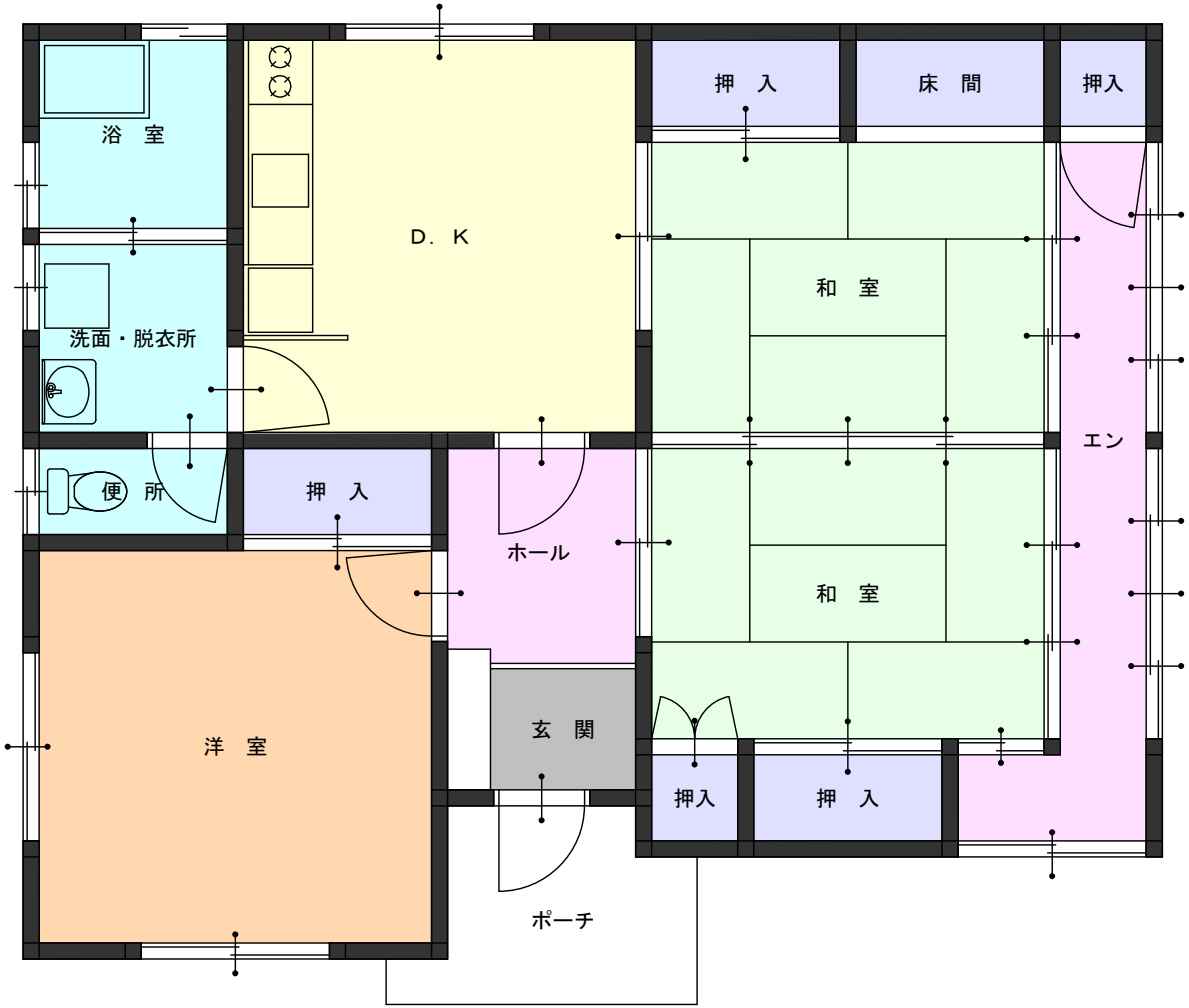瑞穂住宅