

Series 2018-1 REDS Trust Monthly Investor Report

Monthly Report from 03 Dec 2023 to 02 Jan 2024 inclusive

Current Payment Date: 16 Jan 2024

Notice

No Guarantee by Bank of Queensland

Neither the Class A1-R Notes, A2 Notes, Class B Notes, Class C Notes, Class D Notes nor the Class E Notes (the "Notes") represent deposits or other liabilities of Bank of Queensland Limited ABN 32 009 656 740 ("Bank of Queensland"), or any other member of the Bank of Queensland Group.

None of Bank of Queensland, B.Q.L Management Pty Ltd ABN 87 081 052 342, or any other member of the Bank of Queensland group guarantees the payment or repayment or the return of any principal invested in, or any particular rate of return on, the Notes or the performance of the Assets in the Series Trust.

The Series 2018-1 REDS Trust securitisation complies with the text of each of Article 405(1) of Regulation (EU) No 575/2013, Article 51(1) of Regulation (EU) No 231/2013 and Article 254 of Regulation (EU) No 2015/35 (in each case, not taking into account any relevant national measures).

Trust Details

Austraclear ID	RDS20
Original Balance \$A	\$1,000,000,000.00
Current Balance \$A	\$205,316,116.85
Pool Factor	0.205316117
Asset Classes	Residential mortgage-backed securities
Collateral Type	Prime, domestic, full-doc residential mortgages
Program Sponsor	Bank of Queensland Limited
Issue Date	31-May-2018
Legal Maturity Date	16-July-1949

Class	Original Balance	Current Balance	Bond Factor	Current Coupon Rate	Original Subordination	Current Subordination
Class A1 Notes	\$ 920,000,000.00	\$ -	0.00000000	0.0000%	23.5245%	0.0000%
Class A1-R Notes	\$ 203,000,000.00	\$ 172,440,328.82	0.84945975	5.5017%	28.2686%	16.0123%
Class A2 Notes	\$ 26,000,000.00	\$ 10,684,631.11	0.41094735	5.5017%	4.4888%	10.8083%
Class AB Notes	\$ 9,400,000.00	\$ 3,862,905.09	0.41094735	5.8017%	3.7074%	8.9268%
Class B Notes	\$ 17,800,000.00	\$ 7,314,862.84	0.41094735	6.0017%	2.2278%	5.3641%
Class C Notes	\$ 13,400,000.00	\$ 5,506,694.50	0.41094735	6.7017%	1.1139%	2.6821%
Class D Notes	\$ 6,200,000.00	\$ 2,547,873.57	0.41094735	7.6017%	0.5985%	1.4411%
Class E Notes	\$ 7,200,000.00	\$ 2,958,820.92	0.41094735	10.2017%	N/A	N/A

Summary Report	
Securitisation Reporting Period	
This reporting period commences on	03-December-2023
This reporting period concludes on and includes	02-January-2024
Current Payment Date	16-January-2024
Loan Analysis	
	Value
Pool Balance	\$203,222,047.28
Number of Loans	1,167
Average Loan Size	174,141
Maximum Loan Size	778,816
Security Information	
Weighted Average initial LVR	64.93%
Weighted Average current LVR	48.08%
Term Analysis	
Minimum Term	0.75 yrs
Maximum Term	24.83 yrs
Average Remaining Term	18.26 yrs
Weighted Average Seasoning	95.40 mths
Prepayment History	
Monthly CPR *	20.99%

* Based on S&P Methodology

Arrears*	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Current	1122	96.14%	\$ 191,517,386.90	94.24%
> 0 days, up to and including 30 days	25	2.14%	\$ 6,230,653.16	3.07%
> 30 days, up to and including 60 days	4	0.34%	\$ 1,664,384.10	0.82%
> 60 days, up to and including 90 days	4	0.34%	\$ 1,176,596.40	0.58%
> 90 days	12	1.03%	\$ 2,633,026.72	1.30%
TOTAL	1,167	100.00%	203,222,047	100.00%

Geographical Position	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Brisbane Metropolitan	345	29.56%	\$ 66,215,320	32.58%
QLD Non Metro	420	35.99%	\$ 63,439,658	31.22%
NSW	152	13.02%	\$ 27,881,076	13.72%
ACT	16	1.37%	\$ 2,494,094	1.23%
VIC	82	7.03%	\$ 18,641,737	9.17%
SA	10	0.86%	\$ 1,048,687	0.52%
WA	119	10.20%	\$ 19,853,544	9.77%
NT	12	1.03%	\$ 2,293,658	1.13%
Tasmania	11	0.94%	\$ 1,354,274	0.67%
TOTAL	1,167	100.00%	203,222,047	100.00%

Current Loan to Value Ratio (LVR)	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Up to and including 25%	440	37.70%	\$ 27,802,486.63	13.68%
> 25%, up to and including 30%	58	4.97%	\$ 10,932,389.61	5.38%
> 30%, up to and including 35%	68	5.83%	\$ 13,842,505.42	6.81%
> 35%, up to and including 40%	81	6.94%	\$ 15,899,206.57	7.82%
> 40%, up to and including 45%	62	5.31%	\$ 15,696,777.71	7.72%
> 45%, up to and including 50%	77	6.60%	\$ 17,897,731.86	8.81%
> 50%, up to and including 55%	69	5.91%	\$ 15,439,741.12	7.60%
> 55%, up to and including 60%	63	5.40%	\$ 17,765,241.43	8.74%
> 60%, up to and including 65%	83	7.11%	\$ 22,792,830.57	11.22%
> 65%, up to and including 70%	95	8.14%	\$ 24,702,835.52	12.16%
> 70%, up to and including 75%	40	3.43%	\$ 11,253,977.32	5.54%
> 75%, up to and including 80%	25	2.14%	\$ 6,912,236.83	3.40%
> 80%, up to and including 85%	5	0.43%	\$ 1,869,902.75	0.92%
> 85%, up to and including 90%	1	0.09%	\$ 414,183.94	0.20%
> 90%, up to and including 95%	0	0.00%	-	0.00%
> 95%, up to and including 100%	0	0.00%	-	0.00%
TOTAL	1,167	100.00%	203,222,047	100.00%

Loan Size	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Up to and including A\$100,000	415	35.56%	\$ 15,246,270.74	7.50%
> A\$100,000, up to and including A\$150,000	159	13.62%	\$ 19,768,687.46	9.73%
> A\$150,000, up to and including A\$200,000	150	12.85%	\$ 26,331,568.33	12.96%
> A\$200,000, up to and including A\$250,000	135	11.57%	\$ 30,469,814.31	14.99%
> A\$250,000, up to and including A\$300,000	103	8.83%	\$ 28,236,084.57	13.89%
> A\$300,000, up to and including A\$350,000	77	6.60%	\$ 24,863,832.15	12.23%
> A\$350,000, up to and including A\$400,000	51	4.37%	\$ 18,896,638.37	9.30%
> A\$400,000, up to and including A\$500,000	43	3.68%	\$ 19,113,950.78	9.41%
> A\$500,000, up to and including A\$750,000	32	2.74%	\$ 18,755,993.20	9.23%
> A\$750,000, up to and including A\$1,000,000	2	0.17%	\$ 1,539,207.37	0.76%
> A\$1,000,000	0	0.00%	\$ -	0.00%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Mortgage Insurance	Number of Loans	% By Number	Current Balance Outstanding	% of Value
HELIA	104	8.91%	\$ 23,600,100.32	11.61%
QBELMI	48	4.11%	\$ 13,245,413.99	6.52%
No Insurance	1,015	86.98%	\$ 166,376,532.97	81.87%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Loan Seasoning	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Up to and including 3 months	0	0.00%	\$ -	0.00%
> 3 months, up to and including 6 months	0	0.00%	\$ -	0.00%
> 6 months, up to and including 9 months	0	0.00%	\$ -	0.00%
> 9 months, up to and including 12 months	0	0.00%	\$ -	0.00%
> 12 months, up to and including 15 months	0	0.00%	\$ -	0.00%
> 15 months, up to and including 18 months	0	0.00%	\$ -	0.00%
> 18 months, up to and including 21 months	0	0.00%	\$ -	0.00%
> 21 months, up to and including 24 months	0	0.00%	\$ -	0.00%
> 24 months, up to and including 30 months	0	0.00%	\$ -	0.00%
> 30 months, up to and including 36 months	0	0.00%	\$ -	0.00%
> 36 months, up to and including 42 months	0	0.00%	\$ -	0.00%
> 42 months, up to and including 48 months	0	0.00%	\$ -	0.00%
> 48 months, up to and including 54 months	0	0.00%	\$ -	0.00%
> 54 months, up to and including 60 months	0	0.00%	\$ -	0.00%
> 60 months	1167	100.00%	\$ 203,222,047.28	100.00%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Original Loan Term	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Up to and including 5 years	8	0.69%	\$ -	0.00%
> 5 years, up to and including 10 years	135	11.57%	\$ 364,209.82	0.18%
> 10 years, up to and including 15 years	158	13.54%	\$ 3,832,058.92	1.89%
> 15 years, up to and including 20 years	337	28.88%	\$ 14,035,718.33	6.91%
> 20 years, up to and including 25 years	492	42.16%	\$ 28,284,337.56	13.92%
> 25 years	2076	177.89%	\$ 156,705,722.65	77.11%
TOTAL	1,167	274.72%	\$ 203,222,047	100.00%

Remaining Loan Term	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Up to and including 5 years	38	3.26%	\$ 647,047.44	0.32%
> 5 years, up to and including 10 years	84	7.20%	\$ 5,963,123.99	2.93%
> 10 years, up to and including 15 years	171	14.65%	\$ 21,775,644.40	10.72%
> 15 years, up to and including 20 years	189	16.20%	\$ 30,168,279.99	14.84%
> 20 years, up to and including 25 years	685	58.70%	\$ 144,667,951.46	71.19%
> 25 years	0	0.00%	\$ -	0.00%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Interest Option	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Variable	1100	94.26%	\$ 186,491,971.12	91.77%
Fixed	67	5.74%	\$ 16,730,076.16	8.23%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Loan Type	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Principle & Interest	1,147	98.29%	\$ 197,021,239.95	96.95%
Interest Only	20	1.71%	\$ 6,200,807.33	3.05%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

Occupancy Type	Number of Loans	% By Number	Current Balance Outstanding	% of Value
Owner Occupied	1034	88.60%	\$ 177,627,979.78	87.41%
Investment	133	11.40%	\$ 25,594,067.50	12.59%
TOTAL	1,167	100.00%	\$ 203,222,047	100.00%

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