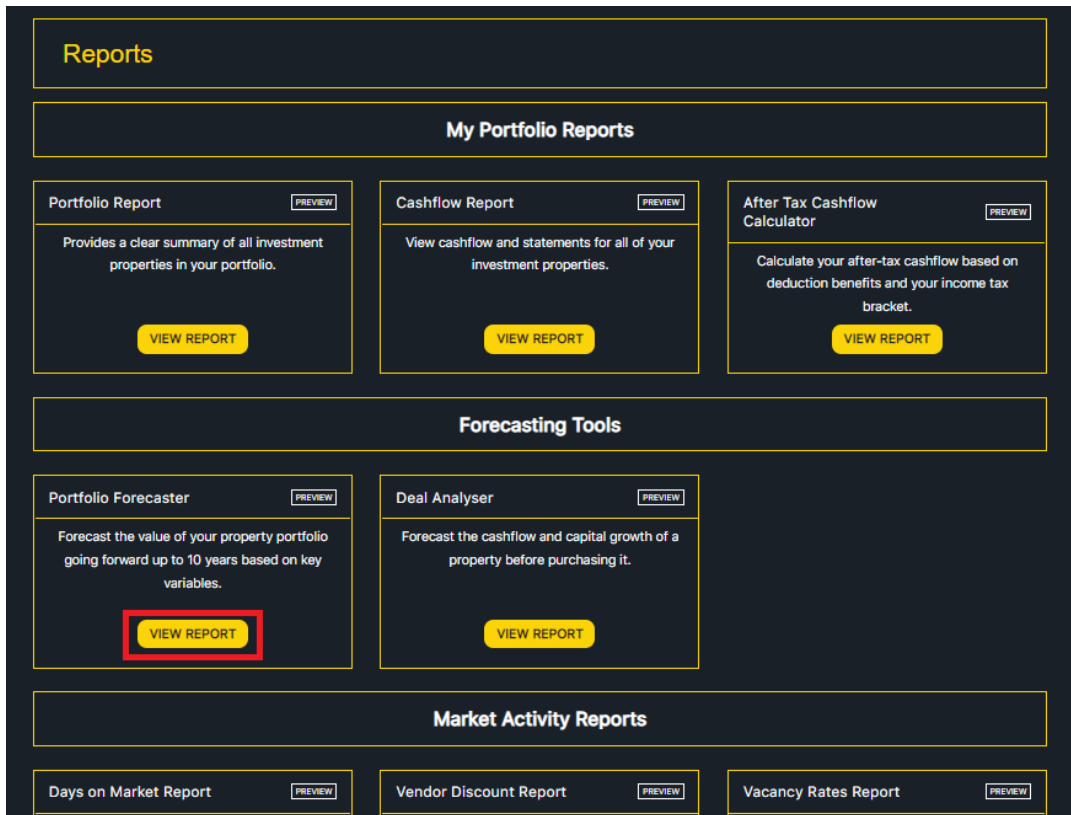


Portfolio Forecaster

1. Click **VIEW REPORT** for 'Portfolio Forecaster'.



2. Tick the properties you wish to forecast. Specify the forecast period, loan repayment pattern, and capital growth pattern. **TIP** – ensure that all the data for your properties has been entered correctly to ensure you get the best forecast (in particular, the 'Current Value', 'Current Loan Balance', and interest rate details for each property must be accurate). Click FORECAST PORTFOLIO.

The screenshot shows the 'Portfolio Forecaster' configuration screen. At the top right is a 'BACK' button. Below the title, it says 'Select the properties to be forecasted:' followed by a checked checkbox for '1008/98 Gloucester Street, The Rocks NSW'. There are four dropdown menus: 'Forecast Period (Years)' set to '7 Years', 'Loan Repayment Pattern' set to 'Standard (continue current repayment pattern)', 'Interest Rates Pattern' set to 'Steady (interest rates stay the same)', and 'Capital Growth Pattern (Annual Capital Growth)' set to 'Use last 30 years historic annual capital growth per suburb'. At the bottom right is a 'FORECAST PORTFOLIO' button.

3. Your forecast will be presented in both a graphical and tabular manner for easy viewing. The Loan Outstanding amount is calculated automatically based on your loan type and interest rate information per property. The property values are calculated automatically based on real historical data. Your total forecasted Equity is summarised at the bottom.

