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No. 151/2026/CV-CII

Ho Chi Minh City, March 13th, 2026

PUBLIC OFFERING ANNOUNCEMENT OF BONDS

*(Certificate of Registration for Public Offering of Securities No. 46/GCN-UBCK
issued by the Chairman of the State Securities Commission on 10/03/2026)*

I. About the Issuer

1. Name of Issuer (in full): **Ho Chi Minh City Infrastructure Investment Joint Stock Company**
2. Abbreviation: CII
3. Head Office Address: 12th Floor, 152 Dien Bien Phu, Thanh My Tay Ward, Ho Chi Minh City
4. Phone: (84.28) 3622 1025 Fax: (84.28) 3636 7100 Website: www.cii.com.vn
5. Charter capital: 6,719,852,910,000 VND (*In words: Six thousand seven hundred and nineteen billion eight hundred and fifty-two million nine hundred and ten thousand VND*)
6. Stock code: CII, listed and traded on the Ho Chi Minh City Stock Exchange
7. Place of opening a current account: Joint Stock Commercial Bank for Industry and Trade of Vietnam - Branch 11
Account number: 119000111490
8. The Certificate of Business Registration No. 0302483177 was first issued by the Department of Planning and Investment of Ho Chi Minh City on 24/12/2001, and the Department of Finance of Ho Chi Minh City issued the 42nd change on 09/03/2026.
- Main business scope: Construction of other civil engineering works, Industry code: 4290
Details: investment in the construction of works in the form of contracts: construction - business - transfer of B.O.T works, construction - transfer of BT works, construction of infrastructure of industrial parks and residential areas.
- Main products/services: Construction of civil engineering works, details: investment in the construction of works in the form of contracts: construction - business - transfer of B.O.T works, construction - transfer of BT works, construction of infrastructure of industrial parks and residential areas.
9. Establishment and operation license (*if any in accordance with in the provisions of specialized laws*): None.

II. Purpose of offering

The expected proceeds from the Bond issuance are VND 2,500,000,000,000 (Two trillion five hundred billion VND). The proceeds from the Bond issuance will be used to invest in the programs and projects of the Issuer.

III. Offering plan

1. Bond Name: CII425002 Bond ("**Bond**")
2. Type of bond: Bonds converted into ordinary shares, without warrants, without collateral.
3. Bond code: CII425002
(When the Bonds are registered for centralized depository at the Vietnam Securities Depository and Clearing Corporation (VSDC) and listed on the Hanoi Stock Exchange, the Bonds will be issued with other bond codes by VSDC in accordance with current laws)
4. Face value of bonds: 100,000 *(One hundred thousand)* VND/Bond.
5. Total number of bonds offered: 25,000,000 *(Twenty-five million)* Bonds
6. Total value of bonds offered for sale (at par value): 2,500,000,000,000 VND *(Two thousand five hundred billion VND)*
7. Offering price: **100,000** (one hundred thousand) VND/Bond
8. Interest Rate:
Bonds have a combined interest rate of fixed interest rate and floating interest rate, specifically as follows:
 - (i) For the first 04 Interest Periods: The Bond interest rate is fixed at **10%/year** *(ten percent a year)*.
 - (ii) For each subsequent Interest Period: The Bond Interest Rate is a floating interest rate with an interest rate equal to the sum of **3.5%/year** *(three point five percent per annum)* and the Reference Rate of that Interest Period. "**Reference Interest Rate**" means the interest rate on personal savings deposits in Vietnam Dong, with a term of 12 *(twelve)* months (type of interest paid later and mobilized at the counter), published on the Interest Rate Determination Date (which is the 7th *(seventh)* working day before the first day of each Interest Calculation Period) on the official website of the Joint Stock Commercial Bank for Foreign Trade of Vietnam. For the avoidance of doubt, the Reference Interest Rate, if not an integer, shall be rounded up to two decimal places.
9. Bond term: 15 (fifteen) years
10. Interest and principal payment period:
For Bond interest: paid every 3 *(three)* months, on the 3 *(three)* month full day (i) from the Issuance Date (for the first Interest Period), or (ii) from the preceding interest payment date (for subsequent Interest Periods) ("**Interest Payment Date**"). If the Interest Payment Date is

a Saturday, Sunday or a public holiday, the Bond interest payment will be made on the next working day.

For clarification, (i) Bonds converted into common shares in each Conversion will not be subject to interest from the nearest Interest Payment Date prior to such Conversion until the date of such Conversion; and (ii) the amount from the date the investor pays for the Bond until but excluding the Issue Date will not be subject to interest.

For the principal of the Bond: 01 (one) time equal to 100% (one hundred percent) of the face value of the Bond on the Maturity Date. If the Maturity Date is a Saturday, Sunday or a public holiday, the payment of the Principal of the Bond will be made on the next working day.

11. Distribution method: Through the issuing agent, VietCap Securities Joint Stock Company
12. Minimum subscription amount: Minimum number of bonds for individual and institutional investors: 100,000 per Bond at par value
13. Time to receive documents to register to buy Bonds and pay deposits: **From 01/04/2026 to 17:00 on 25/05/2026**
14. Locations for bond registration:

Vietcap Securities Joint Stock Company (Vietcap)

▪ **Head Office:**

Address: 15th Floor, Bitexco Financial Tower, No. 2 Hai Trieu, Saigon Ward, Ho Chi Minh City.

Phone: (84-28) 3914 3588

Fax: (84-28) 3914 3209

Website: www.vietcap.com.vn

▪ **Nguyen Hue Transaction Office:**

Address: 3rd Floor, Vinatex - Tai Nguyen Building, 10 Nguyen Hue, Saigon Ward, Ho Chi Minh City.

Phone : (84-28) 8882 6868

Fax : (84-28) 3914 3209

▪ **Ham Nghi Transaction Office:**

Address: 16th Floor, Doji Building, 81-83-83B-85 Ham Nghi Street, Saigon Ward, Ho Chi Minh City.

Phone : (84-28) 8882 6868

▪ **Hanoi Branch:**

Address: 6th Floor, Building No. 109 Tran Hung Dao Street, Cua Nam Ward, Hanoi

Phone : (84-24) 6262 6999

Fax : (84-24) 6278 2688

▪ **My Dinh Transaction Office:**

Address: SAP. A09 Building A – HH2-1 High-rise Apartment (The Matrix One), Tu Liem Ward, Hanoi

Phone : (84-28) 8882 6868

Fax : (84-24) 6278 2688

Detailed instructions on the procedure for registering to buy Bonds are posted on the websites of www.cii.com.vn and www.vietcap.com.vn

15. Time to receive money to buy bonds: **No later than 17:00 on 02/06/2026.**

16. Escrow account for receiving bond subscription payments:

- Account name: **Ho Chi Minh City Infrastructure Investment Joint Stock Company**
- Account Number: 1081136868
- Open at: Joint Stock Commercial Bank for Foreign Trade of Vietnam – Ho Chi Minh City Branch

17. Terms on bond conversion:

- Conversion Period:

The Bonds may be converted into ordinary shares in each of the 13 (*thirteen*) periods (each such period is referred to as the "**Conversion Period**") as follows:

- + Conversion Period 1: On 25/01/2027;
- + Conversion Period 2: On 25/01/2028;
- + Conversion Period 3: On 25/01/2029;
- + Conversion Period 4: On 25/01/2030;
- + Conversion Period 5: On 25/01/2031;
- + Conversion Period 6: On 25/01/2032;
- + Conversion Period 7: On 25/01/2033;
- + Conversion Period 8: On 25/01/2034;
- + Conversion Period 9: On 25/01/2035;
- + Conversion Period 10: On 25/01/2036;
- + Conversion Period 11: On 25/01/2037;
- + Conversion Period 12: On 25/01/2038; and
- + Conversion Period 13: 25/01/2039.

On the Maturity Date, all unconverted Bonds will be reimbursed by the Issuer to the Bondholder for principal and interest.

If the date of the Conversion is a Saturday, Sunday or a public holiday, the Conversion will be carried out on the next working day.

The number of Bonds to be converted at each Conversion is decided by the Bondholder himself. For clarification, the Bondholder may exercise the right to convert part or all of the Bonds held at the discretion of the Bondholder.

- Conversion ratio and calculation method:

The conversion ratio is determined by the following formula:

$$\text{Conversion Rate} = \frac{\text{Bond Par Value}}{\text{Conversion Pricing}} = 8$$

Conversion ratio: 1:8 (each Bond is converted into 8 (*eight*) ordinary shares).

- Conversion price: 12,500 (*twelve thousand five hundred*) VND/ordinary share

18. Terms for warrants attached to bonds: None

19. Information related to secured bonds: None

20. Place of publication of the Prospectus:

The prospectus and other related documents are posted on the website: www.cii.com.vn

IV. Related Organizations

1. Audit Organization

Financial Statement Auditing Organization:

INTERNATIONAL AUDITING CO., LTD - SAIGON BRANCH

Address: 4th Floor, Hai Au TIC Building, 39B Truong Son, Tan Son Nhat Ward, Ho Chi Minh City

Phone: (84.28) 7303 2007 Fax: (84.28) 3547 2579 Website: www.icpa.vn

2. Issuance Advisory Organization and Bondholders' Representative:

VIETINBANK SECURITIES JOINT STOCK COMPANY

Address: 1st to 4th Floor, N02-T2 Building, Diplomatic Corps Area, Xuan Dinh Ward, Hanoi City

Phone: 024 3974 1771 Fax: 024 3974 1760 Website: www.vbse.vn

3. Issuance Agent:

VIETCAP SECURITIES JOINT STOCK COMPANY

Address: 15th Floor, Bitexco Financial Tower, 2 Hai Trieu, Saigon Ward, Ho Chi Minh City

Phone: (84-28) 3914 3588 Fax: (84-28) 3914 3209 Website: www.vietcap.com.vn

Ho Chi Minh City, March 13th, 2026
**HO CHI MINH CITY INFRASTRUCTURE
INVESTMENT JOINT STOCK COMPANY
LEGAL REPRESENTATIVE
GENERAL DIRECTOR**

(signed)

LE QUOC BINH

