

PROGRESS 2022-2 TRUST

Thursday, 18 September 2025

Transaction Name:	Progress 2022-2 Trust
Trustee:	Perpetual Trustee Company Limited
Security Trustee:	P.T. Limited
Originator:	AMP Bank Limited
Servicer & Custodian:	AMP Bank Limited
Issue Date:	Wednesday, 28th September 2022
Maturity Date:	Tuesday, 18th March 2053
Payment Date:	18th of each month
Business Day for Payments:	Sydney & Melbourne
Determination Date & Ex-Interest Date:	3 Business Days before each Payment Date.

	Base	Margin	Interest Calculation
Class A1-S Notes	1 M BBSW	100bps	Actual/365
Class A1-L Notes	1 M BBSW	145bps	Actual/365
Class AB Notes	1 M BBSW	245bps	Actual/365
Class B Notes	1 M BBSW	280bps	Actual/365
Class C Notes	1 M BBSW	340bps	Actual/365
Class D Notes	1 M BBSW	405bps	Actual/365
Class E Notes	1 M BBSW	625bps	Actual/365
Class F Notes	1 M BBSW	695bps	Actual/365

	Currency	Initial Stated Amount	Current Invested Amount	Current Stated Amount	Percentages at Issue	Current Percentages	Rating S&P/Moodys
Class A1-S Notes	A\$	112,500,000.00	-	-	15.00%	0.00%	AAA(sf)/Aaa (sf)
Class A1-L Notes	A\$	577,500,000.00	240,146,912.30	240,146,912.30	77.00%	83.89%	AAA(sf)/Aaa (sf)
Class AB Notes	A\$	29,850,000.00	22,939,177.56	22,939,177.56	3.98%	8.01%	AAA(sf)
Class B Notes	A\$	11,025,000.00	8,472,510.32	8,472,510.32	1.47%	2.96%	AA(sf)
Class C Notes	A\$	8,775,000.00	6,743,426.57	6,743,426.57	1.17%	2.36%	A(sf)
Class D Notes	A\$	4,875,000.00	3,746,348.11	3,746,348.11	0.65%	1.31%	BBB(sf)
Class E Notes	A\$	2,700,000.00	2,074,900.47	2,074,900.47	0.36%	0.72%	BB(sf)
Class F Notes	A\$	2,775,000.00	2,132,536.59	2,132,536.59	0.37%	0.74%	NR
TOTAL		750,000,000.00	286,255,811.92	286,255,811.92	100.00%	100.00%	

Current Payment Date: Thursday, 18 September 2025

	Pre Payment Date Bond Factors	Coupon Rate	Coupon Rate Reset Date	Initial Issued Notes (No.)	Interest Payment (per security)	Principal Payment (per security)	Post Payment Date Bond Factors
Class A1-S Notes	0.0000	4.5650%	18-Sep-25	112,500	0.00	-	0.0000000000
Class A1-L Notes	0.4221	5.0150%	18-Sep-25	577,500	1.80	6.21	0.4158388092
Class AB Notes	0.7800	6.0150%	18-Sep-25	29,850	3.98	11.48	0.7684816603
Class B Notes	0.7800	6.3650%	18-Sep-25	11,025	4.22	11.48	0.7684816617
Class C Notes	0.7800	6.9650%	18-Sep-25	8,775	4.61	11.48	0.7684816604
Class D Notes	0.7800	7.6150%	18-Sep-25	4,875	5.04	11.48	0.7684816636
Class E Notes	0.7800	9.8150%	18-Sep-25	2,700	6.50	11.48	0.7684816556
Class F Notes	0.7800	10.5150%	18-Sep-25	2,775	6.97	11.48	0.7684816541
TOTAL				750,000	33.12	75.12	5.0267287648

COLLATERAL INFORMATION

	At Issue	Aug - 25
Total pool size:	\$742,266,981	\$283,393,256
Total Number Of Loans (UnConsolidated):	2634	1172
Total number of loans (consolidating split loans):	1455	658
Average loan Size:	\$510,149	\$430,689
Maximum loan size:	\$1,896,603	\$1,674,574
Total property value:	\$1,278,216,732	\$621,308,099
Number of Properties:	1465	662
Average property value:	\$872,503	\$938,532
Average current LVR:	61.86%	49.70%
Average Term to Maturity (months):	290.80	248.02
Maximum Remaining Term to Maturity (months):	348.23	312.20
Weighted Average Seasoning (months):	46.06	83.77
Weighted Average Current LVR:	65.01%	56.57%
Weighted Average Term to Maturity (months):	306.14	268.52
% of pool with loans > \$500,000:	64.92%	59.69%
% of pool (amount) LoDoc Loans:	0.00%	0.00%
Maximum Current LVR:	88.02%	82.05%
% Fixed Rate Loans(Value):	27.70%	1.19%
% Interest Only loans (Value):	7.48%	6.31%
Weighted Average Mortgage Interest:	3.84%	5.72%
Investment Loans:	19.01%	18.70%
Weighted Average Fixed Rate:		3.66%
Weighted Average Variable Rate:		5.74%

Outstanding Balance Distribution

	\$ % at Issue	Aug - 25
≤ \$0	0.00%	-0.10%
> \$0 and ≤ \$100,000	0.54%	0.88%
> \$100,000 and ≤ \$150,000	0.91%	1.60%
> \$150,000 and ≤ \$200,000	1.13%	2.19%
> \$200,000 and ≤ \$250,000	3.12%	4.33%
> \$250,000 and ≤ \$300,000	4.06%	5.13%
> \$300,000 and ≤ \$350,000	5.73%	6.23%
> \$350,000 and ≤ \$400,000	6.24%	5.78%
> \$400,000 and ≤ \$450,000	5.84%	5.73%
> \$450,000 and ≤ \$500,000	7.51%	8.56%
> \$500,000 and ≤ \$550,000	7.13%	7.05%
> \$550,000 and ≤ \$600,000	6.88%	6.08%
> \$600,000 and ≤ \$650,000	4.76%	5.07%
> \$650,000 and ≤ \$700,000	5.65%	4.02%
> \$700,000 and ≤ \$750,000	5.08%	4.32%
> \$750,000 and ≤ \$800,000	4.17%	3.84%
> \$800,000 and ≤ \$850,000	2.44%	0.86%
> \$850,000 and ≤ \$900,000	2.58%	2.47%
> \$900,000 and ≤ \$950,000	1.48%	1.94%
> \$950,000 and ≤ \$1,000,000	2.10%	2.76%
> \$1,000,000 and ≤ \$1,050,000	1.80%	2.89%
> \$1,050,000 and ≤ \$1,100,000	1.45%	2.63%
> \$1,100,000 and ≤ \$1,150,000	1.83%	3.18%
> \$1,150,000 and ≤ \$1,200,000	2.86%	4.15%
> \$1,200,000 and ≤ \$1,250,000	1.82%	1.32%
> \$1,250,000 and ≤ \$1,300,000	2.06%	1.35%
> \$1,300,000 and ≤ \$1,400,000	3.63%	1.41%
> \$1,400,000 and ≤ \$1,500,000	2.53%	2.06%
> \$1,500,000 and ≤ \$1,750,000	4.39%	2.28%
> \$1,750,000 and ≤ \$2,000,000	0.26%	0.00%
Total	100.00%	100.00%

Outstanding Balance LVR Distribution

	\$ % at Issue	Aug - 25
≤ 0%	0.00%	-0.10%
> 0% and ≤ 25%	2.35%	4.90%
> 25% and ≤ 30%	0.85%	1.63%
> 30% and ≤ 35%	1.03%	3.69%
> 35% and ≤ 40%	2.62%	4.85%
> 40% and ≤ 45%	3.83%	7.34%
> 45% and ≤ 50%	6.35%	8.52%
> 50% and ≤ 55%	5.63%	8.67%
> 55% and ≤ 60%	7.09%	10.87%
> 60% and ≤ 65%	9.01%	14.27%
> 65% and ≤ 70%	13.19%	13.23%
> 70% and ≤ 75%	18.81%	14.81%
> 75% and ≤ 80%	18.80%	6.44%
> 80% and ≤ 85%	9.46%	0.87%
> 85% and ≤ 90%	1.00%	0.00%
> 90% and ≤ 95%	0.00%	0.00%
> 95% and ≤ 100%	0.00%	0.00%
Total	100.00%	100.00%

Mortgage Insurance

	\$ % at Issue	Aug - 25
Genworth	22.57%	19.28%
QBE	3.36%	3.05%
Not insured	74.08%	77.67%
Total	100.00%	100.00%

Seasoning Analysis

	\$ % at Issue	Aug - 25
> 0 mths and ≤ 3 mths	0.00%	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	0.77%	0.00%
> 12 mths and ≤ 15 mths	13.64%	0.00%
> 15 mths and ≤ 18 mths	6.57%	0.00%
> 18 mths and ≤ 21 mths	7.93%	0.00%
> 21 mths and ≤ 24 mths	9.52%	0.00%
> 24 mths and ≤ 36 mths	16.53%	0.00%
> 36 mths and ≤ 48 mths	8.11%	0.14%
> 48 mths and ≤ 60 mths	9.83%	34.97%
> 60 mths and ≤ 72 mths	9.68%	16.79%
> 72 mths and ≤ 84 mths	4.92%	7.15%
> 84 mths and ≤ 96 mths	4.13%	10.99%
> 96 mths and ≤ 108 mths	2.36%	10.51%
> 108 mths and ≤ 120 mths	0.65%	4.97%

> 120 mths	5.35%	14.48%
Total	100.00%	100.00%

<u>Geographic Distribution</u>	<u>\$ % at Issue</u>	<u>Aug - 25</u>
NSW - Inner city	0.28%	0.55%
NSW - Metro	42.00%	52.03%
NSW - Non metro	9.23%	3.89%
Total NSW	51.51%	56.47%
ACT - Inner city	0.00%	0.00%
ACT - Metro	2.78%	2.76%
ACT - Non metro	0.00%	0.00%
Total ACT	2.78%	2.76%
NT - Inner city	0.00%	0.00%
NT - Metro	0.24%	0.25%
NT - Non metro	0.00%	0.00%
Total NT	0.24%	0.25%
SA - Inner city	0.05%	0.13%
SA - Metro	2.28%	1.62%
SA - Non metro	0.15%	0.14%
Total SA	2.48%	1.88%
QLD - Inner city	0.00%	0.00%
QLD - Metro	9.05%	10.25%
QLD - Non metro	4.76%	0.81%
Total QLD	13.81%	11.06%
TAS - Inner city	0.01%	0.00%
TAS - Metro	0.52%	0.79%
TAS - Non metro	0.29%	0.24%
Total TAS	0.82%	1.03%
VIC - Inner city	0.08%	0.00%
VIC - Metro	16.87%	16.61%
VIC - Non metro	2.11%	1.47%
Total VIC	19.07%	18.08%
WA - Inner city	0.05%	0.00%
WA - Metro	8.90%	8.07%
WA - Non metro	0.34%	0.39%
Total WA	9.30%	8.46%
Total Inner City	0.47%	0.68%
Total Metro	82.65%	92.39%
Total Non Metro	16.88%	6.94%
Secured by Term Deposit	0.00%	0.00%
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

<u>ARREARS \$ % (scheduled balance basis)</u>	<u>31-60</u>	<u>61-90</u>	<u>90+</u>	<u>Total</u>
Sep-24	0.34%	0.09%	0.27%	0.71%
Oct-24	0.11%	0.07%	0.28%	0.46%
Nov-24	0.21%	0.18%	0.29%	0.68%
Dec-24	0.27%	0.17%	0.37%	0.81%
Jan-25	0.33%	0.23%	0.44%	1.01%
Feb-25	0.17%	0.00%	0.40%	0.57%
Mar-25	0.39%	0.00%	0.41%	0.80%
Apr-25	0.21%	0.31%	0.42%	0.94%
May-25	0.13%	0.14%	0.53%	0.80%
Jun-25	0.09%	0.13%	0.37%	0.59%
Jul-25	0.35%	0.00%	0.51%	0.86%
Aug-25	0.28%	0.26%	0.38%	0.92%

<u>MORTGAGE SAFETY NET</u>	<u>No of Accounts</u>	<u>Amount (\$)</u>
Sep-24	6	1,456,931
Oct-24	5	1,979,730
Nov-24	5	1,412,456
Dec-24	5	1,418,524
Jan-25	1	388,037
Feb-25	4	1,040,989
Mar-25	4	1,046,196
Apr-25	2	571,479
May-25	4	1,051,003
Jun-25	2	484,842
Jul-25	2	487,411
Aug-25	2	487,411

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

<u>PRINCIPAL LOSS</u>	<u>Gross Loss</u>	<u>LMI claim (A\$)</u>	<u>LMI payment (A\$)</u>	<u>Net loss</u>
2022	-	-	-	-
2023	-	-	-	-
2024	-	-	-	-
Total	-	-	-	-

	<u>Excess Spread (A\$)</u>	<u>Excess Spread % p.a</u>	<u>Opening Bond Balance</u>
<u>EXCESS SPREAD</u>			
Sep-24	329,927.01	1.03%	\$ 383,276,652
Oct-24	135,654.74	0.44%	\$ 372,495,307
Nov-24	193,317.11	0.64%	\$ 360,791,588
Dec-24	133,217.42	0.45%	\$ 352,862,386
Jan-25	308,741.16	1.08%	\$ 344,295,653
Feb-25	342,710.55	1.23%	\$ 334,461,532
Mar-25	-	0.00%	\$ 326,183,450
Apr-25	250,378.85	0.94%	\$ 318,825,927
May-25	120,967.66	0.46%	\$ 314,033,468
Jun-25	303,458.92	1.19%	\$ 306,222,590
Jul-25	99,880.10	0.40%	\$ 298,158,768
Aug-25	115,067.82	0.48%	\$ 290,533,593
Total	2,333,321.34		

<u>ANNUALISED CPR</u>	<u>CPR % p.a</u>
Sep-24	26.52%
Oct-24	29.44%
Nov-24	20.73%
Dec-24	22.92%
Jan-25	26.87%
Feb-25	23.31%
Mar-25	21.58%
Apr-25	13.03%
May-25	23.25%
Jun-25	24.60%
Jul-25	23.77%
Aug-25	12.90%

<u>RESERVES</u>	<u>Available</u>	<u>Drawn</u>
Principal Draw		-
Liquidity Reserve Account	2,862,558.15	-
Income Reserve	150,000.00	-

<u>SUPPORTING RATINGS</u>			
<u>Role</u>	<u>Party</u>	<u>Current Rating S&P / Moody's</u>	<u>Rating Trigger S&P /Moody's</u>
Fixed Rate Swap Provider	BNP PARIBAS	A+/A2	below A-1 and A /A3(cr)
Liquidity Reserve Account Holder	MUFG Bank, Ltd	A, A-1/ P-1	A- / P-1
Bank Account Provider	ANZ	AA-/Aa3	A-2/P-1

<u>SERVICER</u>		
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 2006-1 Trust	Progress 2019-1 Trust
	Progress 2007-1G Trust	Progress 2020-1 Trust
	Progress 2008-1R Trust	Progress 2022-1 Trust
	Progress 2009-1 Trust	Progress 2021-1 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 Warehouse Trust No .3
	Progress 2014-2 Trust	Progress Warehouse Trust No .4
	Progress 2016-1 Trust	Progress Warehouse Trust No .5
	Progress 2017-1 Trust	Progress 2025-1 Trust
	Progress 2017-2 Trust	
Back-Up Servicer:	Perpetual Trustee (Cold)	