HOMELOANS LIMITED
ACN 095 034 003

Appendix 4D

Half-year report – Period ending 31 December 2005

RESULTS FOR ANNOUNCEMENT TO THE MARKET

	2005 $		Percentage Change	Amount of Change
Revenues from ordinary activities	$38,058,877	Down	3%	$1,343,061
Profit (loss) from ordinary activities after tax attributable to members	$1,271,549	Up	22%	$230,056
Net profit (loss) for the period attributable to members	$1,271,549	Up	22%	$230,056

DETAILS OF DIVIDENDS

Total Dividends declared/proposed

Security	Current Period	Previous Period
Ordinary shares	2.5 cents unfranked*	Nil

*The dividend will be paid on the 5th of April 2006 and has a record date of 27 March 2006.

Total Dividends Paid

Security	Current Period	Previous Period
Ordinary shares	1.5 cents unfranked	Nil
Reset preference shares (10% cumulative)*	Nil	50.00 cents

*With the application of AASB 132 – Financial Instruments – Disclosure and Presentation, from 1 July 2005 dividends on Reset Preference Shares that are classified as a liability, are treated as an interest expense and are not treated as a dividend for accounting purposes. The rate of dividend paid on reset preference shares in half-year ended 31 December 2005 was the same as the previous half year end.

DETAILS OF DIVIDEND REINVESTMENT PLAN

The company's dividend reinvestment plan adopted at the Annual General Meeting on 27 November 2001 is inactive.

NET TANGIBLE ASSETS

Net tangible asset backing per security is as follows:

Security	Current Period	Previous Period
Ordinary shares	30.20 cents	37.64 cents

CONTROL GAINED OR LOST OVER ENTITIES DURING THE PERIOD

Nil

DETAILS OF ASSOCIATES AND JOINT VENTURE ENTITIES

Homeloans Limited has a 24% holding in Mosaic Financial Services Pty Limited.

COMPLIANCE STATEMENT

This report is based on accounts that have been reviewed by the auditors of Homeloans Limited.

Tim Holmes
Chairman
Perth 17 March 2006