

MCC Group RMBS 2025 S.r.l.

Investors Report



www.securitisation-services.com

Eur 300,000,000 Class A1 Residential Mortgage Backed Floating Rate Notes due December 2067
Eur 200,000,000 Class A2 Residential Mortgage Backed Floating Rate Notes due December 2067
Eur 350,000,000 Class A3 Residential Mortgage Backed Floating Rate Notes due December 2067
Eur 182,568,000 Class J Residential Mortgage Backed Additional Return Notes due December 2067

Contacts

MCC Group RMBS 2025 S.r.l.

Via V. Alfieri n. 1 - 31015 CONEGLIANO(TV)

Rossi Jessica / Albarelli Paolo

E-mail: MCCGroupRMBS2025@bancafinint.com

Web-site: www.securitisation-services.com

Reporting Dates

Collection Period

01/03/2026

31/05/2026

Interest Period

31/03/2026

30/06/2026

Payment Date

30/06/2026

This report is prepared by Banca Finanziaria Internazionale S.p.A. as Computation Agent in accordance with definitions and criteria described in the Transaction Documents. Certain information included in this report has been provided by the Parties. Please be advised that Banca Finanziaria Internazionale S.p.A. will have no liability for the completeness or accuracy of such information.

1.1. Transaction overview

Parties

Issuer	MCC Group RMBS 2025 S.r.l.
Originator	BDM Banca S.p.A.
Servicer	BDM Banca S.p.A.
Back-Up Servicer Facilitator	Banca Finanziaria Internazionale S.p.A.
Calculation Agent	Banca Finanziaria Internazionale S.p.A.
Corporate Services Provider	Banca Finanziaria Internazionale S.p.A.
Representative of the Noteholders	Banca Finanziaria Internazionale S.p.A.
Transaction Bank	BNP Paribas
Paying Agent	BNP Paribas
Cash Manager	BNP Paribas
Stichting Corporate Services Provider	Wilmington Trust SP Services (London) Limited
Swap Counterparty	J.P. Morgan SE

Rating Agencies

Morningstar DBRS
Moody's

Main definitions

<i>Payment Date</i>	means the last calendar day of March, June, September and December in each year or, if such date is not a Business Day, on the immediately preceding Business Day
<i>First Payment Date</i>	means 31 March 2026
<i>Interest Period</i>	means each period from (and including) a Payment Date to (but excluding) the following Payment Date, provided that the Initial Interest Period shall start on the Issue Date (included) and end on the First Payment Date (excluded).
<i>Business Day</i>	means, with reference to and for the purposes of any payment obligation provided for under the Transaction Documents, any day on which the T2 system (or any successor thereto) is open and, with reference to any other provision specified under the Transaction Documents, any day (other than Saturday or Sunday) which is not a public holiday or a bank holiday in Milan, Rome, Frankfurt and London.
<i>Collections</i>	means all the amounts collected and/or recovered under the Claims and any amount received by the Issuer from the Servicer pursuant to the Servicing Agreement or from the Originator pursuant to the CONSAP Guarantees Management Agreement.

1.2. Notes and Assets description

Issue Date: 19/12/2025

The Notes:

Classes	A1	A2	A3	J
Principal Amount Outstanding on Issue	300.000.000	200.000.000	350.000.000	182.568.000
Issue Date	19/12/2025	19/12/2025	19/12/2025	19/12/2025
Currency	EUR	EUR	EUR	EUR
Final Maturity Date	30 December 2067	30 December 2067	30 December 2067	30 December 2067
Listing	Luxembourg Stock Exchange	Luxembourg Stock Exchange	Luxembourg Stock Exchange	Not Listed
ISIN code	IT0005678062	IT0005678070	IT0005678088	IT0005678096
Denomination	100.000	100.000	100.000	50.000
Payment frequency	Quarterly	Quarterly	Quarterly	Quarterly
Indexation	Euribor 3M	Euribor 3M	Euribor 3M	N.A.
Spread	0,70%	0,70%	0,75%	N.A.

The Portfolio

Securitisation of performing residential mortgage loans governed by Italian law originated by BDM Banca S.p.A.

Initial Purchase Price: 1.028.618.731,72 Eur

Transfer Date: 28 October 2025

The Originator has undertaken that it will retain at the origination and maintain on an ongoing basis a material net economic interest of not less than 5% in the Transaction in accordance with paragraph (d) of article 6(3) of the Regulation (EU) 2017/2402 of the European Parliament and of the Council of 12 December 2017 together with any supplementary Regulatory Technical Standards (the "EU Securitisation Regulation") in accordance with Article 6(3)(d) of the EU Securitisation Regulation. As at the Issue Date, such interest comprised a retention of the first loss tranche (being the Class J Notes), which in total is not less than 5% of the nominal value of the securitised exposures, as required by the text of Article 6(3)(d) of the EU Securitisation Regulation.

2.1. The Notes - Class A1 Note

Interest Period		Payment Date	Before payments		Amounts accrued			Payments		After payments		
			Principal Amount Outstanding	Unpaid Interest	Interest Rate	Days	Interest Amount	Interest Amount	Principal	Principal Amount Outstanding	Pool Factor	Unpaid interest
19/12/2025	31/03/2026	31/03/2026	300.000.000,00	-	2,761%	102	2.346.850,00	2.346.850,00	21.498.000,00	278.502.000,00	0,92834000	-
31/03/2026	30/06/2026	30/06/2026	278.502.000,00	-	2,827%	91	1.990.183,03	1.990.183,03	11.702.654,04	266.799.345,96	0,88933115	-

2.2. The Notes - Class A2 Note

Interest Period		Payment Date	Before payments		Amounts accrued			Payments		After payments		
			Principal Amount Outstanding	Unpaid Interest	Interest Rate	Days	Interest Amount	Interest Amount	Principal	Principal Amount Outstanding	Pool Factor	Unpaid interest
19/12/2025	31/03/2026	31/03/2026	200.000.000,00	-	2,761%	102	1.564.566,67	1.564.566,67	14.332.000,00	185.668.000,00	0,92834000	-
31/03/2026	30/06/2026	30/06/2026	185.668.000,00	-	2,827%	91	1.326.788,69	1.326.788,69	7.801.769,36	177.866.230,64	0,88933115	-

2.3. The Notes - Class A3 Note

Interest Period		Payment Date	Before payments		Amounts accrued			Payments		After payments		
			Principal Amount Outstanding	Unpaid Interest	Interest Rate	Days	Interest Amount	Interest Amount	Principal	Principal Amount Outstanding	Pool Factor	Unpaid interest
19/12/2025	31/03/2026	31/03/2026	350.000.000,00	-	2,811%	102	2.787.575,00	2.787.575,00	-	350.000.000,00	1,00000000	-
31/03/2026	30/06/2026	30/06/2026	350.000.000,00	-	2,877%	91	2.545.345,83	2.545.345,83	-	350.000.000,00	1,00000000	-

3. Collections

Collection Period		Collection on Performing and Delinquent Residential Mortgage Loans (a)							Recoveries on Defaulted Residential Mortgage Loans (b)	Payments under the Transfer Agreement (c)	Payments under clause 10.4 of the Servicing Agreement (d)				Other payments under the Warranty and Indemnity Agreement (e)	Total Proceeds (a) + (b) + (c) + (e)
		Principal Instalments	Interest Instalments	Late Charges	Principal Prepayments	Interest Prepayments	Other	Total Collections			Renegotiations	Repurchase (Principal)	Repurchase (Interest)	Repurchase (Accrued interests)		
31/07/2025	28/02/2026	20.346.405,42	15.264.820,58	1.019,06	22.138.380,42	56.599,50	257.364,28	58.064.589,26	-	-	-	-	-	20.835,69	58.085.424,95	
01/03/2026	31/05/2026	9.992.976,75	7.223.581,90	950,12	9.442.120,70	32.552,64	124.942,54	26.817.124,65	-	-	18.246,37	-	-	-	26.835.371,02	

9. Portfolio description

9.4 Quarterly Ratios

Quarterly Collection Period		Arrears Ratio	Servicer Performance Ratio	Cumulative Gross Default Ratio	Cumulative Net Default Ratio	Delinquency ratio (90+)	Prepayment Ratio
31/07/2025	28/02/2026	0,0830%	0,0000%	0,0000%	0,0000%	0,0001%	4,4949%
01/03/2026	31/05/2026	0,2428%	0,0000%	0,0000%	0,0000%	0,0005%	0,9681%

11. Other informations

Economic Interest kept on Outstanding Principal of Junior Notes

BdM Banca S.p.A.

**Current Collection
Period**

182.568.000,00

**Previous Collection
Period**

182.568.000,00