industry and Commerce. The principal activities of the company are Importing all types of construction materials and equipment, construction machinery for domestic distribution. Coordinate with the Department of Internal Trade, Ministry of Industry and Commerce to apply for a business license.

(v) On 1 February 2024, the Company established Lao International Exhibition Services Sole Co., Ltd, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAKm 500 in accordance with the business license No. 0414/BLO dated 01 February 2024 issued by the Ministry of Industry and Commerce. The principal activities of this company are entertainment production, cinematic and advertisement. Up to the date of these interim separate financial statements, the Company has not completed the capital contribution into this company.

(vi) On 29 February 2024, the Company established Lao Mineral Resources Development Sole Co., Ltd, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAKm 500 in accordance with the business license No. 0767/BLO dated 29 February 2024 issued by the Ministry of Industry and Commerce. The principal activities of this company are Explore and survey mining site, coordinate with Ministry of Energy and Mine for legal documents process. Up to the date of these interim separate financial statements, the Company has not completed the capital contribution into this company.

(vii) On 6 May 2024, the Company established Laos National Survey and Design Institute Sole Co., Ltd, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAKm 10,000 in accordance with the business license No. 1495/BLO dated 06 May 2024 issued by the Ministry of Industry and Commerce. The principal activities of this company are explore, survey and design building. Up to the date of these interim separate financial statements, the Company has not completed the capital contribution into this company.

(viii) On 6 May 2024, the Company established Laos Education and Training Center Company Sole Co., Ltd, a company incorporated in Lao PDR in which LCTC have 100% of equity interest in this company and its registered capital is of LAKm 1,000 in accordance with the business license No. 1485/BLO dated 06 May 2024 issued by the Ministry of Industry and Commerce. The principal activities of this company are providing education consulting service. Up to the date of these interim separate financial statements, the Company has not completed the capital contribution into this company.

8. OTHER CURRENT ASSETS

	30 September 2025 LAK	*31 December 2024 LAK*
Advances to employees	458,164,829	1,326,489,099
Guarantee deposit (*)	2,163,850,000	2,167,000,000
Advances to suppliers	39,510,411,269	829,287,449
	42,132,426,098	**4,322,776,548**

(*) This advance payment represents a guaranteed deposit made to the Rural Development State Own Company related to investment on exploration and mining at Hua Phan province in accordance with the MOU No. 224 dated 26 March 2024.

9. INVENTORIES

	30 September 2025 LAK	*31 December 2024 LAK*
Raw materials and consumables	1,145,831,647	1,148,766,633
Tools and supplies	3,828,085,696	5,201,697,528
Work in progress	9,139,216,605	9,139,216,605
Finished goods	773,052,367	773,052,367
Work in progress (*)	16,066,448,246	7,105,923,367
Machinery, spare part and agricultural market project		-
	30,952,634,561	**23,368,656,500**
Provision for inventories	(13,880,297,555)	(11,044,644,047)
	17,072,337,006	**12,324,012,453**

(*) Work in progress represents for the construction costs in connection with the development of condominium building (Building 21 Project) being located at Phonphanao village, Xaysettha district, Vientiane Capital, Laos PDR. During the three-month period ended 30 September 2025, the Company has revised its usage plan for the Building. The 1st to 3rd floors will be designated for the Company's office, while the floors above the 4th will be allocated for sale. Accordingly, the allocation of building costs has been adjusted for construction in progress (see Note 6) and inventories.

10. TRADE RECEIVABLES

	30 September 2025 LAK	*31 December 2024 LAK*
Trade receivables	452,971,668	2,050,315,747
Provision for doubtful accounts	(366,917,757)	(394,203,957)
	86,053,911	**1,656,111,790**

Details of provision for doubtful accounts as at 30 September 2025 are as follows:

Overdue status	*Receivable balance*	*Provision*
6 months to 1 year past due		-
From 1 year to 2 years past due		-
More than 2 years past due	(366,917,757)	(366,917,757)
Total	**(366,917,757)**	**(366,917,757)**

Details of provision for doubtful accounts as at 30 September 2025 are as follows:

Overdue status	*Receivable balance*	*Provision*
6 months to 1 year past due	-	-
From 1 year to 2 years past due	-	-
More than 2 years past due	(394,203,957)	(394,203,957)
Total	**(394,203,957)**	**(394,203,957)**

11. CASH

	30 September 2025 LAK	*31 December 2024 LAK*
Cash on hand	21,928,348	20,203,147
Cash in banks	1,752,335,985	554,794,511
	1,774,264,334	**574,997,658**

12. TRADE PAYABLES

	30 September 2025 LAK	*31 December 2024 LAK*
Trade payables to suppliers	**5,811,161,946**	**6,411,332,856**
Ang Concrete Company	*4,505,310,789*	*5,653,183,546*
Others	*1,305,851,158*	*758,149,310*
Audit fee	83,308,225	1,614,415,000
	5,894,470,171	**8,025,747,856**

13. ADVANCES FROM CUSTOMERS

	30 September 2025 *LAK*	*31 December 2024* *LAK*
Advance from a purchaser according to the asset's disposal contract	4,641,463,000	8,015,587,600
Advance from customers for reservation condominium	3,288,694,134	4,405,220,089
Advance for machinery, spare part and agricultural market project	16,228,875,000	-
Other advance from customers	20,000,000	20,000,000
	24,179,032,134	**12,440,807,689**

14. STATUTORY OBLIGATIONS

	30 September 2025 *LAK*	*31 December 2024* *LAK*
Foreign contractor tax payables	3,058,050,486	3,058,050,486
Output value added tax	2,967,307,079	2,919,472,079
Profit tax payable (Note 21)	479,656,526	479,656,526
Other taxes	2,416,353,970	1,695,492,559
	8,921,368,060	**8,152,671,650**

15. OTHER PAYABLES

	30 September 2025 *LAK*	*31 December 2024* *LAK*
Dividends payable to related parties (Note 22) (*)	13,581,363,959	13,581,363,959
Borrowings from related parties (Note 22)	44,782,722,521	10,617,524,810
SSO payable	27,965,281	26,403,581
Others	456,798,151	457,403,351
	58,848,849,912	**24,682,695,701**

(*) Details of dividends payable to related parties are as follows:

	30 September *2025* *LAK*	*31 December 2024* *LAK*
2016 dividends payable to related parties	3,395,146,565	3,395,146,565
2015 dividends payable to related parties	5,773,056,205	5,773,056,205
2014 dividends payable to related parties	4,413,161,190	4,413,161,190
	13,581,363,960	**13,581,363,960**

16. CONTRIBUTED CAPITAL

16.1 Shares

	30 September 2025		*31 December 2024*	
	Quantity (shares)	*Amount (LAK)*	*Quantity (shares)*	*Amount (LAK)*
Authorized shares				
Issued and paid-up shares				
Ordinary shares	40,004,000	20,002,000,000	40,004,000	20,002,000,000

On 14 February 2018, the Company received the Certificate of Initial Public Offering (IPO) completion No.0008/LSX issued by Lao Securities Commission Office, according to which the Company had completed IPO process with the total 40,004,000 shares of the Company (under the ticker "LCC") have been officially listed on Lao Securities Exchange.

The shareholding structure of the Company as at 30 September 2025 and 31 December 2024 is as follows:

	30 September 2025		*31 December 2024*	
Shareholders	*Number of shares*	*Percentage*	*Number of shares*	*Percentage*
Yunnan Hengshi Chengrui Holdings Co., Ltd ("Yunnan Qianhan")	14,280,000	35.696%	14,280,000	35.696%
Lao Agriculture-Forestry Development and Service Company (DAI)	13,720,000	34.297%	13,720,000	34.297%
Lao-China Securities Co., Ltd (LCS)	7,547,800	18.868%	7,547,800	18.868%
Other public corporation and individual investors	4,456,200	11.139%	4,456,200	11.139%
	40,004,000		**40,004,000**	

17. OTHER OPERATING INCOME

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Income from disposal of raw material, scrap and fixed assets	478,350,000	588,936,364
Reversal of provision doubtful debts	27,286,200	-
Reversal of provision for Inventories	-	
Others	5,964,000	-
	511,600,200	**588,936,364**

18. OTHER OPERATING EXPENSES

These mainly comprise expenses relating to the suspended plants with detail is as follows:

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Reversal of provision for inventories	-	60,450,060
Expense on written off inventory	2,787,749,803	-
Cost of raw material disposed	1,694,832,102	62,344,787
Personnel expenses	886,088,064	385,001,949
Environmental assessment fee	709,318,500	-
Depreciation expenses of suspended plants	8,778,447	2,926,149
Utility and fuel	135,000	1,050,000
Others	171,798,175	13,496,261
	6,258,700,091	**525,269,207**

19. ADMINISTRATIVE EXPENSES

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Personnel expenses	7,338,428,986	1,857,169,445
Depreciation expenses	308,259,198	105,777,377
Utility and fuel expenses	386,122,414	141,474,493
Rental fee	240,928,361	54,032,337
Maintenance expenses	633,843,855	17,921,021
Travelling expenses	362,268,324	2,505,000
Guest welcoming and entertainment	545,304,152	75,035,590
Audit fee	414,693,125	-
Other administrative expenses	859,680,988	195,512,149
Written off account receivable		-
	11,089,529,403	**2,449,427,412**

20. FINANCE COSTS

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Interest expenses	919,935,671	-
Interest income	(87,021)	(25,030)
Foreign exchange gain/losses	613,039,169	(337,333,610)
	1,532,887,819	**(337,358,639)**

21. PROFIT TAX

Under the new Income Tax Law No.67/NA dated 18 June 2019, which is effective on or after 1 January 2020, the normal profit tax ("PT") rate is 20%. In addition, the companies which are registered on Lao Stock Exchange shall be granted incentive rate at 13% for four years from the date of registration. According, the tax rate applicable for the Company in 2025 is 20%. (2024: 20%)

The tax returns filed by the Company are subject to examination by the tax authorities. As the application of tax laws and regulations is susceptible to varying interpretations, the amounts reported in the interim separate financial statements could change at a later date upon final determination by the tax authorities.

The current tax payable is based on taxable profit for the year. The Company's liability for current tax is calculated using tax rates that have been enacted at the interim separate balance sheet date.

21. PROFIT TAX (continued)

The estimation of profit tax is presented below:

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Loss before tax	**(18,369,517,113)**	**(2,048,401,616)**
Adjustments to loss before tax:		-
Provision/(reversal of provision) for inventories	2,787,749,803	60,450,060
Reversal of provision for doubtful accounts	(27,286,200)	-
Other non-deductible expenses	1,184,186,353	172,984,590
Estimated current taxable losses	**(14,424,867,157)**	**(1,814,966,966)**
Estimated current PT expenses at rate 20% (2024: 20%)		**-**
PT payable at beginning of the year	479,656,526	479,656,526
PT paid during the year		-
PT payable at the end of the year (Note 14)	**479,656,526**	**479,656,526**

Tax losses carried forward

For tax loss incurred from 2020 and afterwards, in accordance with the amended Tax Law No. 67/NA dated 18 June 2019, article 23, annual losses which are certified by the audit authority or an independent audit firm and acknowledged by the tax authorities, are eligible to be carried forward to offset with future taxable profits for a period of five years after the losses incurred.

At the interim separate balance sheet date, the Company has aggregated accumulated tax losses available for offset against future taxable income. Details are as follows:

Currency: LAK

Originating year	*Can be utilized up to*	*Tax loss amount*	*Utilized up to 30 September 2025*	*Forfeited*	*Unutilized at 30 September 2025*
2020	2025	34,611,776,360	(2,723,966,299)	-	31,887,810,061
2021	2026	12,384,451,613	-	-	12,384,451,613
2022	2027	13,325,630,431	-	-	13,325,630,431
2023	2028	1,335,364,138	-	-	1,335,364,138
2025	2030	14,424,867,157	-	-	14,424,867,157
TOTAL		**76,082,089,699**	**(2,723,966,299)**	**-**	**73,358,123,400**

Estimated tax losses as per the Company's profit tax declarations which have not been audited by the local tax authorities as of the date of these interim separate financial statements.

No deferred tax assets were recognised in respect of the remaining LAK 73,358,123,400 because future taxable income cannot be ascertained at this stage.

22. RELATED PARTY TRANSACTIONS

Transactions with related parties are conducted at contractually agreed prices. Significant transactions with related parties during the years were as follows:

Related parties	*Relationship*	*Nature of transaction*	*For the three-month period ended 30 September 2025 LAK*	*For the three-month period ended 30 September 2024 LAK*
Lao Agricultural Science and Technology Development Sole Co., Ltd	Subsidiary	Payment on behalf	476,161	9,864,736
Lao City Construction Development Group Sole Co., Ltd	Subsidiary	Payment on behalf	1,744,732,962	4,822,302
Lao New Building Materials Sole Co., LTD	Subsidiary	Payment on behalf	7,121,000	646,000
Lao National Tourism Planning and Design Institution Sole	Subsidiary	Payment on behalf	44,936,350	4,320,000
Laos International Exhibition Services Sole Co., Ltd	Subsidiary	Payment on behalf	7,191,000	2,510,000
Laos Mineral Resources Development Sole Co., Ltd	Subsidiary	Payment on behalf	11,083,500	1,599,932,500
Laos National Survey and Design Institute Sole Co., Ltd	Subsidiary	Payment on behalf	7,126,000	4,100,000
Laos Education and Training Center Company Sole Co., Ltd	Subsidiary	Payment on behalf	7,091,000	2,550,000
Yunnan Hengshi Chengrui Holdings Co., Ltd (“Yunnan Qianhan”)	Shareholder	Borrowing	355,017,098	133,573,571
	Shareholder	Repayment of Borrowing	171,888,299	561,389,949
Mr. Li Xue Bing	Deputy of director	Borrowing	-	3,835,590,000
		Repayment of Borrowing	5,575,500	-
Mr. Wang Hui	Director	Borrowing	-	222,564,810
		Repayment of Borrowing	222,564,810	-
Mr. Ding Yu Dong	Director	Borrowing	141,630,000	58,370,000

22. RELATED PARTY TRANSACTIONS (continued)

Transactions with related parties are conducted at contractually agreed prices. Significant transactions with related parties during the years were as follows (continued):

Related parties	*Relationship*	*Nature of transaction*	*For the three-month period ended 30 September 2025 LAK*	*For the three-month period ended 30 September 2024 LAK*
HK XIANGHUA LIMITED NO4	Related party	Borrowing	9,078,720,000	6,501,000,000
	Related party	Borrowing interest	906,742,084	-
Mr. Nie Lei	General Director	Borrowing	-	3,855,082,500
		Repayment of Borrowing	896,144,046	-

Balances due from related parties as at 30 September 2025 and 31 December 2024 were as follows:

Related parties	*Relationship*	*Nature of transaction*	*30 September 2025 LAK*	*31 December 2024 LAK*
Amounts due from related parties				
Yunnan Hengshi Chengrui Holdings Co., Ltd ("Yunnan Qianhan")	Shareholder	Advance	1,000,000,000	1,000,000,000
Lao Agricultural Science and Technology Development Sole Co., Ltd	Subsidiary	Advance	26,915,931	26,439,770
Lao City Construction Development Group Sole Co., Ltd	Subsidiary	Advance	1,898,599,302	153,866,340
Lao New Building Materials Sole Co., LTD	Subsidiary	Advance	21,956,500	14,835,500
Lao National Tourism Planning and Design Institution Sole	Subsidiary	Advance	52,936,350	8,000,000
Laos International Exhibition Services Sole Co., Ltd	Subsidiary	Advance	9,701,000	2,510,000
Laos Mineral Resources Development Sole Co., Ltd	Subsidiary	Advance	1,646,739,500	1,635,656,000
Laos National Survey and Design Institute Sole Co., Ltd	Subsidiary	Advance	11,226,000	4,100,000
Laos Education and Training Center Company Sole Co., Ltd	Subsidiary	Advance	9,641,000	2,550,000
			4,677,715,583	**2,847,957,610**

22. RELATED PARTY TRANSACTIONS (continued)

Balances due to related parties as at 30 September 2025 and 31 December 2024 were as follows (continued):

Related parties	*Relationship*	*Nature of transaction*	*30 September 2025 LAK*	*31 December 2024 LAK*
Amounts due to related parties				
Yunnan Hengshi Chengrui Holdings Co., Ltd ("Yunnan Qianhan")	Shareholder	Net debt transfer from CYC	2,998,867,336	3,353,884,434
		Borrowing (*)	60,976,811	232,865,110
Lao Agriculture-Forestry Development and Service Company (DAI)	Shareholder	Purchase of materials	4,374,818,540	4,374,818,540
Lao City Construction Development Group Sole Co., Ltd	Subsidiary	Payable	1,320,000,000	1,320,000,000
Mr. Nie Lei	General Director	Borrowing (*)	4,501,594,046	3,605,450,000
			13,256,256,733	**12,887,018,084**
Other payables (Note 15)				
Yunnan Hengshi Chengrui Holdings Co., Ltd ("Yunnan Qianhan")	Shareholder	Dividend payable	7,736,383,104	7,736,383,104
Lao Agriculture-Forestry Development and Service Company (DAI)	Shareholder	Dividend payable	5,844,980,856	5,844,980,856
			13,581,363,960	**13,581,363,960**
Other payables (Note 15)				
Mr. Li Xue Bing	Deputy Director	Borrowing (*)	3,830,014,500	3,835,590,000
Mr. Wang Hui	Director	Borrowing (*)	-	835,449,810
Mr. Ding Yu Dong	Director	Borrowing (*)	200,000,000	58,370,000
HK XIANGHUA LIMITED NO4	Related party	Borrowing (**)	15,579,720,000	6,501,000,000
		Borrowing interest	906,742,084	-
			20,516,476,584	**11,230,409,810**

(*) These represent unsecured interest-free with indefinite-term borrowings.

(**) From 1 January 2025, these represent unsecured borrowings with the interest 10% and maturity date on 30 December 2025.

22. RELATED PARTY TRANSACTIONS (continued)

Other transactions with related parties

Remuneration to management during the period were as follows:

	For the three-month period ended 30 September 2025 LAK	*For the three-month period ended 30 September 2024 LAK*
Salaries	579,685,000	464,108,000
	579,685,000	**464,108,000**

23. COMMITMENTS

As of September 30, 2025, the Company has entered into contractual commitments outlined in the joint investment agreement for the Building 21 Project under Contract No. LCTC-E25011 with the investor Laos Yao Xing Industrial Sole Co., Ltd ("LYX"). Consequently, in the coming years, the Company agrees to pay LYX USD 8 million upon the sale of the building, along with an additional contingent amount of USD 4 million based on the project's profitability.

The Company has established 8 subsidiaries with a total registered capital of 43 billion LAK. as at 30 September 2025, the Company had invested 5.8 billion LAK to its subsidiaries and the total remaining uncontributed capital to the capital commitments of the subsidiaries is 37.2 billion LAK.

24. SUBSEQUENT EVENTS

There has not been any significant event that has arisen since 30 September 2025 that requires adjustments or disclosures to be made in the interim separate financial statements.

25. APPROVAL FOR ISSUE

The interim separate financial statements as at and for the three-month period ended 30 September 2025 were authorised for issue by the Company's management on 17 November 2025.

Mr. Nie Lei
General Director

Mr. Zhang Jing Hua
Head of Accounting & Finance

Vientiane, Lao PDR

17 November 2025