

**NO VA LAND INVESTMENT
GROUP CORPORATION**

THE SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

No: ...81.../2019-CV-NVLG

HCMC, 25 March 2019

Re: Explaining the variance from 10%
and above of consolidated profit after tax
compared with the same period last year.

To: State Securities Committee
Ho Chi Minh City Stock Exchange

1. Company name: NO VA LAND INVESTMENT GROUP CORPORATION
2. Ticker: NVL
3. Head office: 313B - 315 Nam Ky Khoi Nghia Street, Ward 7, District 3, HCMC
4. Phone: (08) 3 521 0553 Fax: (08) 377 52 999

Pursuant to clause 4, article 11, chapter III of the Circular No. 155/2015/TT-BTC dated 6 October 2015 of the Ministry of Finance which was effective from 1 January 2016 guiding on the information disclosure for securities market, No Va Land Investment Group Corporation ("Novaland Group") would like to explain the case consolidated profit after tax for the year ended 31.12.2018 changed from 10% and above compared to the same period last year as follows:

Currency: VND

No.	Item	For the year ended 31.12.2018	For the year ended 31.12.2017	Variance	% Increase/ (decrease)
1	Profit after tax	3,267,070,188,717	2,061,643,232,256	1,205,426,956,461	58.5%

The Group's consolidated profit after tax for the year ended 31.12.2018 increased by 58.5% in comparison with the same period last year mainly because the revenue from real estate transfer increased comparing with the same period last year.

By this official letter, Novaland Group is pleased to inform HOSE and SSC the explanation regarding the increase of profit after tax in Consolidated financial statement for the year ended 31.12.2018.

NO VA LAND INVESTMENT GROUP CORPORATION
GENERAL DIRECTOR



BUI XUAN HUY