

 **Steven Andres**
 Syndicate Lead Follow Invested \$1,005,000 

Innovator and Investor

"I believe in the long-term vision of The Ark Companies, paving the way to a sustainable, eco-friendly, electrified floating hospitality experience. Arkhaus uniquely combines maritime decarbonization with premium hospitality, supported by a vertically integrated platform spanning vessel manufacturing through guest experience. Early traction—hundreds of member applications, strong recurring revenue, and premium pricing—demonstrates clear product-market fit. Modular solar-electric vessels enable rapid, capital-efficient expansion without real estate constraints. Arkhaus is redefining luxury social spaces on the water while building a scalable, defensible business aligned with the future of sustainable maritime infrastructure."

 Other investors include [Jeremi Gorman](#), [Chris Sandro](#), [Thomas Lafeyvre](#), [Duke Punhng](#), [Steven Andres](#), [Jignesh Patel](#) & 112 more

Team

-  **Sam Payrovi** Co-Founder & Chief Executive Officer
 14-year investment banker turned serial entrepreneur. Graduating from UCLA with dual degrees, in 2001 he joined Bear Stearns' market-leading mortgage analytics F.A.S.T. group.
-  **Nathalie Paiva** Co-Founder & Chief Experience Officer
 Drawing on marketing standards from years of in-house work with such global luxury leaders as LVMH, Nathalie has extensive experience developing strategy & communication plans for high-touch, service-oriented brands.
-  **Drew Kelley** Head of Finance
 With 20+ years in the hospitality, leisure & entertainment sector, Drew has executed over \$5C billion of capital market and strategic transactions at Bear Stearns and Jefferies. Most recently, Drew served as the CFO of Mohegan Sun Gaming.
-  **Elizabeth King-Moura** Internal Operations
 A Certified Public Accountant, bringing over 2 decades of leadership in accounting & finance. Liz began her career at E&Y and steadily rose through the ranks at IStar Financial & GTIS Partners, before spending nearly 10 years consulting.
-  **Emily Swart** Creative Operations
-  **Fred Moura** Junior Accountant
 With a diverse background as a business owner, Fred returned to accounting during the pandemic, managing books & records for multiple companies. He joined ARKHAUS as a Junior Accountant, focused on financial organization and operational efficiency.

ARKHAUS is building a global network of overwater resorts by deploying solar-electric, self-lifting, yachts.



VISION

ARKHAUS is creating a sustainable pathway to reimagine and activate underutilized waterways. Through advanced vessels featuring **spati-optimization** and fully **electric propulsion** powered by **onboard solar energy**, ARKHAUS enables new forms of commerce, industry and marketplace, transforming waterways into dynamic, future-ready economic assets.



THE ARKHAUS RESORT

An ARKHAUS resort is a **luxury overwater villa** experience, delivered as part of a growing global network. Each destination offers premium hospitality, supported by a membership that includes private access, luxury water taxi, concierge.



OUR UNIQUE ADVANTAGE

Modular, Scalable, Platform Vessels that Double as Infrastructure

ARKHAUS' spool-stabilization technology revolutionizes vessels and turns them into floating infrastructure. These vessels anchor in place, float out of the water, and form a stable platform for hospitality, lodging, commerce, and mobility.

MODULAR SCALABILITY

The spool stabilization advantage allows multiple ARKHAUS yachts to connect securely and operate as a single, fully-stable resort platform.

With electric propulsion powered by endless solar energy, the yachts can move freely, connect modularly, and scale seamlessly. Resorts can expand or contract by adding or removing vessels as demand evolves. Entire villa clusters can be redeployed across resort worldwide, delivering unmatched global flexibility and establishing the foundation for future floating venues, commerce, and waterborne facilities over time.



MERGE THE COMPETITION



Traditional overwater bungalows focus solely on overnight stays.



ARKHAUS Resorts combine the over-water villa + day yacht offerings into a single experience.

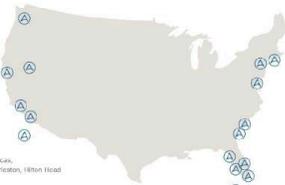


Yacht charters are mostly limited to day use and don't connect or scale.



ARKHAUS resorts deploy in four flexible formats, enabling phased expansion, modular scaling, and deeper penetration of high-value markets.

RESORT MARKETS



Americas

Miami, Palm Beach, Fort West, Tampa, Sarasota, New York City, Hampton, Newport Beach, Cabo, San Lucas, San Diego, San Francisco Bay, Lake Tahoe, Coatic, Charleston, Hilton Head

Cosmopolitan Waterfronts

Dubai, Monaco, French Riviera, Singapore, Hong Kong, Abu Dhabi, Sydney, Barcelona, Lisbon, Ta Aini, Cebu, Foz, Cartagena, Mallorca, Auckland

Resort Waterfronts

Cabo San Lucas, Maldives, Bora Bora, St. Barts, Bali, Bahamas, BVI, Turks & Caicos, Bermuda, Seychelles, Phuket, Mikonos, Amalfi Coast, Ibiza, Bodrum, Sausal Red Sea, Doha, Hurghada



Design by Pirella Göttsche

The award-winning design house has joined to not only reimagine the existing vessel designs, but also to imagine future generations, sizes, and functionalities.

As the world's largest branded residential company, Pirella Göttsche will partner in creating branded floating resorts with ARKHAUS.

GLOBAL PARTNERS FOR GLOBAL EXPANSION



Boatbuilding by Lyman Morse

Trusted for building some of the world's finest yachts, the 3rd generation American boatbuilder brings over 46 years of craftsmanship rooted in Maine.

The Lyman-Morse team is positioned to enhance the functionality and build quality of the ARKHAUS product line, while also partnering to develop and build dedicated U.S. and int'l drydocks, supporting global scale and resort deployment.

MILESTONES

Vessel Production



Resort Deployment



VERTICAL INTEGRATION DRIVES CONTROL

In 2020, ARKHAUS acquired its vessel builder Arkup, giving the company direct control over the design, engineering, and production of its equal stabilized yacht platform. This vertical integration allows ARKHAUS to move faster, handle continuity, and deploy at scale—ensuring it is the only company capable of reliably delivering stabilized floating resort infrastructure.

The result is a durable execution moat that competitors cannot replicate through partnerships alone.

PROPRIETARY IP ENABLES EXPANSION

ARKHAUS is developing a proprietary IP stack that uniquely enables the company to expand beyond individual resorts to a scalable waterborne infrastructure platform.

This stack spans stabilized vessel architecture, modular connectivity, energy systems, and operational controls—allowing ARKHAUS to deploy and coordinate equal stabilized yachts at increasing scale. This IP forms the bridge between delivering premium floating resorts today and supporting larger waterborne districts and municipal infrastructure tomorrow.

Proprietary IP summaries can be made available during diligence.



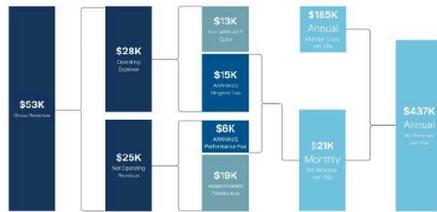
BUSINESS MODEL

ARKHAUS generates revenue from two core streams: annual membership dues and premium overnight lodging. The membership model increases demand, which—combined with limited villa supply—allows ARKHAUS to command group overnight rates.



UNIT ECONOMICS

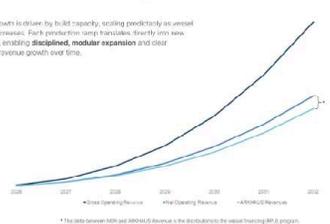
ARKHAUS generates revenue from nightly lodging and membership. After operating expenses, ARKHAUS earns a monthly management fee per vessel and a performance share of net operating income that begins at a monthly \$10k and increases over time, reaching full participation by year nine.



The above numbers are projections. Future projections cannot be guaranteed.

CAPACITY-DRIVEN GROWTH

ARKHAUS growth is driven by build capacity, scaling predictably as vessel production increases. Each construction team focuses, thereby ensuring new deployments, enabling disciplined, modular expansion and clear visibility into revenue growth over time.



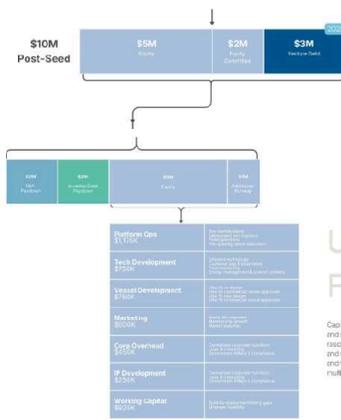
* The delta between NOR and ARKHAUS Revenue is the \$100,000, the vessel financing (FF) program.

Future projections are not guaranteed



INVESTMENT OPPORTUNITY

ARKHAUS offers investors exposure to a category-defining real estate & hospitality platform with proven demand, vertical integration, and a scalable, capacity-driven growth model—positioned to exceed globally while maintaining capital efficiency.



USE OF FUNDS

Capital will be deployed to expand vessel and physical capacity, accelerate ARKHAUS resort deployments across priority markets, and scale platform operations, technology, and working capital to support disciplined, multi-location growth.

Future projections are not guaranteed

TEAM

Our team brings decades of experience in boatbuilding, operations, transportation tech, and scaling high-growth companies in regulated environments.

 Co-Founder & CEO	 Co-Founder & COO	 Head of Finance	 Head of Operations	 Product Operations	 Internal Operations	 Customer Operations

Partnerships & Press



View January 2026 feature in *The Robb Report*