Progress 2023-2 Trust Risk Retention Pool

Transaction Name:	Progress 2023-2			
Closing Date:	Wednesday, 20th September 2023			
Maturity Date:	Monday, 13th July 2054			
Payment Date:	The 12th 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 of5.07%securitisation exposure:

COLLATERAL INFORMATION	<u>At Issue</u>	<u>May - 2</u>
Total pool size:	51,166,887	\$21,290,25
Average loan Size:	647,682	\$495,12
Maximum loan size:	1,721,900	\$1,663,43
Total property value:	87,800,863	\$39,593,60
Average property value:	836,199	\$694,62
Maximum current LVR:	78.57%	74.02%
Average current LVR:	62.22%	55.31%
Weighted average current LVR:	62.98%	60.52%
Total number of loans (unconsolidated):	162	80
Total number of loans (consolidating split loans):	79	4:
Number of properties:	105	5
Average term to maturity (months):	309.30	278.7
Maximum remaining term to maturity (months):	338.96	317.8
Weighted average seasoning (months):	31.77	54.63
Weighted average term to maturity (months):	317.56	293.42
% of pool with loans > \$500,000:	79.36%	68.51%
% of pool (amount) LoDoc Loans:	0.00%	0.00%
% Fixed Rate Loans(Value):	63.94%	0.00%
% InterEst Only loans (Value):	13.48%	8.119
Weighted Average Coupon:	3.63%	6.03%
Weighted Average Fixed Rate:	2.15%	0.00%
Weighted Average Variable Rate:	6.26%	6.03%
InVestment Loans:	29.96%	34.26%
Outstanding Balance Distribution	\$ % at Issue	<u>May - 2</u>
≤ \$0	0.00%	0.009
> \$0 and ≤ \$100,000	0.17%	0.60%
> \$100,000 and ≤ \$150,000	0.48%	0.00%
> \$150,000 and ≤ \$200,000	0.34%	1.479
> \$200,000 and ≤ \$250,000	1.79%	2.98%
> \$250,000 and ≤ \$300,000	1.67%	7.749
> \$300,000 and ≤ \$350,000	4.38%	3.149
> \$350,000 and ≤ \$400,000	2.84%	1.699
$>$ \$400,000 and \leq \$450,000	3.38%	11.759
> \$450,000 and ≤ \$500,000	5.59%	2.129
> \$500,000 and ≤ \$550,000	7.18%	4.89%
$>$ \$550,000 and \leq \$600,000	6.74%	5.239
> \$600,000 and ≤ \$650,000	1.19%	5.80%
$>$ \$650,000 and \leq \$700,000	5.27%	9.47%
$>$ \$700,000 and \leq \$750,000	8.52%	10.149
> \$750,000 and ≤ \$800,000	1.49%	3.589
> \$800,000 and ≤ \$850,000	3.28%	3.779
> \$850,000 and ≤ \$900,000	3.42%	4.039
> \$900,000 and ≤ \$950,000	5.39%	8.739
> \$950,000 and ≤ \$1,000,000	1.86%	0.009
> \$1,000,000 and ≤ \$1,050,000	6.03%	0.009
> \$1,050,000 and \leq \$1,100,000	2.11%	5.079
> $$1,100,000 and $ $1,150,000$	2.23%	0.009
> $$1,150,000 and \leq $1,200,000$	2.25%	0.009
$>$ \$1,200,000 and \leq \$1,250,000	0.00%	0.009
$>$ \$1,250,000 and \leq \$1,300,000	4.96%	0.009
\Rightarrow \$1,300,000 and \leq \$1,400,000	5.19%	0.00
> \$1,300,000 and \leq \$1,400,000 > \$1,400,000	5.19%	0.009
> \$1,400,000 and ≤ \$1,500,000 > \$1,500,000 and ≤ \$1,750,000	6.54%	7.819
 γ±,500,000 anα ≥ γ±,730,000 		
> \$1,750,000 and ≤ \$2,000,000	0.00%	0.009

Outstanding Balance LVR Distribution	<u>\$ % at Issue</u>	<u>May - 25</u>
<u>≤ 0%</u>	0.00%	0.00%
> 0% and ≤ 25%	0.48%	1.97%
> 25% and ≤ 30%	2.40%	3.66%
> 30% and ≤ 35%	2.14%	0.00%
> 35% and ≤ 40%	1.42%	1.24%
> 40% and ≤ 45%	10.20%	6.63%
> 45% and ≤ 50%	9.74%	8.86%
> 50% and ≤ 55%	5.42%	4.41%
> 55% and ≤ 60%	0.63%	14.27%
> 60% and ≤ 65%	7.92%	6.53%
> 65% and ≤ 70%	7.90%	16.43%
> 70% and ≤ 75%	31.75%	35.99%
	19.99%	0.00%
> 75% and ≤ 80%		
> 80% and ≤ 85%	0.00%	0.00%
> 85% and ≤ 90%	0.00%	0.00%
> 90% and ≤ 95%	0.00%	0.00%
> 95% and ≤ 100%	0.00%	0.00%
Total	100.00%	100.00%
Mortgage Insurance	<u>\$ % at Issue</u>	<u>May - 25</u>
Helia	2.00%	0.00%
QBE	1.89%	2.10%
Not Insured	96.11%	97.90%
Total	100.00%	100.00%
	A	
Seasoning Analysis	<u>\$ % at Issue</u>	<u>May - 25</u>
> 0 mths and \leq 3 mths	0.00%	0.00%
> 3 mths and \leq 6 mths	0.00%	0.00%
> 6 mths and \leq 9 mths		
	0.00%	0.00%
> 9 mths and \leq 12 mths	0.00%	0.00%
> 12 mths and \leq 15 mths	0.00%	0.00%
> 15 mths and \leq 18 mths	0.00%	0.00%
> 18 mths and \leq 21 mths	0.00%	0.00%
> 21 mths and ≤ 24 mths	52.91%	0.00%
> 24 mths and \leq 36 mths	31.31%	0.00%
> 36 mths and \leq 48 mths		78.40%
	4.67%	
> 48 mths and \leq 60 mths	1.37%	4.16%
> 60 mths and \leq 72 mths	4.04%	1.43%
> 72 mths and \leq 84 mths	1.30%	5.56%
> 84 mths and \leq 96 mths	0.00%	1.99%
> 96 mths and \leq 108 mths	0.00%	2.94%
> 108 mths and \leq 120 mths	a - <i>i i i</i>	0.00%
~ 100 mus and $\simeq 120$ mus	2.51%	0.0078
	2.51%	
> 120 mths	1.89%	5.52%
> 120 mths Total	1.89% 100.00%	5.52%
> 120 mths	1.89%	5.52%
> 120 mths Total <u>Geographic Distribution</u>	1.89% 100.00% \$ % at Issue	5.52% 100.00% <u>May - 25</u>
> 120 mths Total Geographic Distribution ACT - Inner city	1.89% 100.00% \$ % at Issue 0.00%	5.52% 100.00% <u>May - 25</u> 0.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro	1.89% 100.00% \$% at Issue 0.00% 2.87%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00%
> 120 mths Total Geographic Distribution ACT - Inner city	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00%	5.52% 100.00% <u>May - 25</u> 0.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro	1.89% 100.00% \$% at Issue 0.00% 2.87%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00% 0.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00% 1.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00% 0.00% 0.00%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00% 1.00%
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> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Inner city NSW - Metro NSW - Non metro	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34%	5.52% 100.00% <u>May - 25</u> 0.00% 1.00% 0.00% 1.00% 15.13% 3.30%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36%	5.52% 100.00% May - 25 0.00% 1.00% 1.00% 0.00% 1.00% 15.13%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Inner city NSW - Metro NSW - Non metro Total NSW	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13%	5.52% 100.00% May - 25 0.00% 1.00% 0.00% 1.00% 15.13% 3.30% 18.43%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Inner city NSW - Metro NSW - Non metro Total NSW NT - Metro	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00%	5.52% 100.00% May - 25 0.00% 1.00% 0.00% 1.00% 15.13% 3.30% 18.43%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Inner city NSW - Metro NSW - Non metro Total NSW	1.89% 100.00% \$% at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13%	5.52% 100.00% May - 25 0.00% 1.00% 0.00% 1.00% 15.13% 3.30% 18.43%
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 > 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro NSW - Non metro Total NSW NT - Metro NT - Metro NT - Metro QLD - Inner city QLD - Inner city QLD - Non metro Total QLD SA - Inner city SA - Non metro Total SA TAS - Inner city TAS - Inner city TAS - Non metro Total TAS VIC - Inner city VIC - Inner city VIC - Inner city VIC - Metro VIC - Non metro 	1.89% 100.00% \$ % at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00% 0.00% 0.00% 0.00% 4.44% 6.57% 11.01% 0.00% 0.59% 0.63% 1.21% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.56%	5.52% 100.00% May - 25 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 15.13% 3.30% 18.43% 0.00% 0.00% 0.00% 0.00% 21.41% 0.22% 21.63% 0.00% 1.25% 1.25% 0.00% 0.00% 0.00% 0.00% 1.25% 1.25% 1.40% 39.27% 0.94%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro NSW - Non metro Total NSW NT - Metro NT - Metro NT - Metro NT - Metro QLD - Inner city QLD - Inner city QLD - Non metro Total QLD SA - Inner city SA - Metro SA - Non metro Total SA TAS - Inner city TAS - Inner city TAS - Metro Total TAS VIC - Inner city VIC - Inner city VIC - Inner city VIC - Metro VIC - Non metro	1.89% 100.00% \$\frac{\\$ \% at Issue}{0.00\%} 2.87\% 0.00\% 2.87\% 1.43\% 33.36\% 6.34\% 41.13\% 0.00\% 0.00\% 0.00\% 4.44\% 6.57\% 11.01\% 0.00\% 0.59\% 0.63\% 1.21\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.17\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\% 0.00\% 1.12\%	5.52% 100.00% May - 25 0.00% 1.00% 1.00% 1.00% 1.5.13% 3.30% 18.43% 0.00% 0.00% 0.00% 21.41% 0.22% 21.63% 21.63% 1.25% 1.25% 1.25% 1.25% 1.25%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro NSW - Non metro Total NSW NT - Metro NT - Metro NT - Metro NT - Metro QLD - Inner city QLD - Inner city QLD - Non metro Total QLD SA - Inner city SA - Metro SA - Non metro Total SA TAS - Inner city TAS - Inner city TAS - Metro Total TAS VIC - Inner city VIC - Inner city VIC - Inner city VIC - Metro VIC - Non metro	1.89% 100.00% \$ % at Issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00% 0.00% 0.00% 0.00% 4.44% 6.57% 11.01% 0.00% 0.59% 0.63% 1.21% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 0.00% 1.56%	5.52% 100.00% May - 25 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 15.13% 3.30% 18.43% 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% 0.00% 1.41% 0.22% 21.63% 0.00% 1.25% 1.25% 0.00% 0.04%
> 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Inner city NSW - Non metro Total NSW NT - Metro NT - Non metro Total NT QLD - Inner city QLD - Inner city QLD - Metro QLD - Non metro Total QLD SA - Inner city SA - Non metro Total SA TAS - Inner city TAS - Non metro Total TAS VIC - Inner city VIC - Inner city VIC - Inner city VIC - Non metro Total VIC	1.89% 100.00% \$ % at issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00% 0.00% 0.00% 0.00% 0.00% 4.44% 6.57% 11.01% 0.00% 0.59% 0.63% 1.21% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 1.32% 28.62% 1.56% 31.50%	100.00% May - 25 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 15.13% 3.30% 18.43% 0.00% 0.00% 0.00% 0.00% 0.00% 21.41% 0.22% 21.63% 0.00% 1.25% 1.25% 0.00%<
 > 120 mths Total Geographic Distribution ACT - Inner city ACT - Metro ACT - Non metro Total ACT NSW - Inner city NSW - Metro NSW - Non metro Total NSW NT - Metro NT - Metro NT - Non metro Total NT QLD - Inner city QLD - Inner city QLD - Non metro Total QLD SA - Inner city SA - Inner city SA - Non metro Total SA TAS - Inner city TAS - Inner city TAS - Inner city TAS - Inner city TAS - Non metro Total TAS VIC - Inner city VIC - Metro VIC - Metro<td>1.89% 100.00% \$% at issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00% 0.00% 0.00% 0.00% 4.44% 6.57% 11.01% 0.00% 0.59% 0.63% 1.21% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 1.32% 28.62% 1.56% 31.50%</td><td>100.00% May - 25 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.100% 0.00%</td>	1.89% 100.00% \$% at issue 0.00% 2.87% 0.00% 2.87% 1.43% 33.36% 6.34% 41.13% 0.00% 0.00% 0.00% 0.00% 4.44% 6.57% 11.01% 0.00% 0.59% 0.63% 1.21% 0.00% 1.17% 0.00% 1.17% 0.00% 1.17% 1.32% 28.62% 1.56% 31.50%	100.00% May - 25 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.00% 0.00% 1.100% 0.00%
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Total WA	11.11%	16.08%
Total Inner City	6.14%	6.80%
Total Metro	78.77%	87.49%
Total Non Metro	15.09%	5.71%
Total	100.00%	100.00%

*The Geographic Distribution has been updated according to the S&P Assumptions: Australian RMBS Postcode Classification Assumptions, 07/01/2024

ARREARS \$ % (scheduled balance basis)	<u>31-60</u>	<u>60-90</u>	<u>90+</u>	Total
Jun-24	0.00%	0.00%	0.00%	0.00%
Jul-24	0.00%	0.00%	0.00%	0.00%
Aug-24	0.00%	0.00%	0.00%	0.00%
Sep-24	0.00%	0.00%	0.00%	0.00%
Oct-24	0.00%	0.00%	0.00%	0.00%
Nov-24	0.00%	0.00%	0.00%	0.00%
Dec-24	0.00%	0.00%	0.00%	0.00%
Jan-25	0.00%	0.00%	0.00%	0.00%
Feb-25	0.00%	0.00%	0.00%	0.00%
Mar-25	0.88%	0.00%	0.00%	0.88%
Apr-25	0.90%	0.00%	0.00%	0.90%
May-25	0.94%	0.00%	0.00%	0.94%

MORTGAGE SAFETY NET	No of Accounts	Amount	<u>(\$)</u>
Jun-24		-	-
Jul-24		-	-
Aug-24		-	-
Sep-24		-	-
Oct-24		-	-
Nov-24		-	-
Dec-24		-	-
Jan-25		-	-
Feb-25		-	-
Mar-25		-	-
Apr-25		-	-
May-25		-	-

MORTGAGE IN POSSESSION	<u>No of Accounts</u>	<u>Amount (\$)</u>
Jun-24		
Jul-24		
Aug-24		
Sep-24		
Oct-24		
Nov-24		
Dec-24		
Jan-25		
Feb-25		
Mar-25		
Apr-25		
May-25		

PRINCIPAL LOSS	Gross Loss	LMI claim (A\$)	LMI payment (A\$)	<u>Net loss</u>
2023	-	-	-	-
2024	-	-	-	-
Total	-	-	-	-