Progress 2021-1 Trust Risk Retention Pool

 Transaction Name:
 Progress 2021-1 Risk Retention Pool

 Closing Date:
 Tuesday, 22th June 2021

 Maturity Date:
 Monday, 23th September 2052

 Payment Date:
 nd day of each month

 Business Day for Payments:
 Sydney & Melbourne

Determination Date & Ex-Interest Date:3 Business Days before each Payment Date.

Note: EU Securitisation Regulation EU Securitisation Regulation

Current Risk Retention pool balance as percentage of

securitisation exposure:

6.15%

Average from four control from four four four four four four four four	COLLATERAL INFORMATION	At Issue	<u>Jan - 24</u>
Maximum lean stet: \$1,119,018 \$1,03,572 \$10,519	Total pool size:	\$74,977,706	\$23,751,135
Total property value:	Average loan Size:	\$503,206	\$359,866
Average property value:			\$1,025,720
Maximum currenttVIP:	• • •		
Average current UN:			
Weighted average current LVR 68.21% 69.27% Total number of loans (unonsolidated): 212 8 Total number of loans (unonsolidated): 149 6 Number of (nors): (unonsolidated): 149 6 Average term to maturity (morths): 332.35 289.0 Weighted average seasoning (morths): 320.00 64.20% 41.35 Weighted average seasoning (morths): 385.06 301.8 50.18 Sof pool with learns > SS00,000: 64.20% 41.35 Sof pool with learns > SS00,000: 64.20% 41.35 K interest Only loans (Value): 7.50% 7.27 K interest Only loans (Value): 7.50% 7.27 K interest Only loans (Value): 2.5.30% 6.32 Weighted Average (Variable Rate: 6.22 7.7% 7.27 Weighted Average Fixed Rate: 6.22 3.77% 2.27 Weighted Average (Variable Rate: 6.22 3.77% 3.27 Weighted Average (Variable Rate: 6.22 3.77% 3.27 Weighted Average (Variable Rate: 6.20<			
Total number of leans (unconsiditated): Total number of properties: 149 66 Number of properties: 149 66 Number of properties: 149 66 Average term to maturity (months): 332,35 289.0 Maximum remaining term to maturity (months): 332,36 332,35 Weighted awerage term to maturity (months): 338,06 301,88 Weighted awerage term to maturity (months): 67 polo with loans > \$500,000 67 polo with loans \$500,000 68 polo 69 polo \$500,000 69 polo \$500,000 69 polo \$500,000 69 polo \$500,000 60 polo \$500,000 6	-		60.72%
Number of properties:			85
Average term to maturity (months):		149	66
Masmirum remaining term to maturity (months): 32.49 Weighted average term to maturity (months): 318.06 301.8 Weighted average term to maturity (months): 66.84% 41.25% % of pool with Loons: 0.00% 0.00% % of pool with Loons > S500,000: 7.54% 10.79% % Fixed Rate Loans/Value): 7.54% 7.37 % Regitted Average Coupon: 2.58% 6.323 Investment Loans: 23.77% 22.77% Weighted Average Variable Rate: 3.39% 1.26 Outstanding Balance Distribution \$ **tatissus **Jan.2 \$ 50 0.00% 0.00% 0.00% \$ 50 0.00% 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50 0.00 0.00% 0.00% \$ 50	Number of properties:	149	66
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> \$650,000 and ≤ \$700,000 9.93% 0.00% > \$700,000 and ≤ \$750,000 7.70% 9.04% > \$800,000 and ≤ \$800,000 6.21% 3.30% > \$800,000 and ≤ \$900,000 2.33% 3.74% > \$950,000 and ≤ \$950,000 1.25% 3.94% > \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,000,000 and ≤ \$1,150,000 2.69% 4.32% > \$1,100,000 and ≤ \$1,150,000 1.43% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Ow and ≤ \$25% 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 40% and ≤ 45% 3.88% 2.94% > 40% and ≤ 55% 3.39% 4.89% > 55% and ≤ 60% 3.39% 4.89% > 50% and ≤ 65% 3.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			7.82%
> \$750,000 and ≤ \$800,000 6.21% 3.30% > \$800,000 and ≤ \$850,000 2.33% 0.00% > \$900,000 and ≤ \$900,000 2.33% 3.74% > \$900,000 and ≤ \$900,000 1.125% 3.94% > \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,000,000 and ≤ \$1,050,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 4.32% 0.00% 51,100,000 and ≤ \$1,150,000 1.49% 0.00% 70tal 100.00% 100.00% 00 standing Balance LVR Distribution \$ 3 4 Issue 100.00% 00 and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 0.69% 4.99% > 25% and ≤ 30% 0.58% 4.69% > 33% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 55% and ≤ 50% 2.39% 6.489 > 55% and ≤ 60% 8.16% 8.744 > 60% and ≤ 65% 7.15% 13.229	> \$650,000 and ≤ \$700,000	9.93%	0.00%
> \$800,000 and ≤ \$850,000 3.35% 0.00% > \$850,0000 and ≤ \$900,000 2.33% 3.749 > \$900,000 and ≤ \$950,000 1.25% 3.94% > \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,050,000 and ≤ \$1,050,000 2.69% 4.32% > \$1,050,000 and ≤ \$1,150,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Ow 0.00 0.00% 0.00% > 0% 0.00% 0.00% > 25% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 55% and ≤ 60% 8.16% 8.74% > 50% and ≤ 65% 7.15% 13.22%	> \$700,000 and ≤ \$750,000	7.70%	9.04%
> \$850,000 and ≤ \$900,000 2.33% 3.74% > \$900,000 and ≤ \$950,000 1.25% 3.94% > \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,000,000 and ≤ \$1,050,000 2.69% 4.32% > \$1,050,000 and ≤ \$1,100,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Ow 0.00% 0.00% > 0% 0.00% 0.00% > 25% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 50% and ≤ 60% 8.16% 8.74 > 60% and ≤ 65% 7.15% 13.22%			3.30%
> \$900,000 and ≤ \$950,000 1.25% 3.94% > \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,050,000 and ≤ \$1,050,000 2.69% 4.32% > \$1,050,000 and ≤ \$1,100,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Ow 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 50% and ≤ 65% 7.15% 13.22%			0.00%
> \$950,000 and ≤ \$1,000,000 5.21% 0.00% > \$1,000,000 and ≤ \$1,050,000 2.69% 4.32% > \$1,050,000 and ≤ \$1,100,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Ow 0.00% 0.00% > 0% 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33 > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 55% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74 > 60% and ≤ 65% 7.15% 13.22%			
> \$1,000,000 and ≤ \$1,050,000 2.69% 4.32% > \$1,050,000 and ≤ \$1,100,000 4.32% 0.009 > \$1,100,000 and ≤ \$1,150,000 1.49% 0.009 Total 100.00% 100.00% Ow 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 55% and ≤ 60% 8.16% 8.74 > 60% and ≤ 65% 7.15% 13.22%			
> \$1,050,000 and ≤ \$1,100,000 4.32% 0.00% > \$1,100,000 and ≤ \$1,150,000 1.49% 0.00% Total 100.00% 100.00% Outstanding Balance LVR Distribution \$ % at Issue Jan - 2 ≤ 0% 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74 > 60% and ≤ 65% 7.15% 13.22%			4.32%
Total 100.00% 100.00% Outstanding Balance LVR Distribution \$ % at Issue Jan - 2 < 0%			0.00%
Outstanding Balance LVR Distribution \$ % at Issue Jan - 2 ≤ 0% 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 55% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%	> \$1,100,000 and ≤ \$1,150,000	1.49%	0.00%
≤ 0% 0.00% 0.00% > 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%	Total	100.00%	100.00%
> 0% and ≤ 25% 0.69% 4.99% > 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 55% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%		· · · · · · · · · · · · · · · · · · ·	<u>Jan - 24</u>
> 25% and ≤ 30% 1.76% 0.33% > 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			0.00%
> 30% and ≤ 35% 0.58% 4.69% > 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			4.99%
> 35% and ≤ 40% 1.80% 2.45% > 40% and ≤ 45% 3.88% 2.949 > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			
> 40% and ≤ 45% 3.88% 2.94% > 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			
> 45% and ≤ 50% 3.93% 4.89% > 50% and ≤ 55% 2.39% 6.48% > 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22%			2.94%
> 50% and ≤ 55% 2.39% 6.48% 55% and ≤ 60% 8.16% 8.74% > 60% and ≤ 65% 7.15% 13.22% 5.22%			4.89%
> 60% and ≤ 65% 7.15% 13.22%			6.48%
	> 55% and ≤ 60%	8.16%	8.74%
> 65% and ≤ 70% 10.44% 8.42%			13.22%
			8.42%
			40.03%
			2.82% 0.00%
			0.00%
			0.00%
			0.00%
Total 100.00% 100.009	Total	100.00%	100.00%

Mortgage Insurance		\$ % at Issue		<u>Jan - 24</u>
Genworth		8.48%		4.73%
QBE		2.02%		5.58%
Not Insured		89.49%		89.70%
Total		100.00%		100.00%
Seasoning Analysis		\$ % at Issue		<u>Jan - 24</u>
> 0 mths and ≤ 3 mths		0.46%		0.00%
> 3 mths and ≤ 6 mths		25.27%		0.00%
> 6 mths and ≤ 9 mths		34.88%		0.00%
> 9 mths and ≤ 12 mths		20.01%		0.00%
> 12 mths and ≤ 15 mths		9.50%		0.00%
> 15 mths and ≤ 18 mths > 18 mths and ≤ 21 mths		0.13% 1.49%		0.00% 0.00%
> 21 mths and ≤ 24 mths		1.04%		0.00%
> 24 mths and ≤ 24 mths > 24 mths and ≤ 36 mths		0.94%		13.02%
> 36 mths and ≤ 48 mths		2.92%		76.77%
> 48 mths and ≤ 60 mths		0.19%		4.50%
> 60 mths and ≤ 72 mths		1.10%		0.00%
> 72 mths and ≤ 84 mths		0.40%		0.00%
> 84 mths and ≤ 96 mths		0.78%		1.12%
> 96 mths and ≤ 108 mths		0.40%		0.71%
> 108 mths and ≤ 120 mths		0.00%		1.04%
> 120 mths		0.49%		2.84%
Total		100.00%		100.00%
Geographic Distribution		\$ % at Issue		<u> Jan - 24</u>
ACT - Inner city		0.00%		0.00%
ACT - Metro		2.14%		0.00%
ACT - Non metro		0.00%		0.00%
Total ACT		2.14%		0.00%
NSW - Inner city		0.00%		0.00%
NSW - Metro		40.00%		31.32%
NSW - Non metro		7.51%		5.73%
Total NSW		47.50%		37.05%
NT - Metro		0.00%		0.00%
NT - Non metro		0.00%		0.00%
Total NT		0.00%		0.00%
QLD - Inner city		0.00%		0.00%
QLD - Metro		8.66%		16.44%
QLD - Non metro		4.85%		0.68%
Total QLD		13.51%		17.11%
SA - Inner city		0.00%		0.00%
SA - Metro		0.68%		0.00%
SA - Non metro		1.02%		1.23%
Total SA		1.69%		1.23%
TAS - Inner city		0.00%		0.00%
TAS - Metro		0.30%		0.00%
TAS - Non metro		0.03%		0.04%
Total TAS		0.34%		0.04%
VIC - Inner city		0.00%		0.00%
VIC - Metro		22.06%		30.54%
VIC - Non metro		3.56%		4.76%
Total VIC		25.62%		35.30%
WA - Inner city		0.00%		0.00%
WA - Metro		9.20%		9.27%
WA - Non metro		0.00%		0.00%
Total WA		9.20%		9.27%
Total Inner City		0.00%		0.00%
Total Metro		83.04%		87.57%
Total Non Metro		16.96%		12.43%
Total *The Geographic Distribution has been updated according t	o the S&D Assumptions: Australian BAARS	100.00%	ons 07/01/2024	100.00%
ine Geographic טוגנווטענוטוו nas been updated according t	o the Sar Assumptions:Australian RMBS I	FUSICUUE CIASSIIICATION ASSUMPTIC	JIIS, U7/U1/2U24	
ARREARS \$ % (scheduled balance basis)	<u>31-60</u>	<u>61-90</u>	90+	Total
Feb-23	0.00%	0.00%	0.00%	0.00%
Mar-23	0.00%	0.00%	0.00%	0.00%
Anr-23	0.20%	0.00%	0.00%	0.20%

Feb-23	0.00%	0.00%	0.00%	0.00%
Mar-23	0.00%	0.00%	0.00%	0.00%
Apr-23	0.20%	0.00%	0.00%	0.20%
May-23	0.00%	0.22%	0.00%	0.22%
Jun-23	0.00%	0.00%	0.23%	0.23%
Jul-23	0.00%	0.00%	0.23%	0.23%
Aug-23	0.00%	0.00%	0.25%	0.25%
Sep-23	1.62%	0.00%	0.26%	1.88%
Oct-23	0.00%	0.00%	0.28%	0.28%

0.00%

0.00%

0.00%

0.29%

0.32%

0.33%

0.29%

0.32%

0.33%

0.00%

0.00%

0.00%

Nov-23

Dec-23

Jan-24

MORTGAGE SAFETY NET (Inclusive COV-19)	No of Accounts		Amount (\$)		
Feb-23	NO OF ACCOUNTS		Amount (5)		
Mar-23		-	-		
		-	-		
Apr-23		-	-		
May-23		-	-		
un-23		-	-		
ul-23		-	-		
aug-23		1	483,833		
ep-23		1	486,192		
Oct-23		-	-		
lov-23		-	-		
ec-23		1	77,672		
an-24		1	78,620		
MORTGAGE IN POSSESSION	No of Accounts		Amount (\$)		
eb-23		-	-		
ar-23		-	-		
or-23		-	-		
ay-23		-	-		
n-23		-	-		
ıl-23		-	-		
ug-23		-	-		
ep-23		-	-		
ct-23		-	-		
ov-23		-	-		
ec-23		-	-		
nn-24		-	-		
RINCIPAL LOSS	Gross Loss		LMI claim (A\$)	LMI payment (A\$)	Net los
021	<u> </u>		-		
022		-	-	-	
otal		-	-	-	