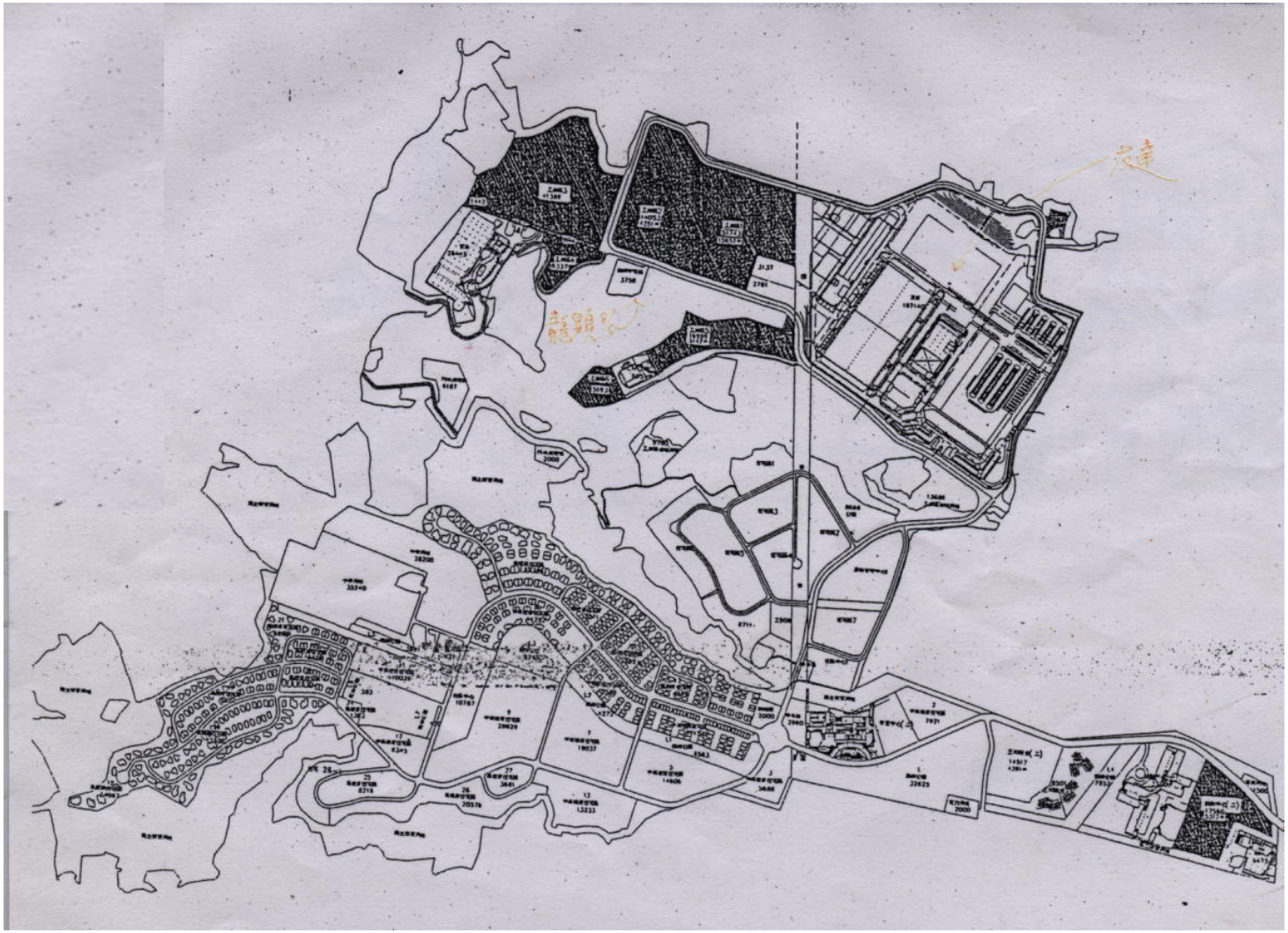宏碁智慧園區及三和新城