

PROGRESS 2022-2 TRUST

Tuesday, 18 November 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	231,509,031.45	231,509,031.45	77.00%	83.89%	AAA(sf)/Aaa (sf)
Class AB Notes	A\$	29,850,000.00	22,114,074.79	22,114,074.79	3.98%	8.01%	AAA(sf)
Class B Notes	A\$	11,025,000.00	8,167,761.31	8,167,761.31	1.47%	2.96%	AA(sf)
Class C Notes	A\$	8,775,000.00	6,500,871.23	6,500,871.23	1.17%	2.36%	A(sf)
Class D Notes	A\$	4,875,000.00	3,611,595.14	3,611,595.14	0.65%	1.31%	BBB(sf)
Class E Notes	A\$	2,700,000.00	2,000,268.06	2,000,268.06	0.36%	0.72%	BB(sf)
Class F Notes	A\$	2,775,000.00	2,055,831.06	2,055,831.06	0.37%	0.74%	NR
TOTAL		750,000,000.00	275,959,433.04	275,959,433.04	100.00%	100.00%	

Current Payment Date: Tuesday, 18 November 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	4.4600%	18-Nov-25	112,500	0.00	-	0.0000000000
Class A1-L Notes	0.4078	4.9100%	18-Nov-25	577,500	1.59	6.95	0.4008814397
Class AB Notes	0.7537	5.9100%	18-Nov-25	29,850	3.54	12.85	0.7408400265
Class B Notes	0.7537	6.2600%	18-Nov-25	11,025	3.75	12.85	0.7408400281
Class C Notes	0.7537	6.8600%	18-Nov-25	8,775	4.11	12.85	0.7408400262
Class D Notes	0.7537	7.5100%	18-Nov-25	4,875	4.50	12.85	0.7408400287
Class E Notes	0.7537	9.7100%	18-Nov-25	2,700	5.81	12.85	0.7408400222
Class F Notes	0.7537	10.4100%	18-Nov-25	2,775	6.23	12.85	0.7408400216
TOTAL				750,000	29.53	84.06	4.8459215931

COLLATERAL INFORMATION

	<u>At Issue</u>	<u>Oct - 25</u>
Total pool size:	\$742,266,981	\$273,199,841
Total Number Of Loans (UnConsolidated):	2634	1140
Total number of loans (consolidating split loans):	1455	639
Average loan Size:	\$510,149	\$427,543
Maximum loan size:	\$1,896,603	\$1,667,650
Total property value:	\$1,278,216,732	\$605,694,690
Number of Properties:	1465	643
Average property value:	\$872,503	\$941,982
Average current LVR:	61.86%	49.39%
Average Term to Maturity (months):	290.80	246.11
Maximum Remaining Term to Maturity (months):	348.23	310.19
Weighted Average Seasoning (months):	46.06	85.86
Weighted Average Current LVR:	65.01%	56.39%
Weighted Average Term to Maturity (months):	306.14	266.47
% of pool with loans > \$500,000:	64.92%	59.42%
% of pool (amount) LoDoc Loans:	0.00%	0.00%
Maximum Current LVR:	88.02%	81.67%
% Fixed Rate Loans(Value):	27.70%	1.09%
% Interest Only loans (Value):	7.48%	6.16%
Weighted Average Mortgage Interest:	3.84%	5.71%
Investment Loans:	19.01%	18.88%
Weighted Average Fixed Rate:		3.42%
Weighted Average Variable Rate:		5.74%

Outstanding Balance Distribution

	<u>\$ % at Issue</u>	<u>Oct - 25</u>
≤ \$0	0.00%	-0.14%
> \$0 and ≤ \$100,000	0.54%	1.05%
> \$100,000 and ≤ \$150,000	0.91%	1.66%
> \$150,000 and ≤ \$200,000	1.13%	2.20%
> \$200,000 and ≤ \$250,000	3.12%	4.23%
> \$250,000 and ≤ \$300,000	4.06%	5.29%
> \$300,000 and ≤ \$350,000	5.73%	6.70%
> \$350,000 and ≤ \$400,000	6.24%	5.63%
> \$400,000 and ≤ \$450,000	5.84%	4.88%
> \$450,000 and ≤ \$500,000	7.51%	9.05%
> \$500,000 and ≤ \$550,000	7.13%	7.12%
> \$550,000 and ≤ \$600,000	6.88%	5.90%
> \$600,000 and ≤ \$650,000	4.76%	5.25%
> \$650,000 and ≤ \$700,000	5.65%	4.18%
> \$700,000 and ≤ \$750,000	5.08%	2.91%
> \$750,000 and ≤ \$800,000	4.17%	4.57%
> \$800,000 and ≤ \$850,000	2.44%	1.22%
> \$850,000 and ≤ \$900,000	2.58%	2.57%
> \$900,000 and ≤ \$950,000	1.48%	1.70%
> \$950,000 and ≤ \$1,000,000	2.10%	3.60%
> \$1,000,000 and ≤ \$1,050,000	1.80%	3.02%
> \$1,050,000 and ≤ \$1,100,000	1.45%	2.36%
> \$1,100,000 and ≤ \$1,150,000	1.83%	2.89%
> \$1,150,000 and ≤ \$1,200,000	2.86%	3.43%
> \$1,200,000 and ≤ \$1,250,000	1.82%	1.80%
> \$1,250,000 and ≤ \$1,300,000	2.06%	0.94%
> \$1,300,000 and ≤ \$1,400,000	3.63%	1.46%
> \$1,400,000 and ≤ \$1,500,000	2.53%	2.12%
> \$1,500,000 and ≤ \$1,750,000	4.39%	2.38%
> \$1,750,000 and ≤ \$2,000,000	0.26%	0.00%
Total	100.00%	100.00%

Outstanding Balance LVR Distribution

	<u>\$ % at Issue</u>	<u>Oct - 25</u>
≤ 0%	0.00%	-0.14%
> 0% and ≤ 25%	2.35%	5.38%
> 25% and ≤ 30%	0.85%	1.29%
> 30% and ≤ 35%	1.03%	4.32%
> 35% and ≤ 40%	2.62%	4.75%
> 40% and ≤ 45%	3.83%	6.99%
> 45% and ≤ 50%	6.35%	8.60%
> 50% and ≤ 55%	5.63%	7.49%
> 55% and ≤ 60%	7.09%	11.53%
> 60% and ≤ 65%	9.01%	14.93%
> 65% and ≤ 70%	13.19%	13.80%
> 70% and ≤ 75%	18.81%	14.30%
> 75% and ≤ 80%	18.80%	6.01%
> 80% and ≤ 85%	9.46%	0.76%
> 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

	<u>\$ % at Issue</u>	<u>Oct - 25</u>
Genworth	22.57%	19.43%
QBE	3.36%	3.00%
Not insured	74.08%	77.57%
Total	100.00%	100.00%

Seasoning Analysis

	<u>\$ % at Issue</u>	<u>Oct - 25</u>
> 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%	0.00%
> 48 mths and ≤ 60 mths	9.83%	29.76%
> 60 mths and ≤ 72 mths	9.68%	20.47%
> 72 mths and ≤ 84 mths	4.92%	8.05%
> 84 mths and ≤ 96 mths	4.13%	11.16%
> 96 mths and ≤ 108 mths	2.36%	9.61%

> 108 mths and ≤ 120 mths	0.65%	6.14%
> 120 mths	5.35%	14.82%
Total	100.00%	100.00%

<u>Geographic Distribution</u>	<u>\$ % at Issue</u>	<u>Oct - 25</u>
NSW - Inner city	0.28%	0.57%
NSW - Metro	42.00%	52.02%
NSW - Non metro	9.23%	3.82%
Total NSW	51.51%	56.41%
ACT - Inner city	0.00%	0.00%
ACT - Metro	2.78%	2.78%
ACT - Non metro	0.00%	0.00%
Total ACT	2.78%	2.78%
NT - Inner city	0.00%	0.00%
NT - Metro	0.24%	0.26%
NT - Non metro	0.00%	0.00%
Total NT	0.24%	0.26%
SA - Inner city	0.05%	0.13%
SA - Metro	2.28%	1.50%
SA - Non metro	0.15%	0.14%
Total SA	2.48%	1.77%
QLD - Inner city	0.00%	0.00%
QLD - Metro	9.05%	10.26%
QLD - Non metro	4.76%	0.84%
Total QLD	13.81%	11.10%
TAS - Inner city	0.01%	0.00%
TAS - Metro	0.52%	0.70%
TAS - Non metro	0.29%	0.25%
Total TAS	0.82%	0.94%
VIC - Inner city	0.08%	0.00%
VIC - Metro	16.87%	16.43%
VIC - Non metro	2.11%	1.51%
Total VIC	19.07%	17.94%
WA - Inner city	0.05%	0.00%
WA - Metro	8.90%	8.41%
WA - Non metro	0.34%	0.40%
Total WA	9.30%	8.81%
Total Inner City	0.47%	0.70%
Total Metro	82.65%	92.34%
Total Non Metro	16.88%	6.96%
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>
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%
Sep-25	0.29%	0.00%	0.66%	0.95%
Oct-25	0.70%	0.00%	0.53%	1.24%

<u>MORTGAGE SAFETY NET</u>	<u>No of Accounts</u>	<u>Amount (\$)</u>
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
Sep-25	3	1,236,175
Oct-25	4	1,589,880

<u>MORTGAGE IN POSSESSION</u>	<u>No of Accounts</u>	<u>Amount (\$)</u>
Nov-24	-	-
Dec-24	-	-
Jan-25	-	-
Feb-25	-	-
Mar-25	-	-
Apr-25	-	-
May-25	-	-
Jun-25	-	-
Jul-25	-	-
Aug-25	-	-
Sep-25	-	-
Oct-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</u>	<u>Excess Spread (A\$)</u>	<u>Excess Spread % p.a</u>	<u>Opening Bond Balance</u>
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
Sep-25	188,182.47	0.79%	\$ 286,255,812
Oct-25	147,310.30	0.63%	\$ 280,746,419
Total	2,203,232.36		

<u>ANNUALISED CPR</u>	<u>CPR % p.a</u>
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%
Sep-25	17.43%
Oct-25	15.15%

<u>RESERVES</u>	<u>Available</u>	<u>Drawn</u>
Principal Draw		-
Liquidity Reserve Account	2,759,594.36	-
Income Reserve	150,000.00	-

<u>SUPPORTING RATINGS</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>	<u>Party</u>	<u>Current Rating S&P / Moody's</u>	<u>Rating Trigger S&P /Moody's</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 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 2022-1 Trust	Progress Warehouse Trust No .6
	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 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 (Cold)		