

# Progress 2023-1 Trust Risk Retention Pool

**Transaction Name:** Progress 2023-1  
**Closing Date:** Thursday, 30th March 2023  
**Maturity Date:** Monday, 18th May 2054  
**Payment Date:** 16nd 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**

On the Closing Date and thereafter for so long as any Notes remain outstanding, AMP Bank Limited will, as an "originator" for the purposes of Regulation (EU) 2017/2402 (as amended, the "EU Securitisation Regulation"), retain a material net economic interest of not less than 5% in this securitisation transaction in accordance with the text of Article 6(1) of the EU Securitisation Regulation (in each case as in effect on the Closing Date) (the "EU Retention"). As at the Closing Date, the EU Retention will be in the form contemplated by Article 6(3)(c) of the EU Securitisation Regulation.

AMP Bank Limited will undertake to retain such material net economic interest and will give further undertakings with respect to the EU Retention as summarised in Section 2.30 in this Information Memorandum. Any change in the manner in which the EU Retention is held will be notified to the Note Holders.

**Current Risk Retention pool balance as percentage of securitisation exposure:** 7.33%

**COLLATERAL INFORMATION**

|  | <b>At Issue</b> | <b>Apr - 23</b> |
|--|-----------------|-----------------|
| Total pool size:                                   | \$52,398,312    | \$51,196,029    |
| Average loan Size:                                 | \$646,893       | \$639,950       |
| Maximum loan size:                                 | \$1,840,193     | \$1,836,124     |
| Total property value:                              | \$80,195,763    | \$78,823,763    |
| Average property value:                            | \$891,064       | \$885,660       |
| Maximum current LVR:                               | 90.00%          | 90.00%          |
| Average current LVR:                               | 66.56%          | 66.17%          |
| Weighted average current LVR:                      | 69.57%          | 69.25%          |
| Total number of loans (unconsolidated):            | 144             | 143             |
| Total number of loans (consolidating split loans): | 81              | 80              |
| Number of properties:                              | 90              | 89              |
| Average term to maturity (months):                 | 325.89          | 323.75          |
| Maximum remaining term to maturity (months):       | 351.75          | 349.74          |
| Weighted average seasoning (months):               | 18.71           | 20.63           |
| Weighted average term to maturity (months):        | 332.26          | 330.02          |
| % of pool with loans > \$500,000:                  | 82.63%          | 80.37%          |
| % of pool (amount) LoDoc Loans:                    | 0.00%           | 0.00%           |
| % Fixed Rate Loans(Value):                         | 68.13%          | 69.44%          |
| % InterEst Only loans (Value):                     | 16.14%          | 16.52%          |
| Weighted Average Coupon:                           | 3.34%           | 3.36%           |
| Weighted Average Fixed Rate:                       | 2.27%           | 2.27%           |
| Weighted Average Variable Rate:                    | 5.61%           | 5.83%           |
| InVestment Loans:                                  | 27.20%          | 3.36%           |

**Outstanding Balance Distribution**

|                                 | <b>\$ % at Issue</b> | <b>Apr - 23</b> |
|---------------------------------|----------------------|-----------------|
| ≤ \$0                           | 0.00%                | 0.00%           |
| > \$0 and ≤ \$100,000           | 0.06%                | 0.06%           |
| > \$100,000 and ≤ \$150,000     | 0.22%                | 0.22%           |
| > \$150,000 and ≤ \$200,000     | 0.30%                | 0.31%           |
| > \$200,000 and ≤ \$250,000     | 1.70%                | 1.73%           |
| > \$250,000 and ≤ \$300,000     | 1.57%                | 2.17%           |
| > \$300,000 and ≤ \$350,000     | 1.83%                | 1.27%           |
| > \$350,000 and ≤ \$400,000     | 2.23%                | 2.27%           |
| > \$400,000 and ≤ \$450,000     | 5.77%                | 5.88%           |
| > \$450,000 and ≤ \$500,000     | 3.69%                | 5.72%           |
| > \$500,000 and ≤ \$550,000     | 12.08%               | 11.42%          |
| > \$550,000 and ≤ \$600,000     | 4.33%                | 3.34%           |
| > \$600,000 and ≤ \$650,000     | 8.34%                | 9.77%           |
| > \$650,000 and ≤ \$700,000     | 11.58%               | 10.52%          |
| > \$700,000 and ≤ \$750,000     | 5.54%                | 5.63%           |
| > \$750,000 and ≤ \$800,000     | 5.89%                | 6.00%           |
| > \$800,000 and ≤ \$850,000     | 3.23%                | 3.29%           |
| > \$850,000 and ≤ \$900,000     | 0.00%                | 0.00%           |
| > \$900,000 and ≤ \$950,000     | 0.00%                | 0.00%           |
| > \$950,000 and ≤ \$1,000,000   | 1.86%                | 0.00%           |
| > \$1,000,000 and ≤ \$1,050,000 | 0.00%                | 0.00%           |
| > \$1,050,000 and ≤ \$1,100,000 | 2.08%                | 2.13%           |
| > \$1,100,000 and ≤ \$1,150,000 | 0.00%                | 0.00%           |
| > \$1,100,000 and ≤ \$1,150,000 | 0.00%                | 0.00%           |
| > \$1,150,000 and ≤ \$1,200,000 | 2.22%                | 4.60%           |
| > \$1,200,000 and ≤ \$1,250,000 | 2.29%                | 0.00%           |
| > \$1,250,000 and ≤ \$1,300,000 | 0.00%                | 0.00%           |
| > \$1,300,000 and ≤ \$1,400,000 | 5.20%                | 5.31%           |
| > \$1,400,000 and ≤ \$1,500,000 | 5.49%                | 5.60%           |
| > \$1,500,000 and ≤ \$1,750,000 | 8.99%                | 9.17%           |
| > \$1,750,000 and ≤ \$2,000,000 | 3.51%                | 3.59%           |
| <b>Total</b>                    | <b>100.00%</b>       | <b>100.00%</b>  |

| <b>Outstanding Balance LVR Distribution</b> | <b>\$ % at Issue</b> | <b>Apr - 23</b> |
|---|----------------------|-----------------|
| ≤ 0%  | 0.00%                | 0.00%           |
| > 0% and ≤ 25%                              | 0.77%                | 0.78%           |
| > 25% and ≤ 30%                             | 0.83%                | 0.85%           |
| > 30% and ≤ 35%                             | 0.83%                | 0.85%           |
| > 35% and ≤ 40%                             | 0.39%                | 0.40%           |
| > 40% and ≤ 45%                             | 2.82%                | 2.88%           |
| > 45% and ≤ 50%                             | 3.14%                | 3.18%           |
| > 50% and ≤ 55%                             | 5.58%                | 5.68%           |
| > 55% and ≤ 60%                             | 3.21%                | 3.28%           |
| > 60% and ≤ 65%                             | 6.98%                | 9.48%           |
| > 65% and ≤ 70%                             | 7.69%                | 9.05%           |
| > 70% and ≤ 75%                             | 17.25%               | 14.95%          |
| > 75% and ≤ 80%                             | 49.59%               | 47.69%          |
| > 80% and ≤ 85%                             | 0.00%                | 0.00%           |
| > 85% and ≤ 90%                             | 0.91%                | 0.93%           |
| > 90% and ≤ 95%                             | 0.00%                | 0.00%           |
| > 95% and ≤ 100%                            | 0.00%                | 0.00%           |
| <b>Total</b>                                | <b>100.00%</b>       | <b>100.00%</b>  |

| <b>Mortgage Insurance</b> | <b>\$ % at Issue</b> | <b>Apr - 23</b> |
|---------------------------|----------------------|-----------------|
| Genworth                  | 8.48%                | 1.47%           |
| QBE                       | 2.02%                | 1.56%           |
| Not Insured               | 89.49%               | 96.97%          |
| <b>Total</b>              | <b>100.00%</b>       | <b>100.00%</b>  |

| <b>Seasoning Analysis</b> | <b>\$ % at Issue</b> | <b>Apr - 23</b> |
|---------------------------|----------------------|-----------------|
| > 0 mths and ≤ 3 mths     | 0.00%                | 0.00%           |
| > 3 mths and ≤ 6 mths     | 0.00%                | 0.00%           |
| > 6 mths and ≤ 9 mths     | 1.17%                | 0.00%           |
| > 9 mths and ≤ 12 mths    | 0.00%                | 1.19%           |
| > 12 mths and ≤ 15 mths   | 32.96%               | 0.00%           |
| > 15 mths and ≤ 18 mths   | 59.43%               | 92.24%          |
| > 18 mths and ≤ 21 mths   | 0.02%                | 0.00%           |
| > 21 mths and ≤ 24 mths   | 2.70%                | 0.21%           |
| > 24 mths and ≤ 36 mths   | 0.00%                | 2.57%           |
| > 36 mths and ≤ 48 mths   | 0.00%                | 0.00%           |
| > 48 mths and ≤ 60 mths   | 0.00%                | 0.00%           |
| > 60 mths and ≤ 72 mths   | 0.00%                | 0.00%           |
| > 72 mths and ≤ 84 mths   | 0.00%                | 0.00%           |
| > 84 mths and ≤ 96 mths   | 0.36%                | 0.36%           |
| > 96 mths and ≤ 108 mths  | 0.91%                | 0.93%           |
| > 108 mths and ≤ 120 mths | 2.40%                | 2.43%           |
| > 120 mths                | 0.06%                | 0.06%           |
| <b>Total</b>              | <b>100.00%</b>       | <b>100.00%</b>  |

| <b>Geographic Distribution</b> | <b>\$ % at Issue</b> | <b>Apr - 23</b> |
|--------------------------------|----------------------|-----------------|
| ACT - Inner city               | 0.00%                | 0.00%           |
| ACT - Metro                    | 37.97%               | 1.00%           |
| ACT - Non metro                | 13.95%               | 0.00%           |
| <b>Total ACT</b>               | <b>51.92%</b>        | <b>1.00%</b>    |
| NSW - Inner city               | 0.00%                | 0.00%           |
| NSW - Metro                    | 0.99%                | 36.82%          |
| NSW - Non metro                | 0.00%                | 14.22%          |
| <b>Total NSW</b>               | <b>0.99%</b>         | <b>51.04%</b>   |
| NT - Metro                     | 0.00%                | 0.00%           |
| NT - Non metro                 | 0.00%                | 0.00%           |
| <b>Total NT</b>                | <b>0.00%</b>         | <b>0.00%</b>    |
| QLD - Inner city               |                      | 0.00%           |
| QLD - Metro                    | 1.63%                | 6.49%           |
| QLD - Non metro                | 0.22%                | 4.53%           |
| <b>Total QLD</b>               | <b>1.85%</b>         | <b>11.03%</b>   |
| SA - Inner city                | 0.00%                | 0.00%           |
| SA - Metro                     | 6.37%                | 1.65%           |
| SA - Non metro                 | 4.45%                | 0.22%           |
| <b>Total SA</b>                | <b>10.82%</b>        | <b>1.88%</b>    |
| TAS - Inner city               | 0.00%                | 0.00%           |
| TAS - Metro                    | 0.00%                | 0.00%           |
| TAS - Non metro                | 0.00%                | 0.00%           |
| <b>Total TAS</b>               | <b>0.00%</b>         | <b>0.00%</b>    |
| VIC - Inner city               | 0.00%                | 0.00%           |
| VIC - Metro                    | 21.83%               | 22.23%          |
| VIC - Non metro                | 4.94%                | 5.03%           |
| <b>Total VIC</b>               | <b>26.77%</b>        | <b>27.26%</b>   |
| WA - Inner city                | 0.00%                | 0.00%           |
| WA - Metro                     | 6.60%                | 6.72%           |
| WA - Non metro                 | 1.05%                | 1.07%           |
| <b>Total WA</b>                | <b>7.66%</b>         | <b>7.79%</b>    |
| <b>Total Inner City</b>        | <b>0.00%</b>         | <b>0.00%</b>    |
| <b>Total Metro</b>             | <b>75.39%</b>        | <b>74.92%</b>   |
| <b>Total Non Metro</b>         | <b>24.61%</b>        | <b>25.08%</b>   |
| <b>Total</b>                   | <b>100.00%</b>       | <b>100.00%</b>  |

| <u>ARREARS \$ % (scheduled balance basis)</u>        | <u>31-60</u>                 |  | <u>90+</u>                    | <u>Total</u>                    |                        |
|--|------------------------------|--|-------------------------------|---------------------------------|------------------------|
| Apr-23   | 0.00%                        |  | 0.00%                         | 0.00%                           |                        |
| <b><u>MORTGAGE SAFETY NET (Inclusive COV-19)</u></b> | <b><u>No of Accounts</u></b> |  | <b><u>Amount (\$)</u></b>     |                                 |                        |
| Apr-23   | -                            |  | -                             |                                 |                        |
| <b><u>COVID-19 HARDSHIP</u></b>                      | <b><u>No of Accounts</u></b> |  | <b><u>Amount (\$)</u></b>     |                                 |                        |
| Apr-23   | -                            |  | -                             |                                 |                        |
| <b><u>MORTGAGE IN POSSESSION</u></b>                 | <b><u>No of Accounts</u></b> |  | <b><u>Amount (\$)</u></b>     |                                 |                        |
| Apr-23   | -                            |  | -                             |                                 |                        |
| <b><u>PRINCIPAL LOSS</u></b>                         | <b><u>Gross Loss</u></b>     |  | <b><u>LMI claim (A\$)</u></b> | <b><u>LMI payment (A\$)</u></b> | <b><u>Net loss</u></b> |
| 2019   | -                            |  | -                             | -                               | -                      |
| <b>Total</b>   | -                            |  | -                             | -                               | -                      |