

Monthly Period

Calculation Period Start Date:	01/04/2017
Calculation Period End Date:	30/04/2017
CBG Payment Date:	15/05/2017

Ratings Overview

	Moody's	Fitch
Suncorp-Metway Limited Long Term Rating:	A1	A+
Suncorp-Metway Limited Short Term Rating:	P-1	F1

Programme Details

Issuer, Seller, Servicer, Account Bank and CB Swap Provider:	Suncorp-Metway Ltd
Intercompany Loan and Subordinated Loan Provider:	Suncorp-Metway Ltd
Covered Bond Guarantor:	Perpetual Corporate Trust Limited
Cash Manager and Administrative Agent:	SME Management Pty Limited
Security Trustee:	P.T. Limited
Bond Trustee:	Deutsche Trustee Company Limited

Covered Bond Pool Summary

Housing Loan Pool Size:	\$2,884,074,969.85
Number of Housing Loans:	13,129
Average Housing Loan Balance:	\$219,667.89
Maximum Housing Loan Balance:	\$1,867,211.12
Weighted Average Current Loan-to-Value Ratio:	68.19%
Highest Individual Current Loan-to-Value Ratio:	200.00%
Weighted Average Indexed Current Loan-to-Value Ratio:	61.28%
Percentage of Investment Property Loans:	20.88%
Percentage of Low Doc Loans:	0.00%
Weighted Average Mortgage Rate:	4.60%
Weighted Average Seasoning (Months):	74
Weighted Average Remaining Term to Maturity (Months):	273
Maximum Remaining Term to Maturity (Months):	358

Compliance Tests	
Asset Coverage Test	PASS
Issuer Event of Default	No
Servicer Termination Event	No
Pre Maturity Test Breached	N/A
Notice to Pay	No
CB Guarantor Event of Default	No

Asset Coverage Test	
A. Mortgage Loans - the lesser of:	\$2,571,538,356.88
(a) LTV Adjusted Principal Balance:	\$2,816,538,658.51
(b) Asset Percentage Adjusted Outstanding Principal Balance:	\$2,571,538,356.88
B. Loan Principal Receipts:	\$115,979,658.41
C. Loan Advances:	\$0.00
D. Substitution Assets & Authorised Investments:	\$0.00
Z. Negative Carry:	\$0.00
Adjusted Aggregate Loan Amount:	\$2,687,518,015.29
AUD equivalent of aggregate Principal Amount Outstanding of Covered Bonds:	\$2,500,000,000.00
Asset Covered Test Passed:	PASS
Asset Percentage AP:	89.29%

Overcollateralisation, both of eligible assets and including non eligible assets:	
Current Overcollateralisation Ratio: ¹	120.00%
By Law:	103.00%
Contractual Minimum:	105.26%
Current Contractual AP:	112.00%

1. (Housing Loan Pool Size + Loan Principal Receipts) / AUD Equivalent of Aggregate Principal Outstanding of Covered Bonds

Funding Summary	
Demand Loan	\$187,518,015.29
Guarantee Loan	\$2,812,481,984.71
Total Intercompany Loan	\$3,000,000,000.00
Reserve Ledger	\$200,000.00

Collections	
Revenue Receipts for the month:	\$11,269,438.56
Principal Receipts for the month:	\$50,806,474.70

Loan-to-Value Ratio Distribution - Unindexed	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable	4	\$729,731.71	0.03%	0.03%
Up to and including 5%:	561	\$4,579,102.00	4.27%	0.16%
> 5%, up to and including 10%:	291	\$10,180,705.01	2.22%	0.35%
> 10%, up to and including 15%:	290	\$16,479,037.86	2.21%	0.57%
> 15%, up to and including 20%:	298	\$23,827,015.06	2.27%	0.83%
> 20%, up to and including 25%:	345	\$34,094,275.62	2.63%	1.18%
> 25%, up to and including 30%:	422	\$53,560,237.97	3.21%	1.86%
> 30%, up to and including 35%:	462	\$68,461,981.77	3.52%	2.37%
> 35%, up to and including 40%:	421	\$71,835,232.48	3.21%	2.49%
> 40%, up to and including 45%:	479	\$91,495,413.27	3.65%	3.17%
> 45%, up to and including 50%:	529	\$109,380,613.25	4.03%	3.79%
> 50%, up to and including 55%:	570	\$128,233,666.62	4.34%	4.45%
> 55%, up to and including 60%:	689	\$160,888,607.75	5.25%	5.58%
> 60%, up to and including 65%:	859	\$215,905,195.44	6.54%	7.49%
> 65%, up to and including 70%:	1,118	\$287,204,976.34	8.52%	9.96%
> 70%, up to and including 75%:	1,448	\$389,016,355.04	11.03%	13.49%
> 75%, up to and including 80%:	1,536	\$429,112,335.22	11.70%	14.88%
> 80%, up to and including 85%:	1,298	\$344,767,295.54	9.89%	11.95%
> 85%, up to and including 90%:	1,273	\$371,679,968.71	9.70%	12.89%
> 90%, up to and including 95%:	223	\$69,838,517.92	1.70%	2.42%
> 95%, up to and including 100%:	6	\$1,478,556.95	0.05%	0.05%
> 110%:	7	\$1,326,148.32	0.05%	0.05%
Total	13,129	\$2,884,074,969.85	100%	100%

Current Loan to Valuation Ratio - Indexed*	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable	4	\$729,731.71	0.03%	0.03%
Up to and including 5%:	700	\$8,030,465.79	5.33%	0.28%
> 5%, up to and including 10%:	382	\$17,870,692.54	2.91%	0.62%
> 10%, up to and including 15%:	411	\$33,560,031.97	3.13%	1.16%
> 15%, up to and including 20%:	434	\$48,539,745.23	3.31%	1.68%
> 20%, up to and including 25%:	468	\$62,328,849.97	3.56%	2.16%
> 25%, up to and including 30%:	532	\$84,986,605.11	4.05%	2.95%
> 30%, up to and including 35%:	599	\$129,841,543.17	4.56%	4.50%
> 35%, up to and including 40%:	591	\$136,591,692.06	4.50%	4.74%
> 40%, up to and including 45%:	714	\$176,421,609.69	5.44%	6.12%
> 45%, up to and including 50%:	814	\$208,756,770.99	6.20%	7.24%
> 50%, up to and including 55%:	875	\$221,038,573.11	6.66%	7.66%
> 55%, up to and including 60%:	913	\$235,548,492.88	6.95%	8.17%
> 60%, up to and including 65%:	975	\$251,496,552.90	7.43%	8.72%
> 65%, up to and including 70%:	990	\$263,428,378.60	7.54%	9.13%
> 70%, up to and including 75%:	955	\$249,912,538.27	7.27%	8.67%
> 75%, up to and including 80%:	912	\$244,353,425.67	6.95%	8.47%
> 80%, up to and including 85%:	693	\$182,345,361.68	5.28%	6.32%
> 85%, up to and including 90%:	499	\$140,443,650.88	3.80%	4.87%
> 90%, up to and including 95%:	215	\$61,018,852.73	1.64%	2.12%
> 95%, up to and including 100%:	127	\$34,792,403.05	0.97%	1.21%
> 100%, up to and including 105%:	70	\$18,967,521.28	0.53%	0.66%
> 105%, up to and including 110%:	46	\$13,515,025.28	0.35%	0.47%
> 110%:	210	\$59,556,455.29	1.60%	2.07%
Total	13,129	\$2,884,074,969.85	100%	100%

* Based on monthly data provided by APM.

Property Indexation Details	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable	4	\$729,731.71	0.03%	0.03%
Indexed Loans	11,594	\$2,536,280,901.80	88.31%	87.94%
Unindexed Loans	1,531	\$347,064,336.34	11.66%	12.03%
Total	13,129	\$2,884,074,969.85	100%	100%

Current Balance Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including A\$50,000:	1,546	\$34,732,381.22	11.78%	1.20%
> A\$50,000, up to and including A\$100,000:	1,452	\$109,678,081.94	11.06%	3.80%
> A\$100,000, up to and including A\$150,000:	1,476	\$186,180,226.52	11.24%	6.46%
> A\$150,000, up to and including A\$200,000:	1,732	\$304,354,063.33	13.19%	10.55%
> A\$200,000, up to and including A\$250,000:	1,868	\$420,729,547.40	14.23%	14.59%
> A\$250,000, up to and including A\$300,000:	1,728	\$474,907,243.13	13.16%	16.47%
> A\$300,000, up to and including A\$350,000:	1,307	\$424,065,280.88	9.96%	14.70%
> A\$350,000, up to and including A\$400,000:	833	\$310,411,259.16	6.34%	10.76%
> A\$400,000, up to and including A\$450,000:	432	\$182,613,796.74	3.29%	6.33%
> A\$450,000, up to and including A\$500,000:	298	\$140,576,185.25	2.27%	4.87%
> A\$500,000, up to and including A\$550,000:	138	\$72,461,026.47	1.05%	2.51%
> A\$550,000, up to and including A\$600,000:	102	\$58,358,594.23	0.78%	2.02%
> A\$600,000, up to and including A\$650,000:	57	\$35,580,965.68	0.43%	1.23%
> A\$650,000, up to and including A\$700,000:	45	\$30,161,521.78	0.34%	1.05%
> A\$700,000, up to and including A\$750,000:	33	\$23,858,027.34	0.25%	0.83%
> A\$750,000, up to and including A\$800,000:	18	\$13,957,499.44	0.14%	0.48%
> A\$800,000, up to and including A\$850,000:	19	\$15,699,330.57	0.14%	0.54%
> A\$850,000, up to and including A\$900,000:	14	\$12,248,530.36	0.11%	0.42%
> A\$900,000, up to and including A\$950,000:	10	\$9,221,994.16	0.08%	0.32%
> A\$950,000, up to and including A\$1,000,000:	6	\$5,794,579.28	0.05%	0.20%
> A\$1,000,000, up to and including A\$1,100,000:	8	\$8,400,628.65	0.06%	0.29%
> A\$1,100,000, up to and including A\$1,200,000:	2	\$2,311,605.55	0.02%	0.08%
> A\$1,400,000, up to and including A\$1,500,000:	2	\$2,840,476.48	0.02%	0.10%
> A\$1,500,000:	3	\$4,932,124.29	0.02%	0.17%
Total	13,129	\$2,884,074,969.85	100%	100%

Seasoning Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
> 24 months, up to and including 30 months:	449	\$127,710,062.89	3.42%	4.43%
> 30 months, up to and including 36 months:	269	\$66,518,836.29	2.05%	2.31%
> 36 months, up to and including 48 months:	1,936	\$479,489,264.94	14.75%	16.63%
> 48 months, up to and including 60 months:	2,110	\$510,169,739.18	16.07%	17.69%
> 60 months:	8,365	\$1,700,187,066.55	63.71%	58.95%
Total	13,129	\$2,884,074,969.85	100%	100%

State Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable - Invalid or No Security	4	\$729,731.71	0.03%	0.03%
Australian Capital Territory	190	\$51,610,492.84	1.45%	1.79%
New South Wales	2,590	\$683,896,772.86	19.73%	23.71%
Northern Territory	67	\$18,071,579.19	0.51%	0.63%
Queensland	7,827	\$1,536,782,507.89	59.62%	53.29%
South Australia	314	\$65,961,509.90	2.39%	2.29%
Tasmania	64	\$10,388,820.98	0.49%	0.36%
Victoria	1,228	\$280,079,334.39	9.35%	9.71%
Western Australia	845	\$236,554,220.09	6.44%	8.20%
Total	13,129	\$2,884,074,969.85	100%	100%

Regional Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable - No Security	4	\$729,731.71	0.03%	0.03%
Brisbane Metropolitan	3,382	\$702,882,279.19	25.76%	24.37%
Gold Coast	803	\$167,729,293.02	6.12%	5.82%
Sunshine Coast	496	\$92,588,817.31	3.78%	3.21%
Queensland - Other	3,146	\$573,582,118.37	23.96%	19.89%
Sydney Metropolitan	1,681	\$493,032,372.36	12.80%	17.09%
N.S.W. - Other	867	\$180,934,036.12	6.60%	6.27%
Australian Capital Territory	232	\$61,540,857.22	1.77%	2.13%
Melbourne Metropolitan	971	\$231,783,646.02	7.40%	8.04%
Victoria - Other	257	\$48,295,688.37	1.96%	1.67%
Perth Metropolitan	752	\$211,786,145.17	5.73%	7.34%
W.A. - Other	93	\$24,768,074.92	0.71%	0.86%
Adelaide Metropolitan	274	\$57,684,793.89	2.09%	2.00%
S.A. - Other	40	\$8,276,716.01	0.30%	0.29%
Darwin Metropolitan	51	\$14,938,699.03	0.39%	0.52%
N.T. - Other	16	\$3,132,880.16	0.12%	0.11%
Hobart Metropolitan	43	\$6,765,259.10	0.33%	0.23%
Tasmania - Other	21	\$3,623,561.88	0.16%	0.13%
Total	13,129	\$2,884,074,969.85	100%	100%

Repayment Category	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Interest Only	1,265	\$382,969,993.05	9.64%	13.28%
Principal and Interest	11,864	\$2,501,104,976.80	90.36%	86.72%
Total	13,129	\$2,884,074,969.85	100%	100%

Property Type	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Commercial - Specific Usage	1	\$255,936.40	0.01%	0.01%
Home Equity Purchase	164	\$20,520,294.09	1.25%	0.71%
Home Improvement	227	\$28,841,774.73	1.73%	1.00%
Other	1,475	\$268,030,934.08	11.23%	9.29%
Residential - Detached House	9,668	\$2,213,109,256.08	73.64%	76.74%
Residential - Duplex	29	\$6,362,964.23	0.22%	0.22%
Residential - Established Apartment/Unit/Flat	1,455	\$319,944,196.71	11.08%	11.09%
Residential - New Apartment/Unit/Flat	104	\$26,429,697.48	0.79%	0.92%
Rural Property	6	\$579,916.05	0.05%	0.02%
Total	13,129	\$2,884,074,969.85	100%	100%

Mortgage Insurance Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
MGICA	115	\$11,545,202.80	0.88%	0.40%
No LMI	5,922	\$1,298,878,517.86	45.11%	45.04%
OTHR	4	\$501,614.20	0.03%	0.02%
QBE	2,189	\$466,763,191.68	16.67%	16.18%
QBE LMI Pool Insurance	149	\$32,656,410.51	1.13%	1.13%
QBELMI	4,750	\$1,073,730,032.80	36.18%	37.23%
Total	13,129	\$2,884,074,969.85	100%	100%

Year of Maturity Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
> 2016, up to and including 2021:	163	\$5,392,829.76	1.24%	0.19%
> 2021, up to and including 2026:	444	\$28,693,945.18	3.38%	0.99%
> 2026, up to and including 2031:	1,116	\$133,600,776.02	8.50%	4.63%
> 2031, up to and including 2036:	2,363	\$414,299,072.85	18.00%	14.37%
> 2036, up to and including 2041:	4,570	\$1,127,354,309.87	34.81%	39.09%
> 2041:	4,473	\$1,174,734,036.17	34.07%	40.73%
Total	13,129	\$2,884,074,969.85	100%	100%

Interest Rate Type	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Fixed Rate	1,283	\$323,081,572.09	9.77%	11.20%
Variable Rate	11,846	\$2,560,993,397.76	90.23%	88.80%
Total	13,129	\$2,884,074,969.85	100%	100%

Fixed Rate Year of Maturity	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
2020	2	\$49,711.84	0.16%	0.02%
2021	2	\$37,404.42	0.16%	0.01%
2022	2	\$106,209.57	0.16%	0.03%
2023	2	\$113,363.83	0.16%	0.04%
2024	4	\$383,821.00	0.31%	0.12%
2025	6	\$598,481.99	0.47%	0.19%
2026	10	\$1,138,365.68	0.78%	0.35%
2027	8	\$1,135,871.96	0.62%	0.35%
2028	8	\$1,111,459.63	0.62%	0.34%
2029	9	\$2,013,672.01	0.70%	0.62%
2030	12	\$1,588,894.12	0.94%	0.49%
2031	17	\$2,955,045.73	1.33%	0.91%
2032	26	\$6,259,881.43	2.03%	1.94%
2033	33	\$5,512,088.69	2.57%	1.71%
2034	28	\$5,465,248.99	2.18%	1.69%
2035	27	\$6,815,890.34	2.10%	2.11%
2036	43	\$9,251,460.68	3.35%	2.86%
2037	49	\$11,249,437.61	3.82%	3.48%
2038	43	\$10,552,533.35	3.35%	3.27%
2039	70	\$18,356,995.73	5.46%	5.68%
2040	74	\$20,111,989.34	5.77%	6.23%
2041	156	\$39,879,108.45	12.16%	12.34%
2042	280	\$71,940,778.29	21.82%	22.27%
2043	238	\$68,193,038.70	18.55%	21.11%
2044	108	\$31,158,869.63	8.42%	9.64%
2045	26	\$7,101,949.08	2.03%	2.20%
Total	1,283	\$323,081,572.09	100%	100%

Mortgage Rate Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including 4.50%:	4,666	\$1,188,667,452.40	35.54%	41.21%
> 4.50%, up to and including 5.00%:	6,741	\$1,424,554,532.25	51.34%	49.39%
> 5.00%, up to and including 5.50%:	1,200	\$213,622,361.80	9.14%	7.41%
> 5.50%, up to and including 6.00%:	522	\$57,230,623.40	3.98%	1.98%
Total	13,129	\$2,884,074,969.85	100%	100%

Arrears Days	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Current	12,792	\$2,787,583,767.72	97.43%	96.65%
> 1 days, up to and including 31 days:	243	\$67,611,519.75	1.85%	2.34%
> 31 days, up to and including 61 days:	56	\$17,043,479.96	0.43%	0.59%
> 61 days, up to and including 90 days:	29	\$9,185,655.47	0.22%	0.32%
> 90 days:	9	\$2,650,546.95	0.07%	0.09%
Total	13,129	\$2,884,074,969.85	100%	100%

Uniform Consumer Credit Code Regulation	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Non-Regulated Loans	794	\$157,652,818.60	6.05%	5.47%
Regulated Loans	12,335	\$2,726,422,151.25	93.95%	94.53%
Total	13,129	\$2,884,074,969.85	100%	100%

Interest Only Remaining Period	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including 6 months:	178	\$52,624,126.59	14.07%	13.74%
> 6 months, up to and including 12 months:	201	\$64,053,510.21	15.89%	16.73%
> 12 months, up to and including 24 months:	432	\$123,988,486.10	34.15%	32.38%
> 24 months, up to and including 36 months:	269	\$85,405,529.53	21.26%	22.30%
> 36 months, up to and including 48 months:	91	\$28,941,073.33	7.19%	7.56%
> 48 months, up to and including 60 months:	94	\$27,957,267.29	7.43%	7.30%
Total	1,265	\$382,969,993.05	100%	100%

Bond Issuance	2012-3	2014-1	2014-2	2016-1	2016-2	2016-2 TAP
ISIN:	AU3CB0201630	AU3CB0225068	AU3FN0025136	AU3FN0031647	AU3CB0239267	AU3CB0239267
Issue Date:	09 Nov 2012	05 Nov 2014	05 Nov 2014	22 Jun 2016	24 Aug 2016	08 Dec 2016
Original Ratings:	AAA / Aaa	AAA / Aaa	AAA / Aaa	AAA / Aaa	AAA / Aaa	AAA / Aaa
Currency:	AUD	AUD	AUD	AUD	AUD	AUD
Issue Amount:	\$600,000,000	\$250,000,000	\$700,000,000	\$500,000,000	\$350,000,000	\$100,000,000
Coupon Freq:	Semi-Annual	Semi-Annual	Quarterly	Quarterly	Semi-Annual	Semi-Annual
Coupon Rate:	4.00%	3.75%	BBSW_3M + 0.70%	BBSW_3M + 1.10%	3.25%	3.25%
NoteType:	Soft_Bullet	Soft_Bullet	Soft_Bullet	Soft_Bullet	Soft_Bullet	Soft_Bullet
Legal Maturity:	09 Nov 2017	05 Nov 2019	05 Nov 2019	22 Jun 2021	24 Aug 2026	24 Aug 2026

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