

Monthly Period	
Calculation Period Start Date:	01/08/2017
Calculation Period End Date:	31/08/2017
CBG Payment Date:	15/09/2017

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:	\$2,814,961,366.55
Number of Housing Loans:	12,781
Average Housing Loan Balance:	\$220,250.05
Maximum Housing Loan Balance:	\$1,867,211.12
Weighted Average Current Loan-to-Value Ratio:	67.91%
Highest Individual Current Loan-to-Value Ratio:	158.70%
Weighted Average Indexed Current Loan-to-Value Ratio:	61.54%
Percentage of Investment Property Loans:	21.68%
Percentage of Low Doc Loans:	0.00%
Weighted Average Mortgage Rate:	4.57%
Weighted Average Seasoning (Months):	76
Weighted Average Remaining Term to Maturity (Months):	272
Maximum Remaining Term to Maturity (Months):	357

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:	\$2,503,167,319.04
(a) LTV Adjusted Principal Balance:	\$2,738,895,539.50
(b) Asset Percentage Adjusted Outstanding Principal Balance:	\$2,503,167,319.04
B. Loan Principal Receipts:	\$184,983,518.45
C. Loan Advances:	\$0.00
D. Substitution Assets & Authorised Investments:	\$0.00
Z. Negative Carry:	\$0.00
Adjusted Aggregate Loan Amount:	\$2,688,150,837.49
AUD equivalent of aggregate Principal Amount Outstanding of Covered Bonds:	\$2,650,000,000.00
Asset Covered Test Passed:	PASS
Asset Percentage AP:	89.29%

Overcollateralisation, both of eligible assets and including non eligible assets:	
Current Overcollateralisation Ratio: ¹	113.21%
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	\$188,150,837.49
Guarantee Loan	\$2,811,849,162.51
Total Intercompany Loan	\$3,000,000,000.00
Reserve Ledger	\$200,000.00

Collections

Revenue Receipts for the month:	\$10,651,481.23
Principal Receipts for the month:	\$56,480,430.79

Loan-to-Value Ratio Distribution - Unindexed	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable	2	\$561,541.99	0.02%	0.02%
Up to and including 5%:	551	\$8,413,516.86	4.31%	0.30%
> 5%, up to and including 10%:	278	\$9,644,404.83	2.18%	0.34%
> 10%, up to and including 15%:	304	\$17,438,457.32	2.38%	0.62%
> 15%, up to and including 20%:	297	\$23,684,943.77	2.32%	0.84%
> 20%, up to and including 25%:	349	\$33,943,887.26	2.73%	1.21%
> 25%, up to and including 30%:	416	\$51,447,762.30	3.25%	1.83%
> 30%, up to and including 35%:	430	\$65,113,570.21	3.36%	2.31%
> 35%, up to and including 40%:	411	\$70,973,417.28	3.22%	2.52%
> 40%, up to and including 45%:	469	\$88,994,789.55	3.67%	3.16%
> 45%, up to and including 50%:	495	\$103,685,233.79	3.87%	3.68%
> 50%, up to and including 55%:	599	\$135,219,880.01	4.69%	4.80%
> 55%, up to and including 60%:	689	\$160,839,881.34	5.39%	5.71%
> 60%, up to and including 65%:	817	\$206,628,684.40	6.39%	7.34%
> 65%, up to and including 70%:	1,061	\$270,587,690.18	8.30%	9.61%
> 70%, up to and including 75%:	1,408	\$371,326,899.64	11.02%	13.19%
> 75%, up to and including 80%:	1,586	\$452,596,289.81	12.41%	16.08%
> 80%, up to and including 85%:	1,292	\$349,519,039.59	10.11%	12.42%
> 85%, up to and including 90%:	1,149	\$337,425,503.51	8.99%	11.99%
> 90%, up to and including 95%:	174	\$56,233,027.48	1.36%	2.00%
> 95%, up to and including 100%:	1	\$293,806.86	0.01%	0.01%
> 110%:	3	\$389,138.57	0.02%	0.01%
Total	12,781	\$2,814,961,366.55	100%	100%

Current Loan to Valuation Ratio - Indexed*	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable	2	\$561,541.99	0.02%	0.02%
Up to and including 5%:	683	\$8,217,540.36	5.34%	0.29%
> 5%, up to and including 10%:	380	\$19,163,182.63	2.97%	0.68%
> 10%, up to and including 15%:	414	\$33,081,492.79	3.24%	1.18%
> 15%, up to and including 20%:	429	\$47,881,887.13	3.36%	1.70%
> 20%, up to and including 25%:	443	\$60,931,780.70	3.47%	2.16%
> 25%, up to and including 30%:	544	\$92,635,243.45	4.26%	3.29%
> 30%, up to and including 35%:	578	\$121,919,481.77	4.52%	4.33%
> 35%, up to and including 40%:	596	\$138,509,486.69	4.66%	4.92%
> 40%, up to and including 45%:	712	\$177,198,753.25	5.57%	6.29%
> 45%, up to and including 50%:	787	\$192,965,352.25	6.16%	6.85%
> 50%, up to and including 55%:	857	\$221,902,191.88	6.71%	7.88%
> 55%, up to and including 60%:	848	\$209,847,952.03	6.63%	7.45%
> 60%, up to and including 65%:	886	\$232,209,724.79	6.93%	8.25%
> 65%, up to and including 70%:	919	\$246,792,269.03	7.19%	8.77%
> 70%, up to and including 75%:	883	\$240,871,131.08	6.91%	8.56%
> 75%, up to and including 80%:	880	\$237,725,922.86	6.89%	8.45%
> 80%, up to and including 85%:	680	\$183,934,636.41	5.32%	6.53%
> 85%, up to and including 90%:	489	\$137,118,426.33	3.83%	4.87%
> 90%, up to and including 95%:	243	\$68,052,400.05	1.90%	2.42%
> 95%, up to and including 100%:	144	\$37,913,165.43	1.13%	1.35%
> 100%, up to and including 105%:	100	\$25,701,613.37	0.78%	0.91%
> 105%, up to and including 110%:	70	\$18,638,889.96	0.55%	0.66%
> 110%:	214	\$61,187,300.32	1.67%	2.17%
Total	12,781	\$2,814,961,366.55	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	2	\$561,541.99	0.02%	0.02%
Indexed Loans	11,277	\$2,470,457,171.70	88.23%	87.76%
Unindexed Loans	1,502	\$343,942,652.86	11.75%	12.22%
Total	12,781	\$2,814,961,366.55	100%	100%

Current Balance Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including A\$50,000:	1,531	\$35,120,156.28	11.98%	1.25%
> A\$50,000, up to and including A\$100,000:	1,420	\$107,992,600.41	11.11%	3.84%
> A\$100,000, up to and including A\$150,000:	1,408	\$177,846,404.87	11.02%	6.32%
> A\$150,000, up to and including A\$200,000:	1,681	\$295,762,707.50	13.15%	10.51%
> A\$200,000, up to and including A\$250,000:	1,784	\$401,827,747.01	13.96%	14.27%
> A\$250,000, up to and including A\$300,000:	1,675	\$459,917,502.65	13.11%	16.34%
> A\$300,000, up to and including A\$350,000:	1,286	\$416,990,911.26	10.06%	14.81%
> A\$350,000, up to and including A\$400,000:	798	\$297,536,716.88	6.24%	10.57%
> A\$400,000, up to and including A\$450,000:	442	\$186,965,279.60	3.46%	6.64%
> A\$450,000, up to and including A\$500,000:	289	\$136,357,203.51	2.26%	4.84%
> A\$500,000, up to and including A\$550,000:	145	\$76,050,347.18	1.13%	2.70%
> A\$550,000, up to and including A\$600,000:	110	\$63,123,619.47	0.86%	2.24%
> A\$600,000, up to and including A\$650,000:	60	\$37,389,391.83	0.47%	1.33%
> A\$650,000, up to and including A\$700,000:	42	\$28,294,447.92	0.33%	1.01%
> A\$700,000, up to and including A\$750,000:	36	\$26,102,343.70	0.28%	0.93%
> A\$750,000, up to and including A\$800,000:	15	\$11,704,415.71	0.12%	0.42%
> A\$800,000, up to and including A\$850,000:	21	\$17,255,597.18	0.16%	0.61%
> A\$850,000, up to and including A\$900,000:	11	\$9,563,484.69	0.09%	0.34%
> A\$900,000, up to and including A\$950,000:	8	\$7,376,099.15	0.06%	0.26%
> A\$950,000, up to and including A\$1,000,000:	6	\$5,768,454.28	0.05%	0.20%
> A\$1,000,000, up to and including A\$1,100,000:	6	\$6,232,440.53	0.05%	0.22%
> A\$1,100,000, up to and including A\$1,200,000:	2	\$2,279,022.73	0.02%	0.08%
> A\$1,200,000, up to and including A\$1,300,000:	1	\$1,260,375.00	0.01%	0.04%
> A\$1,300,000, up to and including A\$1,400,000:	1	\$1,377,855.98	0.01%	0.05%
> A\$1,400,000, up to and including A\$1,500,000:	1	\$1,481,217.50	0.01%	0.05%
> A\$1,500,000:	2	\$3,385,023.73	0.02%	0.12%
Total	12,781	\$2,814,961,366.55	100%	100%

Seasoning Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
> 12 months, up to and including 18 months:	4	\$1,806,999.62	0.03%	0.06%
> 18 months, up to and including 24 months:	90	\$34,581,335.45	0.70%	1.23%
> 24 months, up to and including 30 months:	115	\$42,307,001.83	0.90%	1.50%
> 30 months, up to and including 36 months:	569	\$161,830,833.74	4.45%	5.75%
> 36 months, up to and including 48 months:	1,357	\$347,502,014.15	10.62%	12.34%
> 48 months, up to and including 60 months:	2,058	\$491,295,138.06	16.10%	17.45%
> 60 months:	8,588	\$1,735,638,043.70	67.19%	61.66%
Total	12,781	\$2,814,961,366.55	100%	100%

State Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable - Invalid or No Security	2	\$561,541.99	0.02%	0.02%
Australian Capital Territory	182	\$49,611,542.23	1.42%	1.76%
New South Wales	2,482	\$658,652,504.04	19.42%	23.40%
Northern Territory	68	\$18,188,072.28	0.53%	0.65%
Queensland	7,661	\$1,505,123,507.77	59.94%	53.47%
South Australia	313	\$65,493,469.86	2.45%	2.33%
Tasmania	59	\$9,655,979.97	0.46%	0.34%
Victoria	1,174	\$270,076,481.29	9.19%	9.59%
Western Australia	840	\$237,598,267.12	6.57%	8.44%
Total	12,781	\$2,814,961,366.55	100%	100%

Regional Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Not Applicable - No Security	2	\$561,541.99	0.02%	0.02%
Brisbane Metropolitan	3,305	\$687,763,831.49	25.86%	24.43%
Gold Coast	760	\$158,098,428.56	5.95%	5.62%
Sunshine Coast	499	\$94,920,375.15	3.90%	3.37%
Queensland - Other	3,097	\$564,340,872.57	24.23%	20.05%
Sydney Metropolitan	1,605	\$473,814,431.20	12.56%	16.83%
N.S.W. - Other	837	\$175,342,128.33	6.55%	6.23%
Australian Capital Territory	222	\$59,107,486.74	1.74%	2.10%
Melbourne Metropolitan	911	\$218,695,929.27	7.13%	7.77%
Victoria - Other	263	\$51,380,552.02	2.06%	1.83%
Perth Metropolitan	751	\$214,319,099.95	5.88%	7.61%
W.A. - Other	89	\$23,279,167.17	0.70%	0.83%
Adelaide Metropolitan	272	\$57,344,948.37	2.13%	2.04%
S.A. - Other	41	\$8,148,521.49	0.32%	0.29%
Darwin Metropolitan	52	\$15,086,725.99	0.41%	0.54%
N.T. - Other	16	\$3,101,346.29	0.13%	0.11%
Hobart Metropolitan	38	\$6,078,111.79	0.30%	0.22%
Tasmania - Other	21	\$3,577,868.18	0.16%	0.13%
Total	12,781	\$2,814,961,366.55	100%	100%

Repayment Category	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Interest Only	1,274	\$398,209,729.29	9.97%	14.15%
Principal and Interest	11,507	\$2,416,751,637.26	90.03%	85.85%
Total	12,781	\$2,814,961,366.55	100%	100%

Property Type	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Commercial - Specific Usage	4	\$790,564.50	0.03%	0.03%
Home Equity Purchase	109	\$11,898,308.30	0.85%	0.42%
Home Improvement	306	\$41,173,876.67	2.39%	1.46%
Other	1,226	\$220,512,717.27	9.59%	7.83%
Residential - Detached House	9,577	\$2,190,430,393.64	74.93%	77.81%
Residential - Duplex	9	\$1,423,531.74	0.07%	0.05%
Residential - Established Apartment/Unit/Flat	1,437	\$320,676,218.57	11.24%	11.39%
Residential - New Apartment/Unit/Flat	111	\$28,000,018.85	0.87%	0.99%
Rural Property	2	\$55,737.01	0.02%	0.00%
Total	12,781	\$2,814,961,366.55	100%	100%

Mortgage Insurance Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
No LMI	5,727	\$1,274,437,021.68	44.81%	45.27%
QBE	6,814	\$1,495,932,927.36	53.31%	53.14%
QBE LMI Pool Insurance	239	\$44,228,250.25	1.87%	1.57%
RSUN	1	\$363,167.26	0.01%	0.01%
Total	12,781	\$2,814,961,366.55	100%	100%

Year of Maturity Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
> 2016, up to and including 2021:	148	\$4,263,496.14	1.16%	0.15%
> 2021, up to and including 2026:	412	\$26,280,720.09	3.22%	0.93%
> 2026, up to and including 2031:	1,080	\$123,734,365.42	8.45%	4.40%
> 2031, up to and including 2036:	2,242	\$386,048,823.70	17.54%	13.71%
> 2036, up to and including 2041:	4,313	\$1,046,335,119.90	33.75%	37.17%
> 2041:	4,586	\$1,228,298,841.30	35.88%	43.63%
Total	12,781	\$2,814,961,366.55	100%	100%

Interest Rate Type	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Fixed Rate	1,351	\$343,200,541.48	10.57%	12.19%
Variable Rate	11,430	\$2,471,760,825.07	89.43%	87.81%
Total	12,781	\$2,814,961,366.55	100%	100%

Fixed Rate Year of Maturity	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
2020	2	\$46,021.05	0.15%	0.01%
2021	2	\$34,581.45	0.15%	0.01%
2022	2	\$100,319.06	0.15%	0.03%
2023	2	\$106,894.09	0.15%	0.03%
2024	4	\$334,028.53	0.30%	0.10%
2025	5	\$574,917.96	0.37%	0.17%
2026	9	\$930,871.91	0.67%	0.27%
2027	9	\$1,312,221.24	0.67%	0.38%
2028	6	\$617,168.12	0.44%	0.18%
2029	9	\$1,978,067.67	0.67%	0.58%
2030	12	\$1,563,899.35	0.89%	0.46%
2031	16	\$2,937,659.47	1.18%	0.86%
2032	26	\$6,196,739.17	1.92%	1.81%
2033	32	\$5,410,344.65	2.37%	1.58%
2034	26	\$4,981,658.46	1.92%	1.45%
2035	27	\$6,779,954.17	2.00%	1.98%
2036	42	\$8,631,125.95	3.11%	2.51%
2037	49	\$11,587,214.60	3.63%	3.38%
2038	47	\$11,690,460.45	3.48%	3.41%
2039	68	\$18,044,806.80	5.03%	5.26%
2040	77	\$20,778,160.50	5.70%	6.05%
2041	158	\$40,766,635.16	11.70%	11.88%
2042	282	\$71,947,013.58	20.87%	20.96%
2043	255	\$71,701,389.87	18.87%	20.89%
2044	114	\$31,971,814.24	8.44%	9.32%
2045	63	\$19,307,999.59	4.66%	5.63%
2046	7	\$2,868,574.39	0.52%	0.84%
Total	1,351	\$343,200,541.48	100%	100%

Mortgage Rate Distribution	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including 4.50%:	4,904	\$1,253,628,639.09	38.37%	44.53%
> 4.50%, up to and including 5.00%:	6,106	\$1,274,219,555.39	47.77%	45.27%
> 5.00%, up to and including 5.50%:	1,275	\$233,360,103.02	9.98%	8.29%
> 5.50%, up to and including 6.00%:	496	\$53,753,069.05	3.88%	1.91%
Total	12,781	\$2,814,961,366.55	100%	100%

Arrears Days	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Current	12,474	\$2,725,321,662.24	97.60%	96.82%
> 1 days, up to and including 31 days:	187	\$54,868,355.74	1.46%	1.95%
> 31 days, up to and including 61 days:	56	\$16,655,279.73	0.44%	0.59%
> 61 days, up to and including 90 days:	38	\$11,341,432.59	0.30%	0.40%
> 90 days:	26	\$6,774,636.25	0.20%	0.24%
Total	12,781	\$2,814,961,366.55	100%	100%

Uniform Consumer Credit Code Regulation	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Non-Regulated Loans	767	\$148,091,292.01	6.00%	5.26%
Regulated Loans	12,014	\$2,666,870,074.54	94.00%	94.74%
Total	12,781	\$2,814,961,366.55	100%	100%

Interest Only Remaining Period	Number of Loans	Current Balance Outstanding A\$	% By Number	% By Balance
Up to and including 6 months:	202	\$64,845,424.30	15.86%	16.28%
> 6 months, up to and including 12 months:	206	\$59,946,824.00	16.17%	15.05%
> 12 months, up to and including 24 months:	366	\$109,917,034.10	28.73%	27.60%
> 24 months, up to and including 36 months:	306	\$101,117,486.02	24.02%	25.39%
> 36 months, up to and including 48 months:	103	\$31,940,325.50	8.08%	8.02%
> 48 months, up to and including 60 months:	89	\$30,224,544.99	6.99%	7.59%
> 60 months:	2	\$218,090.38	0.16%	0.05%
Total	1,274	\$398,209,729.29	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	
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	\$250,000,000
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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