

**Vietnam Loan Market By Type (Secured Loan, Unsecured Loan), By Provider Type (Bank, Non-Financial Banking Companies, Others), By Interest Rate (Fixed, Floating), By Tenure Period (Less Than 5 Years, 5-10 Years, 11-20 Years, More than 20 Years), By Region, Competition, Forecast & Opportunities, 2020-2030F**

Market Report | 2025-04-25 | 82 pages | TechSci Research

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**Report description:**

Market Overview

Vietnam Loan Market was valued at USD 643.23 Billion in 2024 and is projected to grow at a CAGR of 13.22% to reach USD 989.21 Billion by 2030. The market is driven by a combination of robust economic growth, rising consumer demand, and fintech advancements. A growing middle class with increasing disposable income is fueling the uptake of consumer credit such as mortgages, personal loans, and credit cards. Simultaneously, the digital transformation of the financial sector is expanding access to credit through online platforms and mobile apps. Consistent foreign direct investment (FDI) inflows are also generating a strong demand for business loans, supporting large-scale infrastructure and industrial projects. This dynamic ecosystem of economic development and technological innovation continues to bolster the expansion of Vietnam's loan market.

Key Market Drivers

Rising Government Infrastructure Projects

Rising government infrastructure investment is a key driver of the Vietnam loan market. According to a 2022 report, the Vietnamese government has earmarked between USD 43 billion and USD 65 billion for transportation and infrastructure upgrades from 2021 to 2030. This includes development across road, rail, air, sea, and inland waterways. These large-scale projects require significant capital, creating heightened demand for financing from domestic and international lenders. This infrastructure push also stimulates related sectors such as construction and manufacturing, driving additional lending needs. Banks and financial institutions are actively providing loans to support project implementation, from machinery and materials to execution stages. The government's commitment to long-term infrastructure development fosters a stable and predictable environment for credit growth, positioning infrastructure financing as a consistent catalyst for loan market expansion.

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## Key Market Challenges

### Regulatory Complexity

Regulatory complexity is a major challenge in the Vietnam loan market. The evolving financial framework requires frequent updates, leading to a constantly shifting regulatory landscape. Financial institutions must navigate a multitude of regulations and interpretations, making compliance a significant burden. This complexity poses challenges in streamlining loan approvals, managing risks, and ensuring consistent service delivery. Foreign investors in particular face difficulties understanding local laws, complicating their entry and operations. Additionally, as fintech and digital lending platforms grow, new regulatory considerations arise, requiring a careful balance between enabling innovation and maintaining financial system stability. The absence of clear, standardized regulations can result in delays, added costs, and operational uncertainty, impeding market efficiency. Establishing a more transparent and unified regulatory environment is essential to support sustainable market growth and attract broader investment.

### Key Market Trends

#### Growth of Mortgage Lending

Mortgage lending is emerging as a significant trend in Vietnam's loan market, driven by rapid urbanization and a rising middle class. The influx of people into urban centers is increasing demand for housing, encouraging more consumers to pursue homeownership. This, coupled with growing disposable incomes, is leading to heightened interest in real estate as a long-term investment. Financial institutions are introducing a variety of mortgage products catering to different buyer profiles, from first-time homeowners to experienced property investors. Technological advancements are enhancing accessibility through digital platforms that streamline the mortgage application and approval processes. Government policies aimed at promoting affordable housing and stimulating the real estate market are also supporting mortgage loan growth. This rising trend not only boosts the loan segment but also contributes to overall economic activity in construction and allied sectors, marking a transformative shift in the country's lending landscape.

### Key Market Players

- Standard Chartered Bank (Vietnam) Limited
- FE CREDIT
- VietinBank Group
- Shinhan Vietnam Finance Company Limited
- Toyota Motor Vietnam Co., Ltd
- Australia and New Zealand Banking Group Limited
- Joint Stock Commercial Bank for Foreign Trade of Vietnam
- TP Bank
- Vietnam International Bank (VIB)
- Vietnam Technological and Commercial Joint-Stock Bank

### Report Scope:

In this report, the Vietnam Loan Market has been segmented into the following categories, in addition to the industry trends which have also been detailed below:

- Vietnam Loan Market, By Type:
  - o Secured Loan
  - o Unsecured Loan
- Vietnam Loan Market, By Provider Type:
  - o Bank
  - o Non-Financial Banking Companies
  - o Others
- Vietnam Loan Market, By Interest Rate:
  - o Fixed
  - o Floating
- Vietnam Loan Market, By Tenure Period:

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- o Less Than 5 Years
- o 5-10 Years
- o 11-20 Years
- o More than 20 Years
- Vietnam Loan Market, By Region:
  - o Southern
  - o Northern
  - o Central

Competitive Landscape

Company Profiles: Detailed analysis of the major companies presents in the Vietnam Loan Market.

Available Customizations:

Vietnam Loan Market report with the given market data, TechSci Research offers customizations according to a company's specific needs. The following customization options are available for the report:

Company Information

- Detailed analysis and profiling of additional market players (up to five).

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