

Mortgage Covered Bonds



Investor Report

Report Reference Date: 2022-06-30

					Report Frequency:	Quarterly	
1. Current Credit Ratings		Long Term			Short Term		
Banco BPI Mortgage Covered Bond Programme	Long Term Aa2 / AA (low) (Moody's / DBRS)			n/a			
Banco BPI		BBB / BBB (Moody's /		P-2 / A-2 / F2 (Moody's / S&P / Fitch)			
Portugal	Baa2 / BBB / BB	BB / BBBH (Moody's /	S&P / Fitch / DBRS)	P-2 / A-2 / F2 / R-1L (Moody's / S&P / Fitch		/ DBRS)	
2. Covered Bonds	Issue Date	C	Maturity Date	Soft Bullet Date ¹	Remaining Term (years)	Nominal Amount (EUR)	
Covered Bonds Outstanding	Issue Date	Coupon	Maturity Date	Soft Bullet Date	3.51	7,300,000,000.00	
						7,300,000,000.00	
Series 9 (ISIN PTBBP6OE0023)	2010-05-21	Floating	2025-05-21	2026-05-21	2.89	350,000,000.00	
Series 14 (ISIN PTBBRROE0048)	2015-03-30	Floating	2025-03-31	2026-03-30	2.75	1,250,000,000.00	
Series 16 (ISIN PTBBP70E0022)	2016-05-30	Floating	2023-05-30	2024-05-30	0.91	500,000,000.00	
Series 17 (ISIN PTBBBGOE0023) Series 19 (ISIN PTBPITOM0017)	2017-02-22 2018-03-02	Floating Floating	2024-02-22 2023-03-02	2025-02-24 2024-03-02	1.65 0.67	700,000,000.00 300,000,000.00	
Series 20 (ISIN PTBPIYOM0028)	2018-09-26	Floating	2025-09-26	2026-09-26	3.24	250,000,000.00	
Series 22 (ISIN PTBPIAOM0026)	2019-03-22	Fixed	2024-03-22	2025-03-22	1.73	500,000,000.00	
Series 23 (ISIN PTBPIHOM0037)	2019-12-20	Floating	2024-12-20	2025-12-20	2.48	1,400,000,000.00	
Series 24 (ISIN PTBPIMOM0022)	2022-06-08	Floating	2029-06-08	2030-06-08	6.94	2,050,000,000.00	
CRD Compliant (yes/no)						Yes	
3. Asset Cover Test					Remaining Term (years)	Nominal Amount (EUR)	
Mortgage Credit Pool					12.80	8,653,295,141.85	
Other Assets ² (cash, deposits and securities)					0.00	36,155,380.22	
Cash and deposits ^a					0.00	36,155,380.22	
Other securities					0.00	0.00	
Total Cover Pool					12.74	8,689,450,522.07	
Current overcollateralisation ³ (%)						19.03%	
Committed overcollateralisation (%)						14.00%	
Required overcollateralisation (Moody's) (%) Legal minimum overcollateralisation (%)						1.50% 5.26%	
^a Includes the Liquidity Cushion amount (see section 8)						5.20%	
4. Other Triggers							
Net Present Value of Assets (incl. derivatives) ⁴						10,266,536,336.30	
Net Present Value of Liabilities (incl. derivatives) ⁴ Net Present Value of Assets (incl. derivatives) - Net Present Value	of Liphilitian (incl. dorivativ	oc) > =0				7,645,940,572.17 OK	
Net Present Value of Assets (incl. derivatives) - Net Present Value Net Present Value of Assets (incl. derivatives) - Net Present Value			00 bps)			OK	
Net Present Value of Assets (incl. derivatives) - Net Present Value Net Present Value of Assets (incl. derivatives) - Net Present Value						OK	
Other Assets <= 20% (Credit Pool + Other Assets)						OK	
Deposits with a remaining term > 100 days <= 15% Covered Bo	nds Nominal					OK	
Estimated Interest from Mortgage Credit and Other Assets - Estin						OK	
Mortgage Credit + Other Assets WA Remaining Term - Covered B	Sonds WA Remaining Term >	>= 0				OK	
5. Currency Exposure							
Cover Pool includes:							
Assets in a currency different than Euro (yes/no)						No	
Liabilities in a currency different than Euro (yes/no)						No	
Cross currency swaps (yes/no)						No	
Currency Exposure Detail						n/a	
6. Mortgage Credit Pool							
Main Characteristics							
Number of loans						171,016	
Original principal balance (EUR)						13,269,268,004.35	
Current principal balance (EUR)						8,653,295,141.85	
Average original principal balance per loan (EUR)						77,590.80	
Average current principal balance per loan (EUR) Current principal balance of the 5 largest borrowers (EUR)						50,599.33 7,662,719.76	
Weight of the 5 largest borrowers (current principal balance) (%))					7,662,719.76	
Current principal balance of the 10 largest borrowers (EUR)	,					12,763,918.60	
Weight of the 10 largest borrowers (current principal balance) (%	6)					0.15%	
Weighted average seasoning (months)						116.14	
Weighted average remaining term (months)						292.99	
Weighted average life (months)						153.55	
Weighted average current unindexed LTV ⁵ (%)						53.60%	
Weighted average interest rate (%)						0.84%	
Weighted average spread (%) Max maturity date (YYYY-MM-DD)						1.17% 2069-12-01	
Subsidized Loans			Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%)	
Yes			17,714	10.36%		5.44%	
No			153,302	89.64%	8,182,145,037.56	94.56%	
Insured Property ⁶			Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%)	
Yes			171,016	100.00%		100.00%	
No Interest Rate Type			0 Number of Loans	0.00% Number of Loans (%)	Loan Amount (EUR)	0.00% Loan Amount (%)	
Fixed			9,999	Number of Loans (%) 5.85%		Loan Amount (%) 8.24%	
Floating			161,017	94.15%		91.76%	
Repayment Type			Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%)	
Annuity / French			149,474	87.40%		85.23%	
Increasing instalments			20,978	12.27%		14.44%	
Other Interact only			548	0.32%		0.32%	
Interest-only			16	0.01%	859,574.63	0.01%	





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. Mortgage Credit Pool (continued)				
easoning	Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%
Ip to 1 year	4,347	2.54%	422,113,303.30	4
to 2 years	8,100	4.74%	804,146,987.11	9
to 3 years	8,437	4.93%	798,577,783.69	9
to 4 years	6,081	3.56%	509,600,512.34	5
to 5 years	7,206	4.21%	569,703,938.89	6
to 6 years	5,962	3.49%	423,985,992.23	4
to 7 years	4,655	2.72%	326,884,874.46	3
to 8 years	2,538	1.48%	156,449,066.49	1
to 9 years	1,969	1.15%	116,650,120.08	1
to 10 years	2,068	1.21%	115,472,975.97	1
	1,807	1.06%	107,856,511.30	1
0 to 11 years				
1 to 12 years	4,993	2.92%	299,347,810.20	3
lore than 12 years	112,853	65.99%	4,002,505,265.79	46
emaining Term	Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%
p to 5 years	13,011	7.61%	100,933,935.23	1
to 8 years	11,779	6.89%	216,228,827.78	2
to 10 years	14,865	8.69%	339,905,196.45	3
D to 12 years	12,642	7.39%	360,281,561.21	-
to 14 years	7,809	4.57%	289,059,746.11	3
to 16 years	8,639	5.05%	347,195,482.69	4
5 to 18 years	8,818	5.16%	404,025,728.76	4
B to 20 years	8,342	4.88%	433,998,372.54	:
to 22 years	9,476	5.54%	504,051,277.66	1
to 24 years	12,045	7.04%	698,362,030.37	
to 26 years	15,324	8.96%	934,242,222.85	1
to 28 years	14,367	8.40%	1,024,643,786.61	1
to 30 years	10,386	6.07%	831,262,409.75	9
to 40 years	22,240	13.00%	2,068,672,550.17	2
pre than 40 years	1,273	0.74%	100,432,013.67	
irrent Unindexed LTV	Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%
to 40%	73,530	43.00%	2,035,299,914.17	2
to 50%	22,748	13.30%	1,196,753,619.52	1
to 60%	27,051	15.82%	1,638,616,246.32	1
to 70%	28,167	16.47%	1,990,034,161.73	2
to 80%	19,511	11.41%	1,791,734,482.83	2
pre than 80%	9	0.01%	856,717.28	
an Purpose	Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (%
wn Home	128,726	75.27%	7,289,211,966.67	8
wn Permanent Home	38,102	22.28%	1,118,543,808.56	1
vn Second Home	2,177	1.27%	131,846,968.84	
ome to Let	2,011	1.18%	113,692,397.78	
operty Type	Number of Loans	Number of Loans (%)	Loan Amount (EUR)	Loan Amount (9
esidential	171,016	100.00%	8,653,295,141.85	100
Flat	101,837	59.55%	4,924,388,865.64	5
House		20.000/	3,661,570,609.62	
		39.90%		
Other	68,236	39.90%		
Other	68,236 943	0.55%	67,335,666.59	
mmercial	68,236 943 0	0.55% 0.00%	67,335,666.59 0.00	
mmercial eographical Distribution	68,236 943 0 Number of Loans	0.55% 0.00% Number of Loans (%)	67,335,666.59 0.00 Loan Amount (EUR)	(Loan Amount (9
ommercial eographical Distribution	68,236 943 0	0.55% 0.00%	67,335,666.59 0.00	ر Loan Amount (۹
ommercial eographical Distribution	68,236 943 0 Number of Loans	0.55% 0.00% Number of Loans (%)	67,335,666.59 0.00 Loan Amount (EUR)	C Loan Amount (9 100
mmercial sographical Distribution rtugal Lisboa	68,236 943 0 Number of Loans 171,016 62,645	0.55% 0.00% Number of Loans (%) 100.00% 36.63%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98	C Loan Amount (9 100 4
mmercial ographical Distribution rtugal Lisboa Norte	68,236 943 0 Number of Loans 171,016 62,645 45,936	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.86%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75	(Loan Amount (9 100 4 2
mmercial ographical Distribution rutgal Lisboa Norte Centro	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.86% 21.31%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76	(Loan Amount (9 10(4 2 1
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.86% 21.31% 7.18%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41	(Loan Amount (° 100 4 2 1
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.66% 21.31% 7.18% 5.05%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35	C Loan Amount (0 100 4 2 1
mmercial sographical Distribution rutugal Lisboa Norte Centro Alentejo	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.86% 21.31% 7.18%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41	C Loan Amount (0 4 2 1
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 26.66% 21.31% 7.18% 5.05%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35	Loan Amount (9 100 4 2 1
mmercial tographical Distribution trugal Lisboa Norte Centro Alentejo Algarve Açores Madeira	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 36,438 12,273 8,638 2,569 2,515	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 21.33% 7.18% 5.05% 1.50% 1.47%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642,76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640,75	Loan Amount (9 100 4 2 1
mmercial tographical Distribution trugal Lisboa Norte Centro Centro Alentejo Algarve Algarve Madeira Madeira	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,559 2,517 Number of Loans	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%)	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR)	Coan Amount (9 4 2 1 Loan Amount (9
mmercial tographical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Hinguencies ⁷ Si to 60 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,559 2,517 Number of Loans 100	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 21.31% 7.18% 5.05% 1.50% 1.50% 1.47% Number of Loans (%)	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR) 4,643,235.85	Loan Amount (° 100 4 2 1 1 Loan Amount (°
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Açores Madeira Iinquencies ⁷ 30 to 60 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR) 4,643,235.85 226,270.70	Loan Amount (° Loan Amount (° 4 2 1 Loan Amount (°
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Açores Madeira Iinquencies ⁷ 30 to 60 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,559 2,517 Number of Loans 100	0.55% 0.00% Number of Loans (%) 100.00% 36.63% 21.31% 7.18% 5.05% 1.50% 1.50% 1.47% Number of Loans (%)	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR) 4,643,235.85	Loan Amount (° Loan Amount (° 4 2 1 Loan Amount (°
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Algarve Algarve 30 to 60 days 50 to 90 days 0 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR) 4,643,235.85 226,270.70	Loan Amount (° Loan Amount (° 4 2 1 Loan Amount (°
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Ilinguencies ⁷ Sio to 60 days Sio to 90 days Sio days Sio days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,640.75 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00	Loan Amount (100 4 2 1 Loan Amount (
mmercial graphical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Inquencies ⁷ 100 days 50 to 90 days 50 days 50 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 218,588,640.75 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Date	Loan Amount (10 4 2 1 Loan Amount (Principal Balance
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Madeira Madeira 30 to 60 days 50 to 90 days 50 days 50 days 50 days 50 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 218,588,640.75 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Date Jun-22	Coan Amount (° Loan Amount (° 4 2 1 Loan Amount (° Principal Balance (8,689,450,522.0
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mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Açores Madeira Innquencies ⁷ So to 60 days So to 60 days So to 60 days So to 90 days So to 60 days So to 90 days So to 9	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 128,588,460,71 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Jun-22 Jun-22	C Loan Amount (9 4 2 1 Loan Amount (9 Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6
mmercial graphical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Iinauencies ⁷ Sto to 60 days Sto to 60 days Sto to 60 days Sto to 90 days Sto to 00 days Sto 0	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 216,270.70 0.00 Amortisation Profile Jun-22 Jun-23 Jun-24	(Loan Amount (4 2 1 Loan Amount (8,689,450,522.0 8,683,020.7 7,818,981,254.6 7,409,513,831.2
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Innquencies 7 So to 60 days So to 90 days Distribution Dist	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642,76 588,460,114.41 500,820,382.35 141,413,385.85 216,270,70 2,76,270,70 0.00 Amortiastion Profile Jun-22 Jun-23 Jun-24 Jun-25 Jun-25 Jun-25	Coan Amount (° Loan Amount (° 4 2 1 Loan Amount (° Principal Balance (8,639,450,522.(8,233,683,020.7 7,818,981,254 (7,409,513,831.8 7,005,766,946.(
mmercial ographical Distribution rtugal Lisboa Norte Centro Alentejo Algarve Agores Madeira Innquencies 7 So to 60 days So to 90 days Distribution Dist	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 218,588,640.75 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Date Jun-22 Jun-23 Jun-24 Jun-25 Jun-26 Jun-26 Jun-27	Coan Amount (9 Loan Amount (9 4 2 1 Loan Amount (9 Principal Balance (8,689,450,522,0 8,233,683,020,7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0
mmercial ographical Distribution rutgal Lisboa Norte Centro Allentejo Algarve Açores Madeira Iinauencies ⁷ 30 to 50 days 30 days 90 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 218,588,460,71 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Jun-22 Jun-22 Jun-24 Jun-25 Jun-25 Jun-26	C Loan Amount (9 4 2 1 Loan Amount (9 Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 8,607,425,610.2 6,607,425,610.2 6,614,781,750.5
mmercial ographical Distribution rutgal Lisboa Norte Centro Allentejo Algarve Açores Madeira Inquencies ⁷ 30 to 60 days 90 days <	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 k,653,295,414.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642,76 588,460,114.41 500,820,382.35 141,413,385.88 50.28,588,640.75 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Jun-22 Jun-22 Jun-23 Jun-24 Jun-25 Jun-26 Jun-26 Jun-27 Jun-28 Jun-28 Jun-29	Coan Amount (9 100 4 2 1 1 Loan Amount (9 Principal Balance (8,639,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.2 6,214,781,750.5 5,829,326,005.8
mmercial ographical Distribution rutgal Lisboa Norte Centro Alentejo Algarve Açores Madeira Inquencies ⁷ 30 to 60 days 90 days 90 cted Dustanding Amount ^b R millions 0,000.00 0,000.00	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 588,460,114.41 500,820,382.35 141,413,385.85 218,588,460,71 Loan Amount (EUR) 4,643,235.85 276,270.70 0.00 Amortisation Profile Jun-22 Jun-22 Jun-24 Jun-25 Jun-25 Jun-26	Coan Amount (9 100 4 2 1 1 Loan Amount (9 Principal Balance (8,639,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.2 6,214,781,750.5 5,829,326,005.8
mmercial ographical Distribution rutgal Lisboa Norte Centro Allentejo Algarve Açores Madeira Iinauencies ⁷ 30 to 50 days 30 days 90 days	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 2.02 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,42,76 588,460,114.41 500,820,382.35 128,588,640.75 2.02 2.02 2.02 2.02 2.02 2.02 2.02 2.0	(Loan Amount (4 2 1 Loan Amount (8,689,450,522.0 8,689,450,522.0 8,639,020,7 7,818,981,254.6 7,409,513,813.1 7,005,766,946.0 6,607,425,610.2 6,607,425,610.2 6,607,425,610.2 5,829,326,005.5 5,452,991,941.5
mmercial ographical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agores Madeira 30 to 60 days 30 to 60 days 90 days </td <td>68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9</td> <td>0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%</td> <td>67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,411.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 5,888,460,114.41 500,820,382.35 141,413,385.85 216,270.70 0.00 Amortisation Profile Date Jun-22 Jun-23 Jun-24 Jun-25 Jun-25 Jun-25 Jun-26 Jun-27 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28</td> <td>Coan Amount (° Loan Amount (° 4 Loan Amount (° Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.0 6,214,781,750.5 5,829,326,005.8 5,452,991,941.5 5,089,739,143.3</td>	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,411.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642.76 5,888,460,114.41 500,820,382.35 141,413,385.85 216,270.70 0.00 Amortisation Profile Date Jun-22 Jun-23 Jun-24 Jun-25 Jun-25 Jun-25 Jun-26 Jun-27 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28 Jun-28	Coan Amount (° Loan Amount (° 4 Loan Amount (° Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.0 6,214,781,750.5 5,829,326,005.8 5,452,991,941.5 5,089,739,143.3
mmercial ographical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agores Madeira 30 to 60 days 30 to 60 days 90 days </td <td>68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9</td> <td>0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%</td> <td>67,335,666.59 0.00 5.00 6.00 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642,76 5.88,460,114.41 5.00,820,382.35 1.41,413,385.88 5.218,588,640.75 6.00 6.00 6.00 6.00 6.00 6.00 6.00 6.0</td> <td>Control (9) Loan Amount (9) 4 2 1 Loan Amount (9) Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.2 6,214,781,750.5 5,829,326,005.8 5,452,991,941.5 5,889,739,143.1 4,743,329,378.8</td>	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 5.00 6.00 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,642,76 5.88,460,114.41 5.00,820,382.35 1.41,413,385.88 5.218,588,640.75 6.00 6.00 6.00 6.00 6.00 6.00 6.00 6.0	Control (9) Loan Amount (9) 4 2 1 Loan Amount (9) Principal Balance (8,689,450,522.0 8,233,683,020.7 7,818,981,254.6 7,409,513,831.8 7,005,766,946.0 6,607,425,610.2 6,214,781,750.5 5,829,326,005.8 5,452,991,941.5 5,889,739,143.1 4,743,329,378.8
Immercial ographical Distribution trugal Lisboa Norte Centro Alentejo Algarve Agarve Agorses Madeira 1inquencies ⁷ 30 to 60 days 50 to 90 days 90 days 90 days 90 days 90 days 90 dogo 90 dogo <td>68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9</td> <td>0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%</td> <td>67,335,666.59 0.00 2.00 2.00 2.001,653,295,431.68 3,509,243,060,85 4,201,669,914.75 1,583,099,42,76 5,88,460,175 1,28,588,460,175 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,450,75 1,29,584,450,75 1,29,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,2</td> <td>Control Control Contro</td>	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 2.00 2.00 2.001,653,295,431.68 3,509,243,060,85 4,201,669,914.75 1,583,099,42,76 5,88,460,175 1,28,588,460,175 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,450,75 1,29,584,450,75 1,29,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,2	Control Contro
mmercial ographical Distribution ographical Distribution rtugal Lisboa	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 2.00 2.001 (EUR) 8,653,295,141.85 3,509,243,060.95 4,201,669,914.75 1,583,099,642,76 4,588,460,114.41 500,820,382.35 141,413,385.85 3,240,77 2.002 2.76,270.70 0.00 3.002 3.0	Coan Amount (° 100 4 2 1 1 Loan Amount (° Principal Balance (8,689,450,522,0 8,233,683,020,7 7,818,981,254 6,7,409,513,831,8 7,005,766,946,0 6,607,425,610,0 5,829,326,005,8 5,452,991,941,5 5,829,326,005,8 5,452,991,941,5 5,829,326,005,8 5,452,991,941,5 5,829,326,005,8 5,452,991,941,5 5,829,326,005,8 5,452,991,941,5 5,089,739,143,3 4,415,947,737,6 2,941,083,657,8
mmercial ographical Distribution ographical Distribution rtugal Lisboa	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 2.00 2.00 2.001,653,295,431.68 3,509,243,060,85 4,201,669,914.75 1,583,099,42,76 5,88,460,175 1,28,588,460,175 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,460,75 1,28,588,450,75 1,29,584,450,75 1,29,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,75 1,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,450,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,20,584,50,751,2	Control (%) Loan Amount (%) Loan Amount (%) Loan Amount (%) Principal Balance (8,689,450,322.0 8,233,669,450,322.0 8,233,669,450,323, 7,818,981,254.6 7,409,513,831.8 7,409,513,831.8 7,409,513,831.8 5,452,919,941.5 5,829,326,005.8 5,452,991,941.5 5,829,326,005.8 5,452,991,941.5 5,829,326,005.8 5,452,991,941.5 5,829,326,005.8 5,452,991,941.5 5,829,378,143.1
mmercial forsprincial Distribution retugal Lisboa Norte Centro Alentejo	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 .00 .00 .00 .00 .00 .00 .00 .00 .00 .0	Control Contro
mmercial esgraphical Distribution rtrugal Lisboa Norte Centro Alentejo Algarve Açores Madeira alinquencies ⁷ 30 to 60 days 60 to 90 days 90 days rojected Outstanding Amount ^b IR millions	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 0.00 Loan Amount (EUR) 8,653,295,141.85 3,509,243,060.98 2,201,669,914.75 1,583,099,42,76 5,88,460,114.41 500,820,382.35 141,413,385.85 218,588,460,114.41 500,820,382.55 141,413,385.85 276,270.70 0.00 Control (Control (Cont	44; 0 100 100 100 100 100 100 100
Immercial cographical Distribution trutugal Lisboa Norte Centro Alentejo Alentejo Algarve Agores Madelira Silnauencies ⁷ 30 to 60 days 60 to 90 days 90 days 90 days 90 dotas 90 dotas <td>68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9</td> <td>0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%</td> <td>67,335,666.59 .00 .00 .00 .00 .00 .00 .00 .00 .00 .0</td> <td>Coan Amount (9 Loan Amount (9 Loan Amount (9 Loan Amount (9 Loan Amount (9 State 10, 10, 10, 10, 10, 10, 10, 10, 10, 10,</td>	68,236 943 0 Number of Loans 171,016 62,645 45,936 36,438 12,273 8,638 2,569 2,517 Number of Loans 100 9	0.55% 0.00% Number of Loans (%) 100.00% 36.63% (21.31% 7.18% 5.05% 1.50% 1.47% Number of Loans (%) 0.06% 0.01%	67,335,666.59 .00 .00 .00 .00 .00 .00 .00 .00 .00 .0	Coan Amount (9 Loan Amount (9 Loan Amount (9 Loan Amount (9 Loan Amount (9 State 10, 10, 10, 10, 10, 10, 10, 10, 10, 10,

 $^{\rm b}$ Includes mortgage pool and other assets; assumes no prepayments (constant prepayment rate of 0%)



Mortgage Covered Bonds



Investor Report

Report Reference Date: 2022-06-30 Quart

						Report Frequency:	Quarterly
7. Expected Maturity Structure	2023-06-30	2024-06-30	2025-06-30	2026-06-30	2027-06-30	2032-06-30	- ,
In EUR	0-1 year	1-2 years	2-3 years	3-4 years	4-5 years	5-10 years	>10 years
Residential Mortgages ^b	419,612,121.14	414,701,766.02	409,467,422.81	403,746,885.88	398,341,335.72	1,864,096,231.48	4,743,329,378.80
Commercial Mortgages	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Other Assets	36,155,380.22	0.00	0.00	0.00	0.00	0.00	0.00
Total Cover Pool	455,767,501.36	414,701,766.02	409,467,422.81	403,746,885.88	398,341,335.72	1,864,096,231.48	4,743,329,378.80
Total Covered Bonds	800,000,000.00	1,200,000,000.00	3,000,000,000.00	250,000,000.00	0.00	2,050,000,000.00	0.00
^b Assumes no prepayments (constant prepayme	nt rate of 0%)						
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8. Liquidity Cushion	Nominal Amount (EUR)
Liquidity Cushion (according to Fitch's definition ^c) Liquidity Cushion amount	22,000,000.00
Deposits with eligible financial institutions	22,000,000.00
Eligible securities	0.00
Required Liquidity Cushion amount	3,421,991.67
Interest due month 1	0
Interest due month 2	1,993,308
Interest due month 3	1,428,683
^c At least equal to the interest payments due on the Covered Bonds Outstanding before swaps in the next 3 months	
9. Derivative Financial Instruments ^d	Nominal Amount (EUR)

Total amount	500,000,000.00
Interest Rate Swaps	500,000,000.00
Fixed to floating swaps	500,000,000.00
Interest basis swaps	0.00
Currency Swaps	0.00
^d External counterparties only; there are no internal counterparties	
10. Contacts	

Banco BPI - Financial Department - Debt Capital Markets	debtcapitalmarkets@bancobpi.pt
Other Reports on Banco BPI's website	http://bpi.bancobpi.pt/index.asp?rildArea=AreaDivida&rild=ProgramaEmissoesOH
ECBC Label website	https://coveredbondlabel.com

Notes
1. Soft Bullet Date (Extended Maturity)
If the covered bonds are not redeemed on the relevant maturity date, the maturity will automatically be extended on a monthly basis up to one year. In that event, the covered bonds can be redeemed in whole or in part on a
monthly basis up to and including the Extended Maturity Date.

2. Other Assets

In addition to the mortgage assets, other assets (or substitution assets) may be included in the cover pool up to an amount equal to 20% of the cover pool, subject to the following eligibility criteria: - Deposit with the Bank of Portugal in cash or ECB eligible securities or - Deposits held with credit institutions rated at least A-.

3. Overcollateralisation The overcollateralisation ratios are calculated by dividing (i) the total nominal outstanding balance of the assets included in the cover pool by (ii) the total nominal amount of the covered bonds (both excluding accrued interest). For clarification purposes, all assets included in the covered pool are eligible assets. Required overcollateralisation is the minimum overcollateralisation necessary to keep the current Mortgage Covered Bond Programme rating.

4. Net Present Value (NPV) The NPV of Assets and Liabilities is obtained by discounting all known future cash flows with: - the Euro money market curve, for cash flows up to 1 year; - the Euro swap curve, for cash flows after 1 year. Other Assets and derivatives are considered at market value. NPV is also calculated considering a 200 bos shift (upwards and downwards) of the discounting curves.

5. Loan-to-Value The Current Unindexed LIV is calculated by dividing the outstanding balance of the loan by the value of the underlying property (last physical valuation). A full valuation of the underlying properties must be performed by an independent appraiser, at origination or after, prior to the inclusion of the mortgage loan in the cover pool. Properties should also be revalued regularly: The value of residential properties should be checked on a frequent basis, at least every three years, in order to identify those that require appraisal by an expert (this procedure can be done using statistical models approved by the Bank of Portugal); if the individual mortgage credit value exceeds EUR 500.000, the property must be revalued by an expert at least every 3 years; The value of commercial properties must be verified on an annual basis (this procedure can be done using statistical models approved by the Bank of Portugal); if the individual commercial credit exceeds EUR 1,000,000.00, the arometry must be revalued by an expert at least every 3 years.

6. Insured Property All mortgages must have property damage insurance covering fire and floods.

7. Delinguencies

A loan is considered to be delinquent if any payment is in arrears by more than 30 days. According to the Portuguese covered bonds legislation, any loan which is in arrears by more than 90 days must be removed from the pool and substituted by another loan which fulfils the eligibility criteria. Therefore, there are no NPL's included in the cover pool.