

# PROGRESS 2019-1 TRUST

Wednesday, 24 December 2025

<b>Transaction Name:</b>	Progress 2019-1 Trust
<b>Trustee:</b>	Perpetual Trustee Company Limited
<b>Security Trustee:</b>	P.T. Limited
<b>Originator:</b>	AMP Bank Limited
<b>Servicer &amp; Custodian:</b>	AMP Bank Limited
<b>Issue Date:</b>	Thursday, 13th June 2019
<b>Maturity Date:</b>	Friday, 24th June 2050
<b>Payment Date:</b>	24th day of each month
<b>Business Day for Payments:</b>	Sydney & Melbourne
<b>Determination Date &amp; Ex-Interest Date:</b>	3 Business Days before each Payment Date.

	<u>Base</u>	<u>Margin</u>	<u>Interest Calculation</u>	<u>Class A Refinancing Date</u>
Class A Notes	1 M BBSW	0bps	Actual/365	25 Nov 2024
Class A-R Notes	1 M BBSW	97bps	Actual/365	
Class AB Notes	1 M BBSW	195bps	Actual/365	
Class B Notes	1 M BBSW	225bps	Actual/365	
Class C Notes	1 M BBSW	270bps	Actual/365	
Class D Notes	1 M BBSW	620bps	Actual/365	

  

	<u>Currency</u>	<u>Initial Stated Amount</u>	<u>Current Invested Amount</u>	<u>Current Stated Amount</u>	<u>Percentages at Issue</u>	<u>Current Percentages</u>	<u>Rating S&amp;P/Moody's</u>
Class A Notes	A\$	920,000,000.00	-	-	92.00%	0.00%	AAA / Aaa
Class A-R Notes	A\$	185,000,000.00	141,114,792.91	141,114,792.91	69.81%	83.79%	AAA / Aaa
Class AB Notes	A\$	46,700,000.00	15,930,664.22	15,930,664.22	17.62%	9.46%	AAA /n.r.
Class B Notes	A\$	19,300,000.00	6,583,764.87	6,583,764.87	7.28%	3.91%	AAA /n.r.
Class C Notes	A\$	12,400,000.00	4,229,983.63	4,229,983.63	4.68%	2.51%	A /n.r.
Class D Notes	A\$	1,600,000.00	545,804.32	545,804.32	0.60%	0.32%	n.r./n.r.
<b>TOTAL</b>		<b>265,000,000.00</b>	<b>168,405,009.95</b>	<b>168,405,009.95</b>	<b>100.00%</b>	<b>100.00%</b>	

<b>Current Payment Date:</b>	Wednesday, 24 December 2025						
	<b>Pre Payment Date Bond Factors</b>	<b>Coupon Rate</b>	<b>Coupon Rate Reset Date</b>	<b>Initial Issued Notes (No.)</b>	<b>Interest Payment (per security)</b>	<b>Principal Payment (per security)</b>	<b>Post Payment Date Bond Factors</b>
Class A Notes	0.0000	3.5475%	24-Dec-25	920,000	-	-	0.0000
Class A-R Notes	0.7704	4.5175%	24-Dec-25	185,000	2.86	7.60	0.7628
Class AB Notes	0.3445	5.4975%	24-Dec-25	46,700	1.56	3.40	0.3411
Class B Notes	0.3445	5.7975%	24-Dec-25	19,300	1.64	3.40	0.3411
Class C Notes	0.3445	6.2475%	24-Dec-25	12,400	1.77	3.40	0.3411
Class D Notes	0.3445	9.7475%	24-Dec-25	1,600	2.76	3.40	0.3411
<b>TOTAL</b>				<b>1,185,000</b>	<b>10.59</b>	<b>21.19</b>	

#### COLLATERAL INFORMATION

	<u>At Issue</u>	<u>Nov - 25</u>
Total pool size:	\$991,497,790	\$166,973,567
Total Number Of Loans (UnConsolidated):	3,892	1032
Total number of loans (consolidating split loans):	2,930	789
Average loan Size:	\$338,395	\$211,627
Maximum loan size:	\$1,000,000	\$862,000
Total property value:	\$2,126,101,907	\$583,967,874
Number of Properties:	2934	790
Average property value:	\$724,643	\$739,200
Average current LVR:	52.17%	32.34%
Average Term to Maturity (months):	306.58	225.15
Maximum Remaining Term to Maturity (months):	345.24	267.12
Weighted Average Seasoning (months):	37.13	114.97
Weighted Average Current LVR:	59.22%	46.38%
Weighted Average Term to Maturity (months):	314.73	237.84
% of pool with loans > \$500,000:	32.71%	21.97%
% of pool (amount) LoDoc Loans:	0.00%	0.00%
Maximum Current LVR:	92.27%	121.84%
% Fixed Rate Loans(Value):	6.15%	0.49%
% Interest Only loans (Value):	18.62%	3.40%
Weighted Average Mortgage Interest:	4.24%	5.99%
Weighted Average Fixed Rate:		5.12%
Weighted Average Variable Rate:		6.00%
Investment Loans:	14.85%	15.02%

NOTE: Loan purpose determines investment lending classification from 01/03/2019

**Outstanding Balance Distribution**

	<b>\$ % at Issue</b>	<b>Nov - 25</b>
≤ \$0	0.00%	-0.14%
> \$0 and ≤ \$100,000	1.86%	4.28%
> \$100,000 and ≤ \$150,000	2.75%	6.29%
> \$150,000 and ≤ \$200,000	3.98%	7.70%
> \$200,000 and ≤ \$250,000	6.12%	11.09%
> \$250,000 and ≤ \$300,000	9.14%	15.36%
> \$300,000 and ≤ \$350,000	11.49%	10.68%
> \$350,000 and ≤ \$400,000	11.73%	10.93%
> \$400,000 and ≤ \$450,000	10.78%	6.11%
> \$450,000 and ≤ \$500,000	9.42%	5.74%
> \$500,000 and ≤ \$550,000	5.81%	6.87%
> \$550,000 and ≤ \$600,000	5.29%	4.44%
> \$600,000 and ≤ \$650,000	4.97%	4.87%
> \$650,000 and ≤ \$700,000	3.66%	0.80%
> \$700,000 and ≤ \$750,000	3.94%	2.13%
> \$750,000 and ≤ \$800,000	1.96%	1.82%
> \$800,000 and ≤ \$850,000	1.83%	0.00%
> \$850,000 and ≤ \$900,000	2.39%	1.03%
> \$900,000 and ≤ \$950,000	1.49%	0.00%
> \$950,000 and ≤ \$1,000,000	1.38%	0.00%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

**Outstanding Balance LVR Distribution**

	<b>\$ % at Issue</b>	<b>Nov - 25</b>
≤ 0%	0.00%	-0.14%
> 0% and ≤ 25%	7.58%	16.98%
> 25% and ≤ 30%	4.06%	5.71%
> 30% and ≤ 35%	4.02%	6.34%
> 35% and ≤ 40%	3.29%	7.22%
> 40% and ≤ 45%	4.34%	10.33%
> 45% and ≤ 50%	8.64%	8.04%
> 50% and ≤ 55%	5.65%	7.83%
> 55% and ≤ 60%	7.55%	10.41%
> 60% and ≤ 65%	8.61%	7.35%
> 65% and ≤ 70%	8.81%	8.76%
> 70% and ≤ 75%	8.70%	8.32%
> 75% and ≤ 80%	14.84%	1.19%
> 80% and ≤ 85%	8.96%	0.85%
> 85% and ≤ 90%	4.47%	0.49%
> 90% and ≤ 95%	0.49%	0.00%
> 95% and ≤ 100%	0.00%	0.19%
> 100%	0.00%	0.13%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

**Mortgage Insurance**

	<b>\$ % at Issue</b>	<b>Nov - 25</b>
Genworth	67.47%	69.82%
QBE	32.53%	29.69%
Uninsured	0.00%	0.49%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

**Seasoning Analysis**

	<b>\$ % at Issue</b>	<b>Nov - 25</b>
> 0 mths and ≤ 3 mths	0.20%	0.00%
> 3 mths and ≤ 6 mths	0.00%	0.00%
> 6 mths and ≤ 9 mths	0.00%	0.00%
> 9 mths and ≤ 12 mths	0.00%	0.00%
> 12 mths and ≤ 15 mths	0.00%	0.00%
> 15 mths and ≤ 18 mths	6.37%	0.00%
> 18 mths and ≤ 21 mths	14.80%	0.00%
> 21 mths and ≤ 24 mths	20.86%	0.00%
> 24 mths and ≤ 36 mths	22.65%	0.00%
> 36 mths and ≤ 48 mths	13.09%	0.00%
> 48 mths and ≤ 60 mths	9.97%	0.00%
> 60 mths and ≤ 72 mths	5.31%	0.00%
> 72 mths and ≤ 84 mths	2.03%	0.33%
> 84 mths and ≤ 96 mths	1.31%	6.48%
> 96 mths and ≤ 108 mths	0.54%	50.98%
> 108 mths and ≤ 120 mths	0.25%	11.08%
> 120 mths	2.64%	31.13%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

<u>Geographic Distribution</u>	<u>\$ % at Issue</u>	<u>Nov - 25</u>
NSW - Inner city	0.09%	0.00%
NSW - Metro	34.04%	40.54%
NSW - Non metro	9.70%	4.07%
Total NSW	43.83%	44.60%
ACT - Inner city	0.00%	0.00%
ACT - Metro	1.68%	1.94%
ACT - Non metro	0.00%	0.00%
Total ACT	1.68%	1.94%
NT - Inner city	0.00%	0.00%
NT - Metro	0.36%	0.24%
NT - Non metro	0.00%	0.00%
Total NT	0.36%	0.24%
SA - Inner city	0.17%	0.46%
SA - Metro	4.20%	3.74%
SA - Non metro	0.33%	0.54%
Total SA	4.70%	4.74%
QLD - Inner city	0.12%	0.00%
QLD - Metro	6.83%	9.12%
QLD - Non metro	5.11%	0.88%
Total QLD	12.06%	10.00%
TAS - Inner city	0.00%	0.00%
TAS - Metro	0.53%	0.31%
TAS - Non metro	0.45%	0.43%
Total TAS	0.98%	0.74%
VIC - Inner city	0.71%	1.14%
VIC - Metro	21.36%	21.04%
VIC - Non metro	2.37%	1.61%
Total VIC	24.44%	23.79%
WA - Inner city	0.28%	0.67%
WA - Metro	10.74%	11.83%
WA - Non metro	0.94%	1.12%
Total WA	11.96%	13.62%
Total Inner City	1.37%	2.26%
Total Metro	79.73%	88.76%
Total Non Metro	18.90%	8.65%
Secured by Term Deposit	0.00%	0.33%
<b>Total</b>	<b>100.00%</b>	<b>100.00%</b>

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

<u>ARREARS \$ % (scheduled balance basis)</u>	<u>31-60</u>	<u>61-90</u>	<u>90+</u>	<u>Total</u>
Dec-24	0.48%	0.00%	1.34%	1.82%
Jan-25	1.19%	0.11%	1.36%	2.66%
Feb-25	0.82%	0.11%	1.41%	2.34%
Mar-25	0.77%	0.41%	1.47%	2.66%
Apr-25	0.28%	0.60%	0.97%	1.85%
May-25	1.15%	0.00%	1.40%	2.55%
Jun-25	1.06%	0.95%	1.21%	3.22%
Jul-25	0.38%	0.71%	2.04%	3.13%
Aug-25	0.00%	0.00%	2.00%	2.00%
Sep-25	0.18%	0.00%	1.34%	1.52%
Oct-25	0.32%	0.00%	1.03%	1.34%
Nov-25	0.71%	0.00%	1.03%	1.74%

<u>MORTGAGE SAFETY NET</u>	<u>No of Accounts</u>	<u>Amount (\$)</u>
Dec-24	5	1,940,281
Jan-25	6	1,855,623
Feb-25	5	1,808,767
Mar-25	7	2,467,769
Apr-25	7	2,027,313
May-25	9	2,111,810
Jun-25	8	1,759,058
Jul-25	9	1,974,556
Aug-25	9	1,980,378
Sep-25	4	1,044,779
Oct-25	5	1,445,206
Nov-25	5	1,437,356

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

<u>PRINCIPAL LOSS</u>	<u>Gross Loss</u>	<u>LMI claim (A\$)</u>	<u>LMI payment (A\$)</u>	<u>Net loss</u>
2019	-	-	-	-
2020	133,175.69	133,175.69	133,075.69	100.00
2021	-	-	-	-
2022	-	-	-	-
2023	-	-	-	-
2024	107,937.05	-	-	-
2025	-	-	-	107,937.05
<b>Total</b>	<b>241,112.74</b>	<b>133,175.69</b>	<b>133,075.69</b>	<b>108,037.05</b>

<u>EXCESS SPREAD</u>	<u>Excess Spread (A\$)</u>	<u>Excess Spread % p.a</u>	<u>Opening Bond Balance</u>
Dec-24	135,624.14	0.76% \$	215,328,953
Jan-25	13,941.13	0.08% \$	211,972,075
Feb-25	221,264.38	1.26% \$	210,076,852
Mar-25	52,012.64	0.31% \$	203,605,589
Apr-25	87,388.46	0.53% \$	199,551,429
May-25	84,258.49	0.52% \$	193,505,535
Jun-25	201,690.58	1.29% \$	187,911,155
Jul-25	38,419.62	0.25% \$	185,614,521
Aug-25	110,279.52	0.73% \$	181,260,563
Sep-25	189,171.75	1.29% \$	176,595,680
Oct-25	89,824.29	0.62% \$	174,045,182
Nov-25	73,945.49	0.52% \$	170,082,254
<b>Total</b>	<b>1,297,820.49</b>		

<u>ANNUALISED CPR</u>	<u>CPR % p.a</u>
Dec-24	13.61%
Jan-25	6.30%
Feb-25	28.29%
Mar-25	17.97%
Apr-25	27.68%
May-25	26.41%
Jun-25	9.68%
Jul-25	21.12%
Aug-25	23.25%
Sep-25	11.70%
Oct-25	20.23%
Nov-25	6.58%

<u>RESERVES</u>
Principal Draw
Liquidity Reserve Account
Income Reserve

Available

Drawn

1,431,442.58

150,000.00

SUPPORTING RATINGS

Role

Fixed Rate Swap Provider

Standby Swap Provider

Liquidity Reserve Account Holder

Bank Account Provider

Party

Current Rating S&P /

Rating Trigger S&P

AMP Bank Limited

BBB+ / Baa2

BBB /A3(cr)

NAB

AA-/Aa3

BBB /A3(cr)

MUFG Bank, Ltd

A, A-1/ P-1

A- / P-1

Westpac

A-1+ / P-1

A- / P-1

SERVICER

Servicer:

AMP Bank Limited

Servicer Ranking or Rating:

BBB+ / Baa2

Servicer Rating:

N/A

Servicer Experience:

Progress 2005-2 Trust

Progress 2018-1 Trust

Progress Warehouse Trust No .3

Progress 2006-1 Trust

Progress 2019-1 Trust

Progress Warehouse Trust No .4

Progress 2007-1G Trust

Progress 2020-1 Trust

Progress Warehouse Trust No .5

Progress 2008-1R Trust

Progress 2021-1 Trust

Progress Warehouse Trust No .6

Progress 2009-1 Trust

Progress 2022-1 Trust

Progress 2010-1 Trust

Progress 2022-2 Trust

Progress 2011-1 Trust

Progress 2023-1 Trust

Progress 2012-1 Trust

Progress 2023-2 Trust

Progress 2012-2 Trust

Progress 2024-1 Trust

Progress 2013-1 Trust

Progress 2024-2 Trust

Progress 2014-1 Trust

Progress 2025-1 Trust

Progress 2014-2 Trust

Progress 2025-2 Trust

Progress 2016-1 Trust

Progress 2017-1 Trust

Progress 2017-2 Trust

Back-Up Servicer:

Perpetual Trustee (Ctd)